



**BOARD OF ZONING APPEALS
WEDNESDAY, DECEMBER 9, 2020 @ 3:00
FIRST FLOOR OPERA HOUSE THEATER
SUMTER OPERA HOUSE
21 N. MAIN STREET**

- I. **APPROVAL OF MINUTES – NOVEMBER 4, 2020**
- II. **NEW BUSINESS**

BOA-20-23, 27 Park Ave. (City)

The applicant is requesting a 6 ft. variance from Article 4, Section 4.f.7.a – Structures Projecting into Required Yards of the City of Sumter Zoning & Development Standards Ordinance in order to permit an open porch and steps to be located up to 1 ft. from a side property line. The property is located at 27 Park Ave, is zoned Residential-9 (R-9) and is represented by TMS# 228-11-02-003.

BOA-20-24, 3352 Landmark Dr. (City)

The applicant is requesting a 3 ft. variance from the rear setback requirements outlined in Planned Development Ordinance (PD-00-08 Rev 23 – Section I.C.ii) in order to construct a screen porch up to 17 ft. from the rear property line. The property is located at 3352 Landmark Dr., is zoned Planned Development (PD), and is represented by TMS# 185-07-03-001.

BOA-20-25, 395 N. Pike West (City)

The applicant is requesting multiple variances from the City of Sumter Zoning & Development Standards Ordinance in relation to proposed parking lot improvements at a government facility as follows: Article 8, Section 8.i.3.e – Widths of Aisles to permit a reduction in required parking lot aisle width from 25 ft. to 24 ft.; and Article 9, Section 9.c.3.c & 9.c.3.d – Landscape Requirements for the Interior of Parking Areas to allow for the reconstruction of the front parking lot with no parking lot landscape islands. The property is located at 395 N. Pike West, is zoned Agricultural Conservation (AC), and is represented by TMS# 229-03-01-001.

BOA-20-26, 340 Rast St. (City)

The applicant is requesting Special Exception approval for the establishment of a Tattoo Parlor (SIC Code 7299) at 340 Rast St., in accordance with Article 3, Section 3.i.4.g. – GC District Special Exceptions; Article 3, Exhibit 3-5 Permitted and Conditional Uses in the Commercial, Industrial, Agricultural, and Conservation Districts; and Article 5, Section 5.b.3.j. – Tattoo Parlors of the City of Sumter Zoning & Development Standards Ordinance. The property is located at 340 Rast St., is zoned General Commercial (GC), and is represented by TMS# 230-16-01-006.

BOA-20-27, 5720 Patriot Parkway (County)

The applicant is requesting a 53 ft. front setback variance from Article 3, Section 3.1.5.b – HI District Minimum Yard & Building Setback Requirements of the Sumter County Zoning & Development Standards Ordinance in order to permit structures on the site to be located up to 47 ft. from the front property line. The property is located at 5720 Patriot Parkway, is zoned Heavy Industrial (HI), and is represented by TMS# 131-00-02-033.

BOA-20-28 1032 Boulevard Rd. (City)

The applicant is requesting a 2 ft. rear setback variance from Article 3, Section 3.g.5.b – NC District Minimum Yard & Building Setback Requirements of the City of Sumter Zoning & Development Standards Ordinance in order to permit a building expansion up to 24 ft. from the rear property line. The property is located at 1032 Boulevard Rd., is zoned Neighborhood Commercial (NC), and is represented by TMS# 251-03-02-067.

III. OTHER BUSINESS

Approval of 2021 Board of Zoning Appeals meeting dates

IV. ADJOURNMENT