



**City of Greenville  
Planning Commission  
Agenda Workshop  
12:00 PM September 17, 2019  
9th Floor Conference Room, City Hall**

**Meeting Notice Posted September 13, 2019**

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Minutes prepared by Michael Frixen

Members Present: David Keller, Trey Gardner, Shontavia Johnson

Members Absent: Jonathan Pait, Catherine Smith, Diane Eldridge, Meg Terry

Staff Present: Jonathan Graham, Planning & Development Manager  
Shannon Lavrin, Asst. Planning & Development Manager  
Courtney Powell, Senior Planner  
Michael Frixen, Development Planner  
Chad Hall, Development Planner  
Brennan Williams, Development Planner  
Michael Pitts, City Attorney  
Dwayne Cooper, Engineering Services Manager  
Clint Link, Civil Engineer

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**NOTICE OF MEETING:** Pursuant to Section 30-4-80 of the S.C. Code of Laws, notice of this meeting was provided on September 13, via the Greenville City Website. In addition, the agenda for this meeting was posted and emailed to all persons, organizations, and news media requesting notice.

**CALL TO ORDER:** Chairman Keller called the meeting to order at 12:10 PM.

**AGENDA WORKSHOP:** The Planning Commission received an overview from Planning Staff on the following applications, which were scheduled for the public hearing on September 19, 2019:

**OLD BUSINESS**

**A. Z-4-2019**

Application by Flournoy Development Group for a **REZONE** of 10.675 acres located at **500 CONGAREE RD** from C-3, Regional Commercial District to PD, Planned Development District – Woods Crossing PD (TM# 0260000100400)

**B. Z-10-2019—*deferred until October 17, 2019, meeting***

Application by County of Greenville for a **PD MAJOR MODIFICATION REZONE** of approximately 40 acres located at **UNIVERSITY RIDGE, THURSTON ST, HOWE ST, S CHURCH ST, PRESIDENT ST, and WAKEFIELD ST** from PD, Planned Development District to PD, Planned

Development District (TM#s 0091010700100, 0091010700200, 0069000300300, 0069000300303, 0091010100100, 0091010200100, 0069000300301)

**NEW BUSINESS**

**A. AX-9-2019**

Application by John Dillard for an **ANNEXATION** of 0.347 acre at approximately to 411 E Bramlett Rd and **REZONE** from I-1, Industrial District, in Greenville County to I-1, Industrial District, in the City of Greenville (TM# 0138000100100)

**B. SN 19-656**

Application by Austin Allen for a **STREET NAME** located at **607, 611, and 617 N MAIN ST** (Subdivision #SD 18-032 approved 01/17/19) (TM#s 0004000102100; 0004000101800; 0004000101900)

**C. SD 19-012**

Application by William James Taylor III for a **SUBDIVISION** of 0.375 acre located at **401 HOUSTON ST** from 1 LOT to 3 LOTS (TM# 0091020504000)

**D. Z-12-2018 FDP Phase 1**

Application by Seamon Whiteside for a **FINAL DEVELOPMENT PLAN** of 2.926 acres located at **BUTLER AVE AND BUNCOMBE ST** in "The Holbrook" Planned Development (TM#s 0019000100100; 0019000100500; 0019000102700)

**E. Z-16-2019**

Application by Doug Day for a **REZONE** of 0.149 acre located at **7 LANDWOOD AV** from R-6, Single-Family Residential District to C-3, Regional Commercial District (TM# 0265000103000)

The members present discussed and reviewed materials for the applications indicated above. No action or votes were taken on any agenda item. No public hearing was conducted, and no public comments were received.

**ADJOURNMENT:** The meeting was adjourned at 1:00 PM.