

South Carolina
SPRINGDALE

Board of Zoning Appeals Regular Meeting
Wednesday, June 2, 2021- 5:30 pm
2915 Platt Springs Road, Springdale, SC 29170

The media and public were duly notified of the date, time, and place of this meeting.

Member(s) Present: Chair Ed Davis, Members Kennedy, Gadsden, Kiepert and Shaw.

Member(s) Absent: None.

Staff Present: Town Administrator Ashley Watkins and Municipal Clerk Leeann Eden

I. Call to Order

Chair Davis called the meeting to order at 5:32 PM. A quorum was present. Chair Davis provided the invocation.

II. Consent Agenda

The agenda for the June 2, 2021 Regular Meeting, as well as the minutes for the September 10, 2019 Regular Meeting were unanimously approved.

III. New Business:

A. Discuss Appointment of a Vice Chairman. Chair Davis volunteered to continue to serve as Chairman of the Board. The Board, on motion of member Gadsden, seconded by Member Kiepert, voted unanimously to appoint Ed Davis as Chairman of the Design Review Board. Vice-Chair Kennedy volunteered to continue to serve as Vice-Chairman of the Board. The Board, on motion of Member Kiepert, seconded by Member Gadsden, voted unanimously to appoint Joseph Kennedy as Vice-Chair of the Board of Zoning Appeals.

B. BZA 21-01; Request from Applicant Michael Haigler for the Subject Property, TMS: 005733-05-013, to be Granted a Variance to Allow a Single Family Residence to be Developed on a Lot .44 Acres in Size. Architect Michael Haigler and property owner Lester Franzen were in attendance for the meeting. Mr. Haigler stated that Mr. Franzen intends to build a single family residence on the property that will allow him to age in place. The Board addressed Mr. Haigler and Mr. Franzen with concerns including but not limited to setbacks, square footage, excavation, and the effect of construction on neighboring properties. Mr. Haigler stated that on the left side of the property there is a ditch that is not developable that visually adds 10 feet to the appearance of the setback and on the right side there is a hill that adds to the visual expanse of the setback. After a brief discussion, the Board, on motion of Member Gadsden, seconded by Member Kiepert, voted unanimously to issue a conditional approval of Variance Request 21-01 with a requirement for a five foot set-back on the side of the property the ditch is on, and a ten foot set-back on the side of the property the steep hill is on (Tract 10).

C. BZA 21-02; Request from Applicant Dori Reinhart for the Subject Property, TMS: 005637-01-016 or 813 Rosedale Road, to be Granted a Variance to Allow a Carport to be Constructed 2.5 Feet from the Adjoining Property Line. Mr. Patrick Shelley briefly described the carport he wishes to install to the Board. After a brief discussion, the Board, on motion of Member Shaw, seconded by Member Kiepert, voted unanimously to approve Variance Request 21-02.

The Board unanimously agreed to hold Regular Meetings only on Tuesdays or Thursdays.

V. Adjournment

The Board, on motion of Member Gadsden, seconded by Member Kiepert, voted unanimously to adjourn the meeting at 6:15 pm.

Ed Davis, Chairman

Attest:

Leeann Eden, Municipal Clerk