

Greenville County Zoning and Planning Public Hearing

There will be a public hearing before the County Council on **August 17, 2026, at 6:00 p.m.** for the purpose of hearing those persons interested in the following items. This meeting will be held in person in the North Building County Council Chambers at Greenville County Square, 301 University Ridge, Greenville, SC 29601, with the ability for livestreaming, which can be found at <https://www.greenvillecounty.org/GCcalendars.aspx>. For details, see the County website. For each docket, there will be a combined ten minutes total allotted for speakers in favor and a combined ten minutes total allotted for speakers in opposition. Once the ten-minute period is up, the time to speak will have ended.

DOCKET NUMBER: CZ-2026-041
APPLICANT: Johnie DeVore of Cal-Arch Ventures, LLC for Annette Sullivan, Michelle Ivory, and Coretha Sullivan
CONTACT INFORMATION: jdevore6444@charter.net or (864) 787-7205
PROPERTY LOCATION: 707 Staunton Bridge Rd., Greenville, SC 29611
PIN: 0252000103300
EXISTING ZONING: R-15, Single-Family Residential District
REQUESTED ZONING: R-10, Single-Family Residential District
ACREAGE: 0.59
COUNTY COUNCIL: 25 - Fant

DOCKET NUMBER: CZ-2026-042
APPLICANT: Clarence Hair for Christina (Kapp) Hair
CONTACT INFORMATION: Chmain67@gmail.com or (864) 434-7584
PROPERTY LOCATION: 909 State Park Rd., Greenville, SC 29609
PIN: P039000100502
EXISTING ZONING: C-1, Commercial District
REQUESTED ZONING: R-10, Single-Family Residential District
ACREAGE: 0.23
COUNTY COUNCIL: 20 - Shaw

DOCKET NUMBER: CZ-2026-043
APPLICANT: Gary Brock of the Berea Fire Department for the Berea Public Service District
CONTACT INFORMATION: gbrock@bereafire.com or 864-294-4848
PROPERTY LOCATION: White Horse Rd., Greenville, SC 29611
PIN: Portion of B004050101508
EXISTING ZONING: O-D, Office District
REQUESTED ZONING: R-12, Single-Family Residential District
ACREAGE: 0.85
COUNTY COUNCIL: 19 - Blount

DOCKET NUMBER: CZ-2026-044
APPLICANT: Nathan Kaser of Renaissance Custom Homes, LLC.
CONTACT INFORMATION: nathankaser@gmail.com or 864-908-1427
PROPERTY LOCATION: 18 Wilcun Dr., Greenville, SC 29617
PIN: B007000107700
EXISTING ZONING: C-1, Commercial District
REQUESTED ZONING: R-MA, Multifamily Residential District
ACREAGE: 1.1
COUNTY COUNCIL: 19 - Blount

DOCKET NUMBER: CZ-2026-045
APPLICANT: Benny James for Tabernacle Baptist Church
CONTACT INFORMATION: mytbcprojects@gmail.com or 864-419-0356
PROPERTY LOCATION: 18 & 20 Marcal St., Greenville, SC 29611
PIN: 0240030201500 & a Portion of 0240030201801
EXISTING ZONING: R-MA, Multifamily Residential District
REQUESTED ZONING: C-2, Commercial District
ACREAGE: 2.83
COUNTY COUNCIL: 23 - Mitchell

DOCKET NUMBER: CZ-2026-046
APPLICANT: Yenny Guerrero of Alvarez Enterprises for Juan Celis & Gloria Peña
CONTACT INFORMATION: alvarezenterprisesllc@yahoo.com or 864-346-5040
PROPERTY LOCATION: 6340 White Horse Rd., Greenville, SC 29611
PIN: B013030100603
EXISTING ZONING: C-1, Commercial District
REQUESTED ZONING: S-1, Services District
ACREAGE: 0.95
COUNTY COUNCIL: 19 - Blount

DOCKET NUMBER: CZ-2026-047
APPLICANT: Austin Allen of Arbor Land Design, LLC, for Felicia Johnson of the South Carolina Vocational Rehabilitation Department
CONTACT INFORMATION: ama@aldllc.net or 864-230-6232
PROPERTY LOCATION: 3799 Old Easley Bridge Rd., Greenville, SC 29611
PIN: 0245000100100
EXISTING ZONING: R-S, Residential Suburban District
REQUESTED ZONING: FRD, Flexible Review District
ACREAGE: 16.74
COUNTY COUNCIL: 25 - Fant

DOCKET NUMBER: CZ-2026-048
APPLICANT: John Darrohn of Darrohn Engineering for William Pokora
CONTACT INFORMATION: john@darrohnengineering.com or 864-603-1988
PROPERTY LOCATION: 839 Fairview Rd., Simpsonville, SC 29680
PIN: 0566010102701
EXISTING ZONING: R-S, Residential Suburban District
REQUESTED ZONING: FRD, Flexible Review District
ACREAGE: 1.12
COUNTY COUNCIL: 26 - Bradley

All persons interested in these proposed amendments to the Greenville County Zoning Ordinance and Map are invited to attend this meeting in person. Information on the submission of public comments for this meeting will be made available in advance of the meeting on the County's website at www.greenvillecounty.org. At subsequent meetings, the Greenville County Council may approve or deny the proposed amendments as requested or approve a different zoning classification than requested.

ADVERTISE: Friday, July 31, 2026

BILL: Greenville County Planning Department