



**York County
Planning Commission
Agenda
August 10, 2026**



Regular Meeting

**York County Government Center
6 South Congress Street
York, SC 29745**

6:00 PM

Call to Order

Approval of Agenda

Approval of Minutes

1. Minutes - Planning Commission Agenda July 13, 2026

Public Hearing

1. Waiver W26-5: Zack Wooten with Innate Automation, LLC (Applicant) is requesting a Land Development Waiver from the minimum required driveway separation (§154.111-1 of the Land Development Code). The subject property is located at 2272 Ebenezer Road in Rock Hill, is zoned Urban Development (UD), and is identified as tax map number 591-00-00-034. Council District 6 – Huckabee

New Business

1. Preliminary Plat: Corey Goldstein (Applicant) is requesting preliminary plat approval for the “Amore Estates” development. The subject property is located on the eastern side of Rowells Road in Catawba, is zoned Rural Development (RUD), and is identified as tax map number 758-00-00-007. Council District 5 – Cox
2. Rezoning 26-23: Allen Moss (Applicant); Dan and Joyce Baker (Owners); requesting to rezone an 8.4-acre portion of a 28-acre parcel from RMX-20 to GC. The subject parcel is located on Alexander Love Highway, York. The property is referenced as tax map number 292-00-00-010; Council District 3 - Adkins.
3. Rezoning 26-24: Cong Zhao (Applicant); Made Free Realty LLC (Owner); requesting to rezone three parcels that total 0.95-acres from UD to RMX-10. The subject parcels are located on Porter Road and Margaret Street, Rock Hill. The properties are referenced as tax map numbers 670-00-00-029, -030, - 008; Council District 4 - Roddey.
4. Rezoning 26-25: Cong Zhao (Applicant); Made Free Realty LLC (Owner); requesting to rezone 0.21-acres from UD to RMX-6. The subject parcel is located on Ridley Road, Rock Hill. The property is referenced as tax map number 670-00-00-048; Council District 4 - Roddey.
5. Rezoning 26-26: Erjola 550 Kinderkamack LLC (Applicant/Owner); requesting to rezone 9.63-

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acres from ID to GC. The subject parcel is located on Highway 557, Clover. The property is referenced as tax map number 477-00-00-008; Council District 2 - Litten.

6. Rezoning 26-27: SDP Charlotte LLC (Applicant) Wal-mart Real Estate Business (Owner); requesting to rezone 24.06-acres from GC to LI. The subject parcels are located on Flint Hill Road, Fort Mill. The properties are referenced as tax map numbers 721-00-00-023, -073; Council District 7 - Cloninger.

Other Business

1. Rezoning Tracking Sheet

Executive Session

Matters for consideration/actions following Executive Session

Adjourn

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