

REVISED

GREENVILLE COUNTY PLANNING COMMISSION MEETING

June 23, 2021

4:30 p.m.

The meeting will be live streamed via Zoom and open for on-site Participation in Conference Room D, 301 University Ridge, Greenville
LIMITED SEATING CAPACITY

Citizens may access the meeting at the following web address:

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

1. CALL TO ORDER

*Steve Bichel
Chairman*

2. INVOCATION

**action: 3. APPROVAL OF THE MINUTES OF THE MAY 26, 2021
COMMISSION MEETING**

Attachment 1

**ANYONE WISHING TO COMMENT ON THE FOLLOWING SUBDIVISION APPLICATIONS PLEASE
SUBMIT YOUR WRITTEN COMMENTS BY EMAIL TO publiccomments@greenvillecounty.org
and pgucker@greenvillecounty.org NO LATER THAN NOON JUNE 21, 2021. (THIS IS FOR
PARTICIPATING REMOTELY OR IN PERSON). PLEASE INCLUDE YOUR NAME, ADDRESS, PHONE
NUMBER AND THE NAME OF THE ITEM YOU WISH TO SPEAK TO. YOU WILL RECEIVE AN
INVITATION WITH DIRECTION FOR JOINING THE MEETING, TIME LIMITS APPLY. THERE WILL
BE TEN MINUTES TOTAL ALLOTTED FOR SPEAKERS IN FAVOR AND TEN MINUTES ALLOTTED
FOR SPEAKERS IN OPPOSITION.**

action: 4. PRELIMINARY SUBDIVISION APPLICATIONS

**PP-2021-117, Thales Academy at Hartness
PP-2021-105, Cedar Shoals Phase 2
PP-2021-110, Maplewood Estates
PP-2021-112, Fairview Terrace**

Attachment 2

*Rashida Jeffers-Campbell
Subdivision Administrator*

action: 5. VARIANCE APPLICATIONS

VA-2021-135, Travelers Trace Curbing Variance

action: 6. ROAD NAME CHANGE APPLICATIONS

PP-2021-096, Plevin Way

action: 7. REZONING REQUESTS

**CZ-2021-51, Stuart McAlister for Business Park Properties, LLC,
located on Fork Shoals Road, Standing Springs Road and
Business Park Court, requesting rezoning from S-1, Services to
C-2, Commercial.**

**CZ-2021-52, Matthew H. Coponen for Lori L. Mauldin, located
on Riverside Road, requesting rezoning from R-S, Residential Suburban
to R-7.5, Single-Family Residential.**

Attachment 3

*Joshua Henderson
Zoning Administrator
Meagan Staton
Deputy Zoning Administrator
Principal Planner*

CZ-2021-53, Waverly Wilkes of Gray Engineering and Nick Franchina of Palmetto State Capital for David & Sandra King and Steven Randy King, requesting rezoning from R-S, Residential Suburban to R-12, Single-Family Residential.

CZ-2021-55, John Parker of North Main Exchange, LLC for North Main Exchange, LLC, located at 304 Arcadia Drive and Worley Road, requesting rezoning from I-1, Industrial to FRD, Flexible Review District.

CZ-2021-56, Jesus Anibal Tamayo, located on White Horse Road, requesting rezoning from R-12, Single-Family Residential to OD, Office District.

CZ-2021-26, Adam Knapp Purser of Lat Purser and Associates, Inc. for LPA Pelham, LLC, WILL-S Limited Partnership and Cheryl C. Buehring and Kenneth G. Buehring, requesting rezoning from R-20, Single-Family Residential to FRD, Flexible Review District.

8. EXECUTIVE SESSION *Mark Tollison, County Attorney*
For the receipt of legal advice where the legal advice relates to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the County in other adversary situations involving the assertion against the County of a claim.

9. PLANNING REPORT *Tee Coker
Planning Director*

10. OLD BUSINESS

11. NEW BUSINESS

12. ADJOURN

The next Planning Commission Workshop tbd

The Planning and Development Committee meeting will be
July 19, 2021 - 5:00 p.m.
Conference Room D with remote participation

The next Public Hearing will be
Monday, July 19, 2021
6:00 p.m. Council Chambers with remote participation

The next Planning Commission meeting will be
Wednesday, July 28, 2021
4:30 p.m. Conference Room D with remote participation