

**Ordinance 2023-21 to create a Planned Unit Development known as Nance Street International Residence Hall Planned Unit Development and to rezone ~7.62 acres at the corner of Robert Grissom Pkwy & Mr. Joe White Ave (PIN 425-13-01-0080) from HC2 (highway commercial) to PUD (Nance Street International Residence Hall Planned Unit Development) to provide safe housing for seasonal international workers.**

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Planning Commission: 4/4/2023, voted unanimously 5/0 to recommend approval with the further recommendation that City Council and the developer consider ways in which the project can cohesively blend into the neighborhood, and that the public improvements are properly financed and executed.

**Proposed Location**



**Robert M Grissom Pkwy**



**Mr. Joe White Ave**

Canal St

Luther Senior Ln

Thompson St

Nance St

Amber St

Blue St

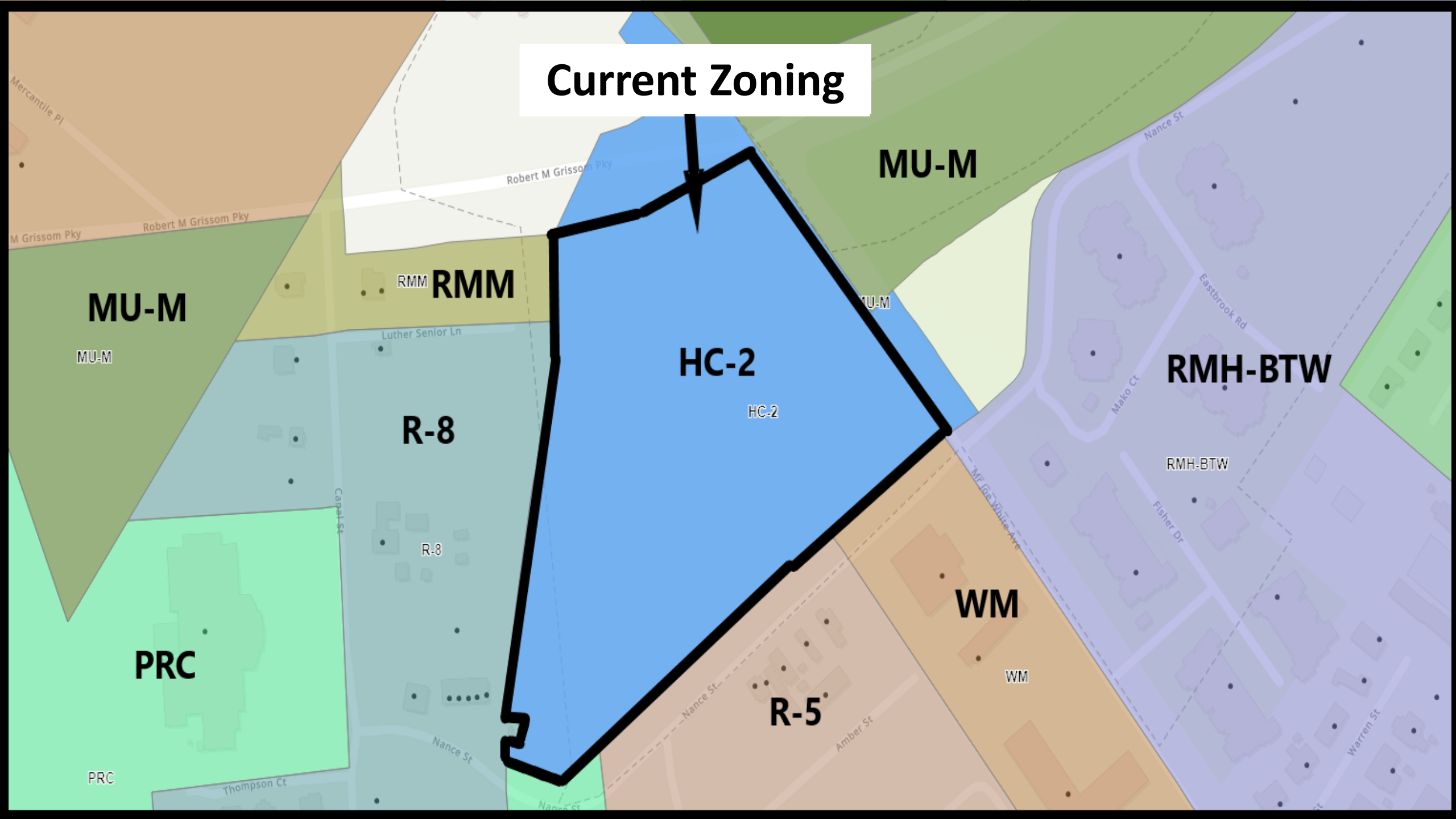
Nance St

Eastbrook

Mako Ct

Fisher

# Current Zoning



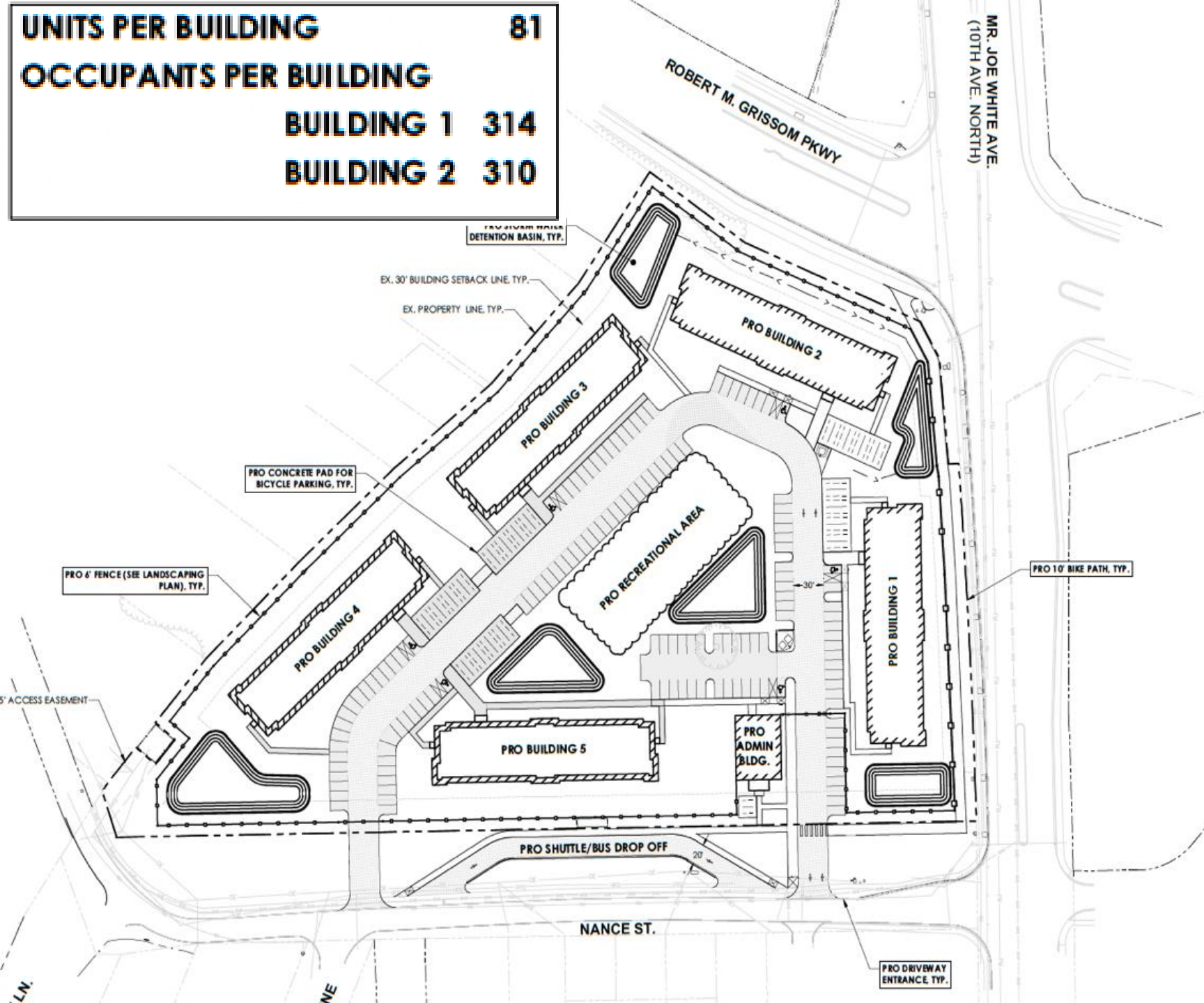


**UNITS PER BUILDING 81**

**OCCUPANTS PER BUILDING**

**BUILDING 1 314**

**BUILDING 2 310**



## Proposed Site Plan

### PUD Details:

- Only permitted use is dorm style residences & related amenities.
- Reduced Car Parking, Increased Bicycle Parking
- 6' Fence on All Sides

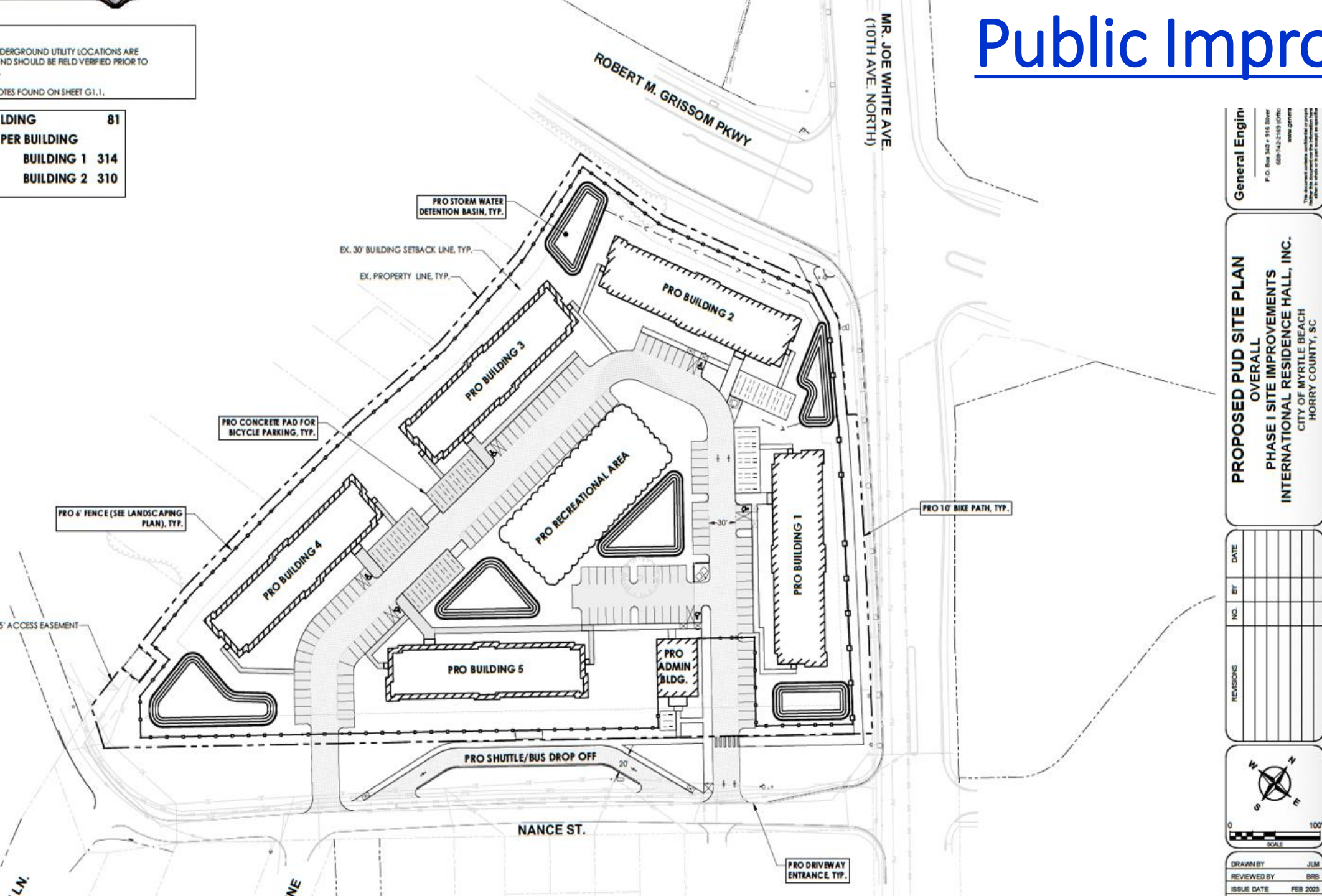
**Phase One: 2 Years**  
**Final Phase: 6 Years**

# Public Improvements

UNDERGROUND UTILITY LOCATIONS ARE INDICATED BY DASHED LINES AND SHOULD BE FIELD VERIFIED PRIOR TO CONSTRUCTION.

NOTES FOUND ON SHEET G1.1.

LOADING	81
PER BUILDING	
BUILDING 1	314
BUILDING 2	310



**General Engine**  
 P.O. Box 340 • 916 River  
 689-742-2189 (OTD)  
 www.greiner.com  
The enclosed liability certificate is provided for the information of the recipient. It is not to be used as a part except as specifically stated.

**PROPOSED PUD SITE PLAN**  
 OVERALL  
 PHASE I SITE IMPROVEMENTS  
 INTERNATIONAL RESIDENCE HALL, INC.  
 CITY OF MYRTLE BEACH  
 Horry County, SC

REVISIONS	NO.	BY	DATE

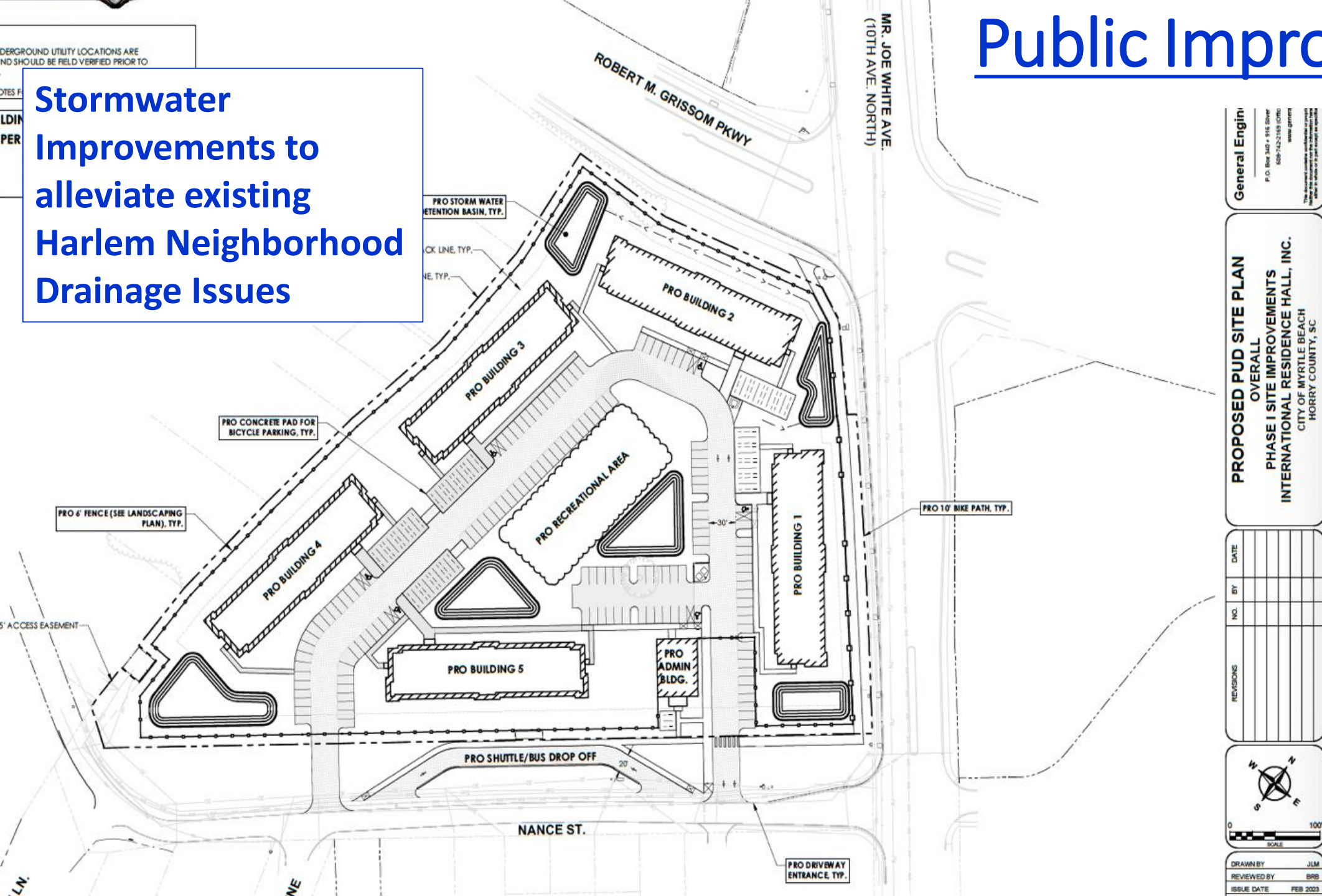


DRAWN BY: JLM  
 REVIEWED BY: BRB  
 ISSUE DATE: FEB 2023



# Public Improvements

## Stormwater Improvements to alleviate existing Harlem Neighborhood Drainage Issues



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The attached drawings were prepared by Greiner Engineering, Inc. under the supervision of the Professional Engineer in accordance with the requirements of the State of North Carolina.

**PROPOSED PUD SITE PLAN  
 OVERALL  
 PHASE I SITE IMPROVEMENTS  
 INTERNATIONAL RESIDENCE HALL, INC.  
 CITY OF MYRTLE BEACH  
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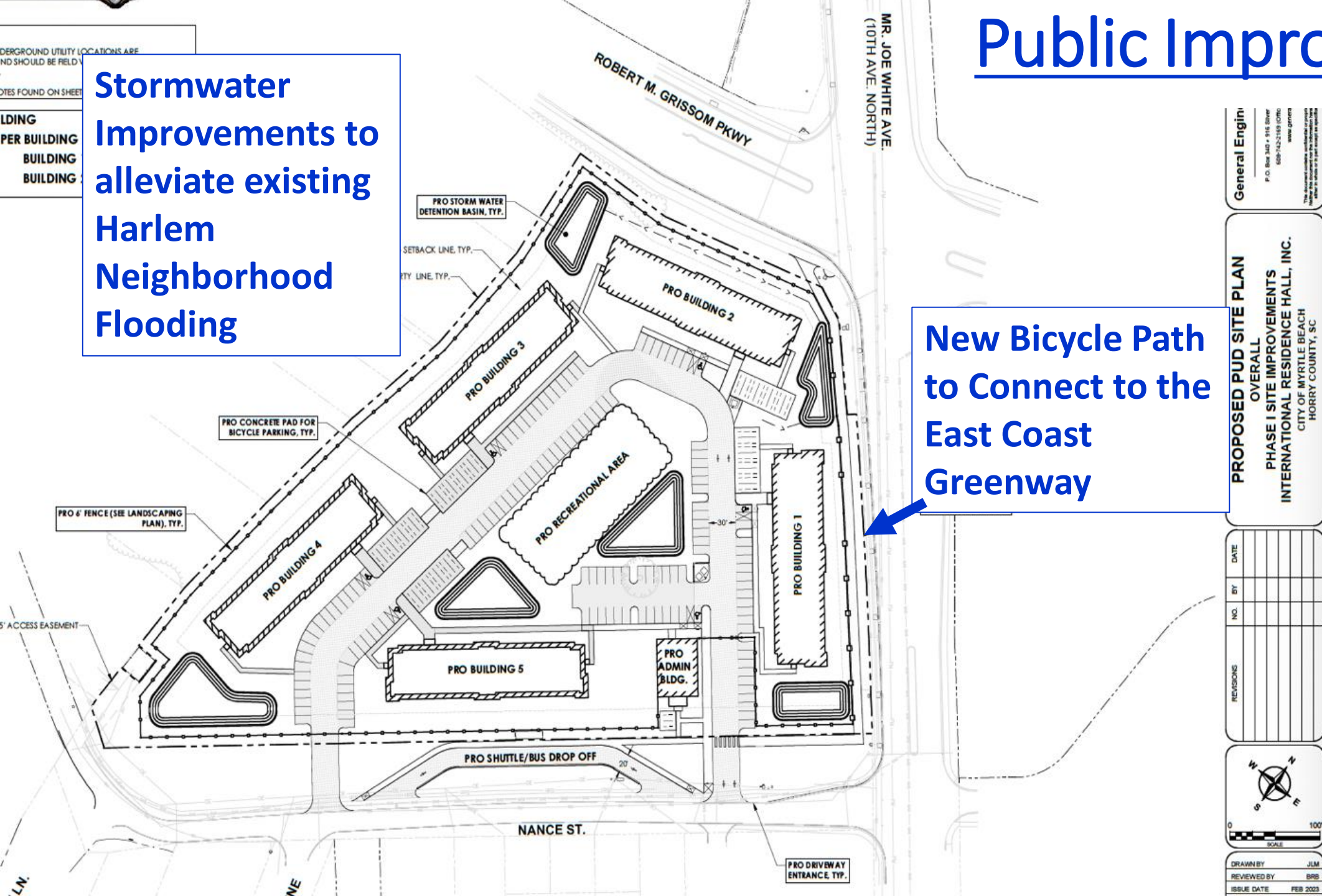


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# Public Improvements

Stormwater Improvements to alleviate existing Harlem Neighborhood Flooding

New Bicycle Path to Connect to the East Coast Greenway



General Engin  
P.O. Box 340 • 916 Silver  
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www.geneng.com  
The Licensed Professional Engineer  
After the expiration of the license term  
the license shall be null and void.

PROPOSED PUD SITE PLAN  
OVERALL  
PHASE I SITE IMPROVEMENTS  
INTERNATIONAL RESIDENCE HALL, INC.  
CITY OF MYRTLE BEACH  
HORRY COUNTY, SC

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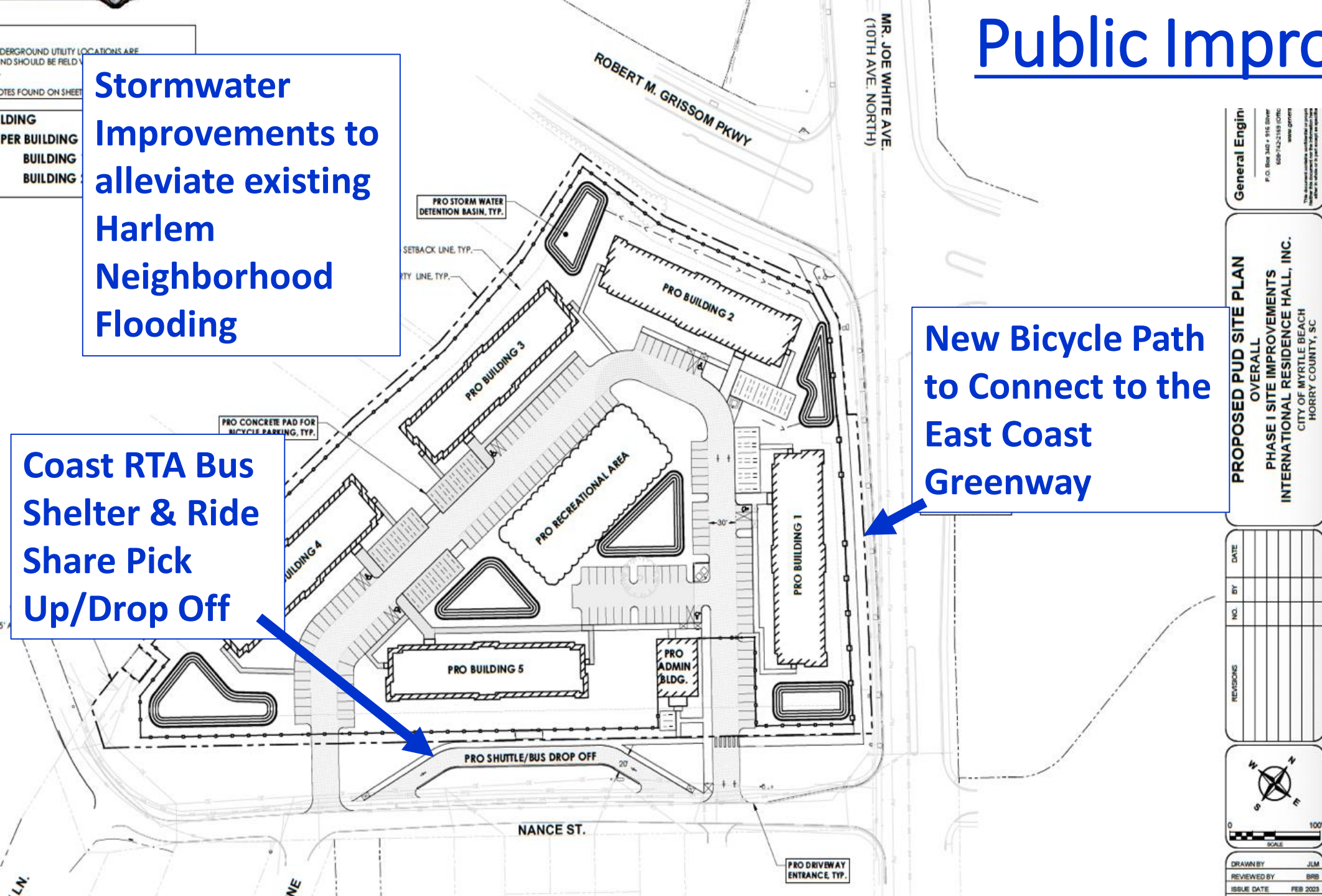


# Public Improvements

Stormwater Improvements to alleviate existing Harlem Neighborhood Flooding

Coast RTA Bus Shelter & Ride Share Pick Up/Drop Off

New Bicycle Path to Connect to the East Coast Greenway





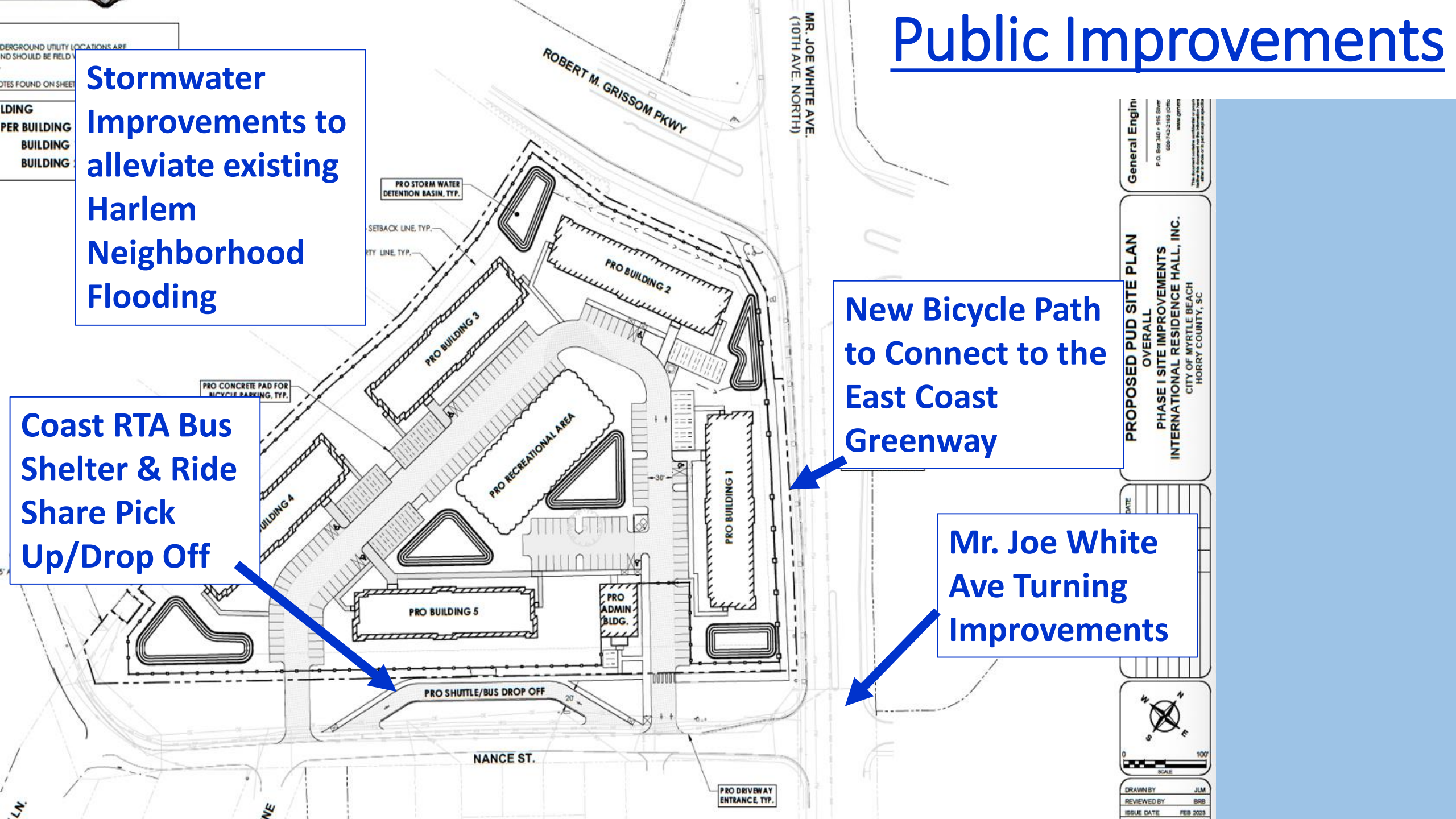
# Public Improvements

Stormwater Improvements to alleviate existing Harlem Neighborhood Flooding

Coast RTA Bus Shelter & Ride Share Pick Up/Drop Off

New Bicycle Path to Connect to the East Coast Greenway

Mr. Joe White Ave Turning Improvements



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