

BOARD OF ZONING APPEALS
MONTHLY HEARING
January 10, 2024
3:00 p.m.
County Square – North Building
Council Committee Meeting Room
301 University Ridge, Greenville SC 29601

Citizens may access the meeting at the following web address:

<https://www.greenvillecounty.org/livestreamplanning.aspx>

1. **Call to Order**

2. **Invocation/Pledge**

3. **Roll Call**

4. **Approval of Minutes and Adoption of Final Decisions and Orders**

- a. **Minutes of December 13, 2023**
- b. **Adoption of Final Decisions and Orders**

5. **Hearing Procedures/Regulations**

6. **New Business**

- a. **Docket Number:** **CB-2024-001**
Applicant: Jeff Randolph of The Randolph Group for Will Broadus of Reconcile Community Church
Request: Variance
Property Location: S. Florida Ave., Fortner Ave., & Oak Dr., Greenville, SC 29611
Tax Map/PIN: 0250000200201
Property Zoned: R-MA, Multifamily Residential District
Council District: 25 – Fant
- b. **Docket Number:** **CB-2024-002**
Applicant: Hunan Chau for Anh H. Chau and Hang Thi Thuy Huynh
Request: Use By Special Exception
Property Location: 2 Roberta Dr., Greenville, SC 29615
Tax Map/PIN#: P016020119300
Property Zoned: R-20, Single-Family Residential District
Council District: 20 – Shaw
- c. **Docket Number:** **CB-2024-003**
Applicant: Dean Warhaft of P3W Distilling, LLC for Cone Mills Receiver LLC as receiver for American Fast Print Ltd
Request: Variance
Property Location: Alston St. & Brooks Ave., Greenville, SC 29617
Tax Map/PIN: 0160000100204
Property Zoned: PD, Planned Development District
Council District: 19 – Blount

- d. Docket Number: CB-2024-004**
 Applicant: Emma Holtel of Masstar Signs for Spinks Investments LLC
 Request: Variance
 Property Location: 549 E. Standing Springs, Simpsonville, SC 29680
 Tax Map/PIN: 0573010101203
 Property Zoned: C-3, Commercial District
 Council District: 28 – Tripp
- e. Docket Number: CB-2024-005**
 Applicant: Carson McKenzie Barcklow of St. Clair Signs for Toby W. Turbeville of South Carolina Federal Credit Union
 Request: Variance
 Property Location: 2536 Woodruff Rd., Simpsonville, SC 29681
 Tax Map/PIN: 0531030103300
 Property Zoned: POD, Planned Office District
 Council District: 28 – Tripp
- f. Docket Number: CB-2024-006**
 Applicant: Clarissa Brandt and Tanner Brandt
 Request: Variance
 Property Location: 155 Caledonia Rd., Landrum, SC 29356
 Tax Map/PIN: 0624030203200
 Property Zoned: R-7.5, Single-Family Residential District
 Council District: 17 – Russo
- g. Docket Number: CB-2024-007**
 Applicant: Phillip Copeland and Renata Copeland
 Request: Use By Special Exception
 Property Location: 313 Timberland Way, Piedmont, SC 29673
 Tax Map/PIN: 0594080101100
 Property Zoned: R-R1, Rural Residential District
 Council District: 25 – Fant
- h. Docket Number: CB-2024-008**
 Applicant: William Lawrence Galloway and Kimberly Dear Galloway
 Request: Variance
 Property Location: 314 Clear Springs Rd., Simpsonville, SC 29681
 Tax Map/PIN: 0554020101402
 Property Zoned: R-S, Residential Suburban District
 Council District: 27 – Kirven
- i. Docket Number: CB-2024-009**
 Applicant: Isaiah Dunlap of DesignEDGE, LLC for Cameron Ashley Greenville LLC
 Request: Variance
 Property Location: 217 Commerce Rd., Greenville, SC 29611
 Tax Map/PIN: 0223010102200
 Property Zoned: S-1, Services District
 Council District: 25 – Fant

j. Docket Number: **CB-2024-010**
Applicant: Isaiah Dunlap of DesignEDGE, LLC for Cameron Ashley Greenville LLC
Request: Variance
Property Location: 219 Commerce Rd., Greenville, SC 29611
Tax Map/PIN: 0223010102100
Property Zoned: S-1, Services District
Council District: 25 – Fant

7. Announcements/Requests

8. Adjournment