

ROCK HILL PLANNING AND ZONING MEETING

WEDNESDAY December 7, 2022

1. This meeting was called to order at 6:30 P.M.
2. Members in attendance: David Lancaster-Chair, Mark McCarthy, Jeff Schimek, Alderman Jeffrey Took, Arthur Mitchell, and Larry Schneider, and Jennifer Yackley-City Administrator/City Planner.

Absent: Clint Heath, Stacie Williams, and Bridget Geiss

3. Approval of the November 2, 2022 Meeting Minutes:

A motion was made by Alderman Took and seconded by Arthur Mitchell to approve the Minutes for the November 2, 2022 meeting. The motion passed unanimously.

4. Approval of the Agenda for December 7, 2022 meeting:

A motion was made by Larry Schneider and seconded by Jeffery Took to approve the agenda for the December 7, 2022 meeting. The motion passed unanimously.

5. Public Comment: None

6. Text Amendment for brewpubs and microbreweries.

City Administrator Jennifer Yackley explained that there was interest from a couple desiring to open a brewpub in the city. The City Code doesn't address brewpubs or breweries and the proposed amendments would address those uses. The amendment calls for two new definitions one for brewpubs and one for microbreweries. Brewpubs would be a permitted use in the "C" Commercial district with restrictions on the quantity brewed, amount of space within the facility, outdoor storage, and sale to wholesalers. Microbreweries would be a permitted use in the "D" Business District with no restrictions.

Larry Schneider moved and Jeff Schimeck seconded a motion to recommend approval of the text amendments as presented.

After the motion, the Commission further discussed adding uses to address the growing popularity of microdistilleries and microwineries. The Commission agreed that adding those uses at this time makes sense rather than reopen the City Code at a later date.

Based on the discussion, Larry Schneider amended his motion by recommending approval of the text amendment and asking Staff to include definitions and language to allow microdistilleries and microwineries as permitted uses in the "C" Commercial District and include language that limits production.

Jeff Schimeck agreed to second the amended motion. The Commission voted unanimously in favor of the amended motion.

8. Adjournment

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The meeting adjourned at 6:52 P.M.

_____ Date: _____

Stacie Williams, Secretary

_____ Date: _____

David Lancaster, Chairman