



## BOARD OF ZONING APPEALS

WEDNESDAY, OCTOBER 8, 2014 @ 3:00  
FOURTH FLOOR COUNCIL CHAMBERS  
SUMTER OPERA HOUSE  
21 N. MAIN STREET

### I. APPROVAL OF MINUTES - JULY 9, 2014

### II. NEW BUSINESS

#### 1. BOA-14-09, 2550 & 2560 Relative Rd. (County)

Vickie Underwood ("Applicant") is requesting a variance from Article 8, Section E., 8.e.13.a, requiring lots to be accessible by a public street, and a variance from the one (1) acre minimum lot size requirement in the Agricultural Conservation Zoning District per Article 3, Section N, 3.n.5.a Agricultural Conservation District, in order to subdivide a 1.0 acre parcel with two dwellings into two 0.5 acre lots. The property is located at 2550 & 2560 Relative Rd., represented by Tax Map #134-01-05-016 and zoned Agricultural Conservation (AC).

#### 2. BOA-14-10, 45 Frazier St. (City)

Luis Rodriquez on behalf of Santee-Lynches Community Development Corporation ("Applicant") is requesting a variance from Article 3, Section C, Exhibit 3-1 Minimum Lot Width for Detached Dwellings, in order to subdivide a 112.02 ft. wide parcel into two lots with 40.95 ft. and 71.07 ft. of lot width. The property is located at 45 Frazier St., represented by Tax Map #229-15-03-060 and is zoned Residential (R-6).

#### 3. BOA-14-12, 5457 Meadow Dr. (County)

Matthew Vincent ("Applicant") is requesting a variance from Article 4, Section G, 4.g.2.b.2. to reduce the building separation criteria to 6 ft. between a principal structure and detached accessory structure and a variance from Article 4, Section G, 4.g.2.b.5.a. to reduce the side setback to 2.6 ft. in order to complete construction of a 774 sq. ft. detached carport. The property is located at 5457 Meadow Dr., represented by Tax Map #134-15-01-002 and zoned Agricultural Conservation (AC).

#### 4. BOA-14-11, 6 N. Blanding St. (City)

James F. Price, II ("Applicant") is appealing the Zoning Administrator's decision regarding the Zoning Ordinance requirement to make site improvements to a vacant lot prior to being used for the temporary or long-term storage of vehicles. The 0.14 acre property is located at 6 N. Blanding St., represented by Tax Map #228-11-03-055 .

In addition, the Applicant is simultaneously requesting variances from the parking lot development standards as required in Article 8, Section I: Parking Regulations and the landscape standards as required in Article 9: Landscaping, Buffer, and Tree Protection Requirements, in order to allow parking of vehicles at the Property without making any site upgrades. The property is located at 6 N. Blanding St., represented by Tax Map #228-11-03-055 and is zoned General Commercial (GC).

### III. OTHER BUSINESS

1. None

### IV. ADJOURNMENT