

**DARLINGTON COUNTY PLANNING COMMISSION
MINUTES – 17 September 2025**

4:00 p.m.

Darlington County EMS/Annex

Present: Chad White, Dist. 4 (Chair)
William Hudson, Dist. 3 (Vice Chair)
Josh Ward, Dist. 1
Kevin Brown, Dist. 2
Bob Puechl, Dist. 7
Larry “Frankie” Jernigan, Dist. 8

Staff: Terri Cribb, Director
Paula Newton, Planner III

Absent:

Press: None in attendance

Citizens:

In compliance with the Freedom of Information Act, a copy of the agenda was provided to the local news media and persons requesting information.

- I. **CALL TO ORDER** –Chairman Chad White called the regularly scheduled meeting of the Darlington County Planning Commission to order on Wednesday, September 17, 2025.
 - II. **PLEDGE OF ALLEGIANCE** – All stood and recited *The Pledge Allegiance to the Flag of the United States of America*.
 - III. **CITIZEN’S COMMENTS** –
(Maximum of 2 minutes per citizen; 30 min. total)
 - IV. **PERSONAL APPEARANCES** - None
(Maximum of 10 minutes per citizen; 30 min. total)
 - V. **APPROVAL OF MINUTES** – 17 September 2025

A **MOTION** was made by Commissioner Kevin Brown and seconded by Commissioner William Hudson to **APPROVE** the minutes as written of the regularly scheduled meeting of the Darlington County Planning Commission on Wednesday, October 15, 2025. Motion carried unanimously.
 - VI. **APPROVAL OF AGENDA** – 15 October 2025

A **MOTION** was made by Commissioner William Hudson and seconded by Commissioner Bob Puechl to **APPROVE** the minutes as written on the regularly scheduled agenda of the Darlington County Planning Commission on Wednesday, October 15, 2025. Motion carried unanimously.
- **COMMUNICATION TOWER APPROVAL** – None
 - **PRELIMINARY APPROVALS** – None

- **FINAL APPROVALS** – None
- **APPROVAL OF SUBDIVISION ALONG PUBLIC ACCESS** – None
- **VARIANCE REQUESTS** –

Tax Map # 082-00-03-009 cutting out 0.57 acres in an existing subdivision (Tremont Subdivision)

A MOTION was made by Commissioner Bob Puechl and seconded by Commissioner William Hudson to APPROVE cutting out 0.57 acres in an existing subdivision on Wednesday, October 15, 2025. Motion carried unanimously.

Tax Map # 034-12-01-020 selling 0.02 acres of the lot to neighbor to resolve an encroachment issue in an existing subdivision (Club Colony Subdivision)

A MOTION was made by Commissioner Josh Ward and seconded by Commissioner William Hudson to APPROVE selling 0.02 acres of the lot to resolve an encroachment issue in an existing subdivision on Wednesday, October 15, 2025. Motion carried unanimously.

Tax Map # 151-00-08-029 split lot back into original approved layout in an existing subdivision (Westbrook Subdivision)

A MOTION was made by Commissioner Bob Puechl and seconded by Commissioner Frankie Jernigan to APPROVE split lot back into original approved layout in an existing subdivision on Wednesday, October 15, 2025. Motion carried unanimously.

Tax Map # 125-00-01-048 use existing easement to extract four new lots

A MOTION was made by Commissioner Bob Puechl and seconded by Commissioner Kevin Brown to CARRY OVER the variance to use an existing easement to extract four new lots because the resident requested to wait until the November Planning Commission Meeting on Wednesday, October 15, 2025. Motion carried unanimously.

- **SITE DEVELOPMENT** – None
- **OLD BUSINESS** – None
- **NEW BUSINESS** –

IP Solar, LLC – Email regarding IP Solar Planning Hearing Variance from September 2025 Planning Commission Meeting

A MOTION was made by Commissioner Josh Ward and seconded by Commissioner Frankie Jernigan to APPROVE the email dated 10/2/2025 from IP Solar requesting to withdrawal the public hearing request from the September 2025 Planning Commission Meeting on Wednesday, October 15, 2025. Motion carried unanimously. For Clarification Purposes, IP Solar, LLC will have to complete all requirements for solar energy systems, including the public hearing to obtain any permits.

- **STAFF REPORTS** – None

- **COMMISSIONERS COMMENTS / REQUESTS** –

Commissioner William Hudson requested to know who was responsible for keeping the solar energy systems neat. Planner III, Paula Newton explained the solar energy system location he is referencing is the overgrown vegetation that is the property owner's responsibility to keep up. The solar energy system developer is adhering to the ordinance with the required maintenance for the project on site.

- **ADJOURNMENT**

A MOTION was made by Commissioner Bob Puechl and seconded by Commissioner William Hudson to ADJOURN the regularly scheduled meeting of the Darlington County Planning Commission on Wednesday, October 15, 2025. Motion carried unanimously.

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