

BOARD OF ZONING APPEALS
MONTHLY HEARING
April 12, 2023
3:00 p.m.
County Square – Conference Room D
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 March 8, 2023**
 - b. **Adoption of Final Decisions and Orders**
5. **Hearing Procedures/Regulations**
6. **New Business**
 - a. **Docket Number: CB-23-18**
Applicant: Lois Ann Malphrus
Request: Use by Special Exception
Property Location: 45 View Point Dr., Greenville, SC 29609
Tax Map/PIN#: P029000101700
Property Zoned: R-20, Single-Family Residential District
Council District: 20 – Shaw
 - b. **Docket Number: CB-23-19**
Applicant: James W. Sherrer of Design Development for North Hills Community Church Inc
Request: Use by Special Exception
Property Location: 4952 Edwards Rd., Taylors, SC 29687
Tax Map/PIN#: T031000200300
Property Zoned: R-15, Single-Family Residential District
Council District: 20 – Shaw
 - c. **Docket Number: CB-23-20**
Applicant: Barry Agnew of Adeptus Architecture for North Hills Community Church Inc
Request: Use by Special Exception
Property Location: 4952 Edwards Rd., Taylors, SC 29687
Tax Map/PIN#: T031000200300
Property Zoned: R-15, Single-Family Residential District
Council District: 20 – Shaw

- d. Docket Number: CB-23-21**
 Applicant: Shannon Herford of SoHann, LLC for SoHann, LLC
 Request: Variance
 Property Location: 319 E. Warehouse Ct., Taylors, SC 29687
 Tax Map/PIN: P015040100405
 Property Zoned: S-1, Services District
 Council District: 20 – Shaw
- e. Docket Number: CB-23-22**
 Applicant: Timothy Lewis Buchanan, Jr. of Seamon Whiteside & Associates, Inc. for William Silva with Was Investment Properties, LLC
 Request: Variance
 Property Location: 1443 S Batesville Rd., Greer, SC 29650
 Tax Map/PIN: 0530050102002
 Property Zoned: I-1, Industrial District
 Council District: 21 – Harrison
- f. Docket Number: CB-23-23**
 Applicant: Nikhil Patel and Yash Patel for Ved Inc.
 Request: Variance
 Property Location: 6520 White Horse Rd., Greenville, SC 29611
 Tax Map/PIN: B013020100406
 Property Zoned: C-1, Commercial District
 Council District: 19 – Blount
- g. Docket Number: CB-23-24**
 Applicant: Andrew Nico of Durham Greene, Inc. for Trinity Bible Church, TRS
 Request: Use by Special Exception
 Property Location: 205 N. Suber Rd., Greer, SC 29651
 Tax Map/PIN: T009040101400
 Property Zoned: R-20, Single-Family Residential District
 Council District: 18 – Barnes
- h. Docket Number: CB-23-25**
 Applicant: Phillip James Gilmore for Airport Baptist Church
 Request: Use by Special Exception
 Property Location: 776 S. Batesville Rd., Greer, SC 29650
 Tax Map/PIN: 0534020101804
 Property Zoned: R-S, Residential Suburban District
 Council District: 21 – Harrison
- i. Docket Number: CB-23-26**
 Applicant: Calvin Wright of Calvin Wright Design Works, LLC for Michael Krenicki
 Request: Variance
 Property Location: 19 Carolina Way, Fountain Inn, SC 29644
 Tax Map/PIN: 0555040100108
 Property Zoned: R-S, Residential Suburban District
 Council District: 27 – Kirven

7. Announcements/Requests

- a.** Discussion and vote to initiate and send forward to County Council a proposed Text Amendment to the Greenville County Zoning Ordinance to amend Condition 18 (Recreation Area, Private) of §6:2 (Use Conditions).

8. **Adjournment**