Sumter City-County Zoning Board of Appeals

November 13, 2024

BOA-24-36, 3580 Congruity Rd. (County)

The applicant (Young & Warr, LLC) is requesting a variance from the public road frontage requirements outlined in *Article 8.e.13.a: Lots* and *Article 8.e.13.c: Lots* of the Sumter County Zoning & Development Ordinance (the "Ordinance"), and any other variances to the Ordinance as may be required, in order to subdivide a tract of land. If approved, the subdivision will result in at least 3 new lots with no frontage on a public road. The Ordinance requires all new lots to have at least 60 ft. of frontage on a public road (unless otherwise exempted). The property is located at 3580 Congruity Rd., is zoned Agricultural Conservation (AC), and is represented by TMS# 298-00-05-014.

Sumter
SOUTH CAROLINA

Appeals - Variance - Special Exception

Sumter City-County
Zoning Board of Appeals

November 13, 2024

BOA-24-36, 3580 Congruity Rd. (County)

I. THE REQUEST

Applicant: Young & Warr, LLC

Status of the Applicant: Property Owner

Request: Variance from street frontage requirements in order to subdivide the property into 10 separate lots, resulting in at least 3 new lots with no public road frontage. The Ordinance requires that all new lots (not otherwise exempted) must be accessible from a compliant street and have at least 60 ft. of frontage on said street.

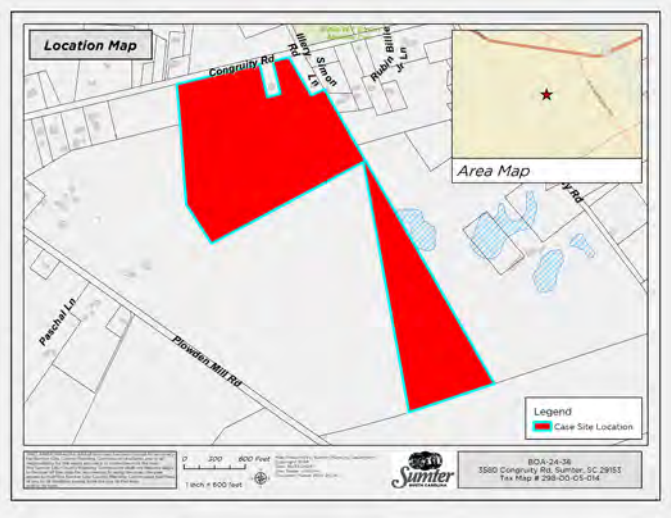
County Council District: District 7

Location: 3580 Congruity Rd.

Present Use/Zoning: Residential & Agricultural / Agricultural Conservation (AC)

Tax Map Reference: 298-00-05-014

II. BACKGROUND



The applicant is requesting a variance from the street frontage requirements outlined in *Article 8.e.13.a* & *8.e.13.c.* of the *Sumter County Zoning and Development Standards Ordinance* (the "Ordinance") in order to permit the subdivision of an existing tract into separate lots in accordance with a court order.

The *Ordinance* requires that new lots in the AC zoning district have at least 60 ft. of frontage on a public roadway.

The parcel in question, TMS #298-00-05-014, is a large +/- 82.36-acre tract. Parcel information indicates that the tract is owned by the Simon Walter Estate. There has been complexity with resolving the estate of Simon Walter, as the original court order dividing the land among the heirs was vacated and declared void via recent order by the Honorable R. Ferrell Cothran, Jr. (reference Case# 2017CP4300059 Walter Simon *plaintiff*, et al v. Mary J. Simon *defendant*, et al). This plat represents an effort to properly move forward with resolving this matter.

The proposed subdivision of the tract will result in 10 separate lots, 7 of which are compliant with all applicable zoning and development standards. Three (3) of the proposed lots are landlocked, with no frontage on a public road as required by *Article 8.e.13.a* & *8.e.13.c* of the Ordinance. Due the complexity and number of heirs involved, the lifetime family conveyance exemption is not feasible.

The plat graphic below represents the proposed division of the tract, with the 3 noncompliant parcels highlighted in red. This plat was prepared by Black River Land Surveying, LLC, and is dated May 15, 2023.

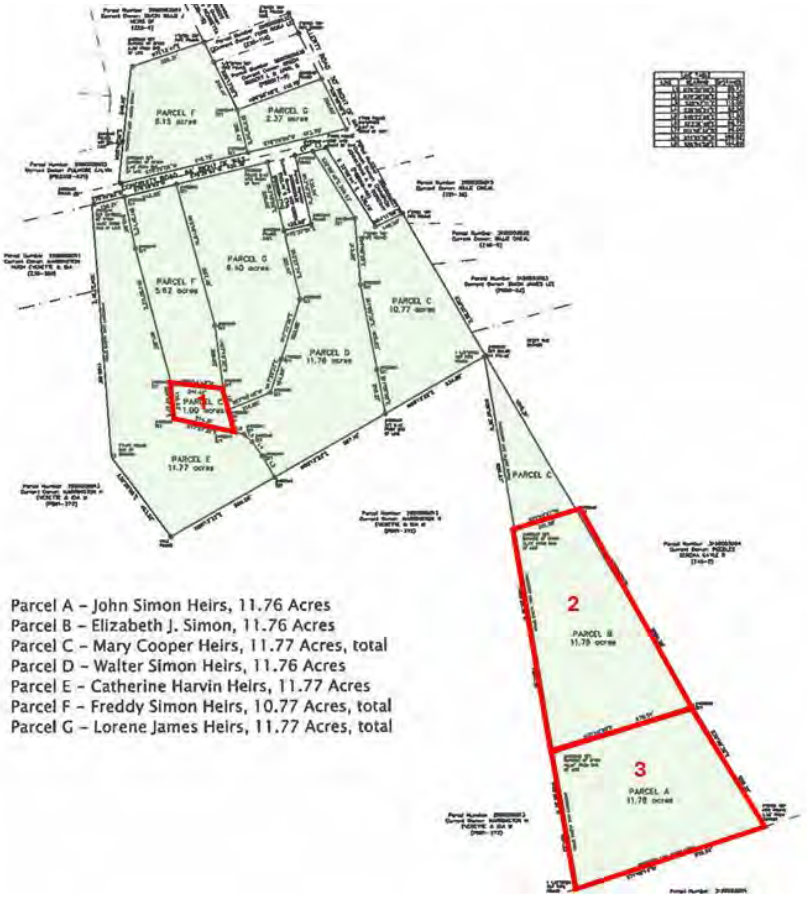


Figure 1 - Site Survey Sketch

Exhibit Schedule	
Exhibit 1	Proposed Plat
Exhibit 2	Heirs Information
Exhibit 3	Order Vacating Original Court Ruling

Ordinance Requirements:

Article 8.e.13. Lots)

a. *All lots shall be accessible by a public street, a private street only as provided for in a Planned Development (PD), or a rural community drive as defined in Article 8.e.1.c.2. Exception: Multi-space or building commercial sites may make the driveway and parking area a common, jointly maintained area and have individual properties access that area. "Accessible" shall be construed as meeting the minimum frontage requirements for the zoning district on a public street.*

c. *All lots shall have no less than 60 ft. of street frontage unless a lesser standard is allowed elsewhere in the ordinance. These standards may vary in a cul-de-sac only upon approval of the Sumter City-County Planning Commission.*

The Request:

The applicant is requesting a variance to the subdivision development standards outlined in *Article 8.e.13.a. & 8.e.13.c.: Lots* of the *Sumter County Zoning and Development Standards Ordinance* in order to subdivide the property, resulting in 3 new lots with no frontage on a public road. The Ordinance requires that all new lots (not otherwise exempted) must be accessible from a compliant street and have at least 60 ft. of frontage on said street. The applicant is proposing a new lot that will have no frontage on a public roadway.

III. FOUR PART TEST

In order to grant the requested variance, the request must meet all parts of a State-mandated four-part test. When reviewing a variance request, the Board may not grant a variance that would do the following:

- Allow the establishment of a use not otherwise permitted in a zoning district;
- Extend physically a nonconforming use of land;
- Change zoning district boundaries shown on the Sumter City-County Official Zoning Map.

The fact a property may be utilized more profitably should a variance be granted shall not be considered grounds for approving a variance request. In granting a variance, the Board may attach to it such conditions regarding location, character, or other features of the proposed

building, structure, or use as the Board may consider advisable to promote the public health, safety, or general welfare.

Staff Review:

1) ***There are extraordinary and exceptional conditions pertaining to the particular piece of property.***

   The subject property is 82.36 acres in size and is being split among the legal heirs of Walter Simon. There has been complexity with resolving the Walter Simon estate that has resulted in a previous court order being vacated. The proposed plat represents the desired path to resolve this matter.

   New lots that have no frontage on a public road can only be established with the lifetime family conveyance exemption outlined in *Article 10* of the Ordinance. Due the complexity and the number of heirs involved with the estate, this exemption is not feasible for this situation.

2) ***These conditions do not generally apply to other property in the vicinity.***

   Large family-owned tracts of land are not uncommon in the rural areas of Sumter County. However, the complexity of this case and the number of heirs involved in resolving the estate could be considered a unique condition, as the lifetime family conveyance exemption option is not a feasible path towards resolution.

3) ***Because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property.***

   The application of the ordinance to the particular property restricts the ability of the applicant to resolve the Walter Simon Estate as proposed.

4) ***The authorization of a variance will not be of substantial detriment to adjacent property or to the public good, and the granting of the variance will not harm the character of the district.***

   Approval of this request is not anticipated to result in substantial detriment to adjacent property or the public good, nor harm the character of the district, provided that the plat be updated to include access easements to a public road for the 3 proposed landlocked lots.

IV. STAFF RECOMMENDATION

The establishment of minimum lot frontage on a public roadway is intended to prevent negative impacts to adjacent property and limit legal disputes over property access. Deviations from the Ordinance-specified dimensions should be carefully weighed.

Staff recommends the following approval conditions *if* the Zoning Board of Appeals makes all the findings necessary to approve this request.

1. Plat shall be updated to include 15 ft. wide access easements from each landlocked lot to a public road prior to Planning Department approval of the proposed subdivision.

V. DRAFT MOTIONS FOR BOA-24-36

1. I move the Zoning Board of Appeals **approve** BOA-24-36, subject to the following findings of fact and conclusions:

2. I move the Zoning Board of Appeals **deny** BOA-24-36, subject to the findings of fact and conclusions developed by the BZA and so stated:

3. I move the Zoning Board of Appeals enter an alternative motion for BOA-24-36.

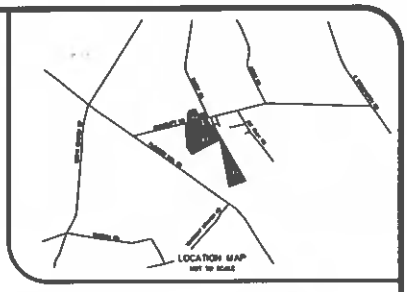
VI. BOARD OF APPEALS – November 13, 2024

NOTES:

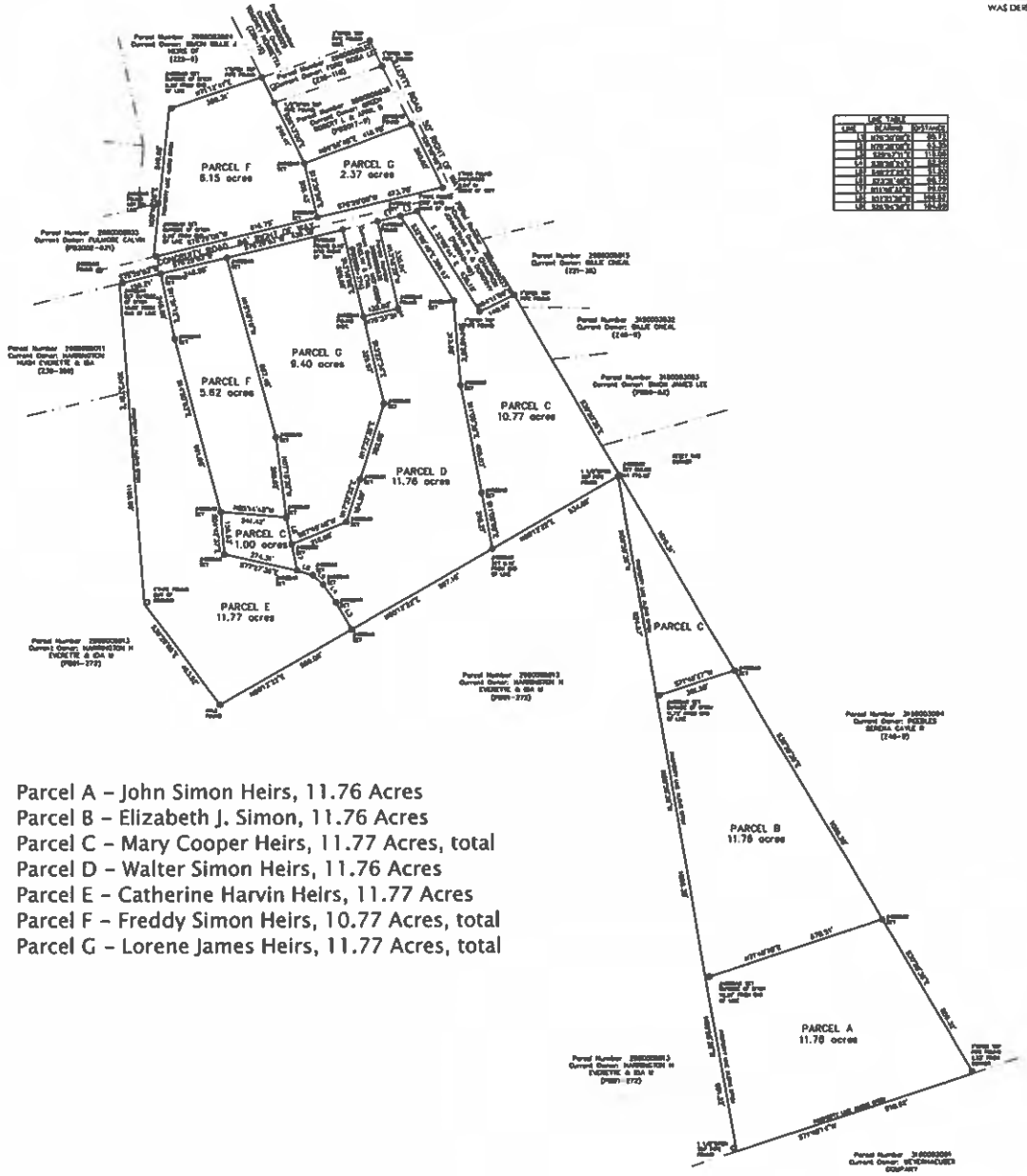
1. THIS PLAT REPRESENTS PROPERTY LOCATED IN SOUTH CAROLINA, SUMTER COUNTY, CONCORD TOWNSHIP AND IS LOCATED ALONG CONGRUITY ROAD
2. IT IS EXPRESSLY UNDERSTOOD THAT BLACK RIVER LAND SURVEYING, LLC DOES NOT CERTIFY THE PRESENCE OR ABSENCE OF ENVIRONMENTAL CONDITIONS SUCH AS JURISDICTIONAL WETLANDS, UNDERGROUND FEATURES, STRUCTURES OR OTHER GEOLOGIC OR ENVIRONMENTAL CONSIDERATIONS.
3. ALL UTILITIES ON THIS PROPERTY HAVE EASEMENTS, BUT MANY MAY NOT BE RECORDED IT IS THE BUILDER'S/OWNER'S RESPONSIBILITY TO VERIFY THE EXISTENCE, LOCATION AND EXTENT OF ANY UTILITY EASEMENTS IN THIS SUBDIVISION PRIOR TO CONSTRUCTION OF ANY STRUCTURES.
4. THIS SURVEY WAS PREPARED FOR JAMES SIMON FOR PURPOSES OF THIS PLAT ONLY. THIS PLAT IS OWNED BY JAMES SIMON AND ALL DATA USED IN PREPARATION OF THIS PLAT IS SOLELY OWNED BY BLACK RIVER LAND SURVEYING, LLC
5. THIS SURVEY IS BASED SOLELY UPON A THE REFERENCES LISTED.
6. THIS PROPERTY APPEARS ON FEMA FIRM 45085C 0350D & 45085C 0525E WITH AN EFFECTIVE DATE OF OCTOBER 27, 2022 AND SCALES INSIDE A ZONE X WHICH IS OUTSIDE OF THE 100 YEAR FLOOD HAZARD BOUNDARY.
7. THIS SURVEY DOES NOT CONSIST OF A TITLE SEARCH AND IS BASED SOLELY ON THE LISTED REFERENCES. NO WARRANTY IS MADE OR IMPLIED AS TO THE VALIDITY OF TITLE OR THE EXISTENCE OF OTHER RESTRICTIONS OR ENCUMBRANCES.

REFERENCE PLATS:
ALL PLATS RECORDED IN THE SUMTER COUNTY R.O.D. OFFICE:

- H.S. WILLSON, DATED JANUARY 28, 1960, PLAT BOOK Z25 PG9
- F.M. MURRAY DATED MAY 9, 1964, PLAT BOOK Z31 PG35
- J.P. EDWARDS, DATED SEPTEMBER 19, 1968, PLAT BOOK Z36 PG15
- J.P. EDWARDS, DATED SEPTEMBER 26, 1968, PLAT BOOK Z36 PG118
- J.P. EDWARDS, DATED APRIL 25, 1977, PLAT BOOK Z39 PG350
- J.P. EDWARDS, DATED DECEMBER 21, 1981, PLAT BOOK Z46 PG9
- JULIAN B. ALLEN, DATED MARCH 14, 1991, PLAT BOOK P891 PG272
- BEN J. MARELA, DATED JANUARY 18, 1999, PLAT BOOK P899 PG52
- MICHAEL C. TURBEVILLE, III, DATED APRIL 2, 2002, PLAT BOOK PB2002 PG621
- JOSEPH R. EDWARDS, DATED SEPTEMBER 21, 2009, PLAT BOOK PB2009 PG274
- F. DAVIS MITCHUM, DATED DECEMBER 13, 2016, PLAT BOOK PB2017 PG9
- HUEL C. BAILEY, DATED FEBRUARY 21, 2017, PLAT BOOK PB2018 PG49



BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY WAS DERIVED FROM SC STATE PLANE



Parcel A – John Simon Heirs, 11.76 Acres
Parcel B – Elizabeth J. Simon, 11.76 Acres
Parcel C – Mary Cooper Heirs, 11.77 Acres, total
Parcel D – Walter Simon Heirs, 11.76 Acres
Parcel E – Catherine Harvin Heirs, 11.77 Acres
Parcel F – Freddy Simon Heirs, 10.77 Acres, total
Parcel G – Lorene James Heirs, 11.77 Acres, total

CERTIFICATION:
I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "B" SURVEY AS SPECIFIED THEREIN.

Black River Land Surveying, LLC
Surveying Planning Mapping
2305 Mayes Open Road
Mayesville, SC 29104
803-453-6061 (Office)
ltisdale@sumtersurveyor.com

SOUTH CAROLINA BLACK RIVER LAND SURVEYING C.O.A. 1188

SOUTH CAROLINA REGISTERED LAND SURVEYOR LOUIS WHITE TISDALE 13804

LOUIS WHITE TISDALE
R.L.S. 13804

THIS PLAT IS NOT VALID UNLESS BEARS THE ORIGINAL SIGNATURE AND EMBOSSED SEAL.

SIMON ESTATE PROPERTY DIVISION

82.36 ACRES ON CONGRUITY ROAD

SITUATED IN CONCORD TOWNSHIP, COUNTY OF SUMTER, STATE OF SOUTH CAROLINA.
PLAT PREPARED AT THE REQUEST OF JAMES SIMON.
TMS# 298-00-05-014.

GRAPHIC SCALE

(IN FEET)
1 inch = 200 ft.

PARCEL	FAMILY UNIT	FAMILY MEMBERS (Grantee/Grantees on Deed)
A	The Heirs at Law of John Simon	John A. Simon, Lawrence A. Simon, Mona L. Hairston and Joyce Johnson
B	The Interest of Amos Simon pursuant to Joint Tenants with Right of Survivorship Deed	Elizabeth J. Simon
C	The Heirs at Law of Mary S. Cooper	Elizabeth J. Simon, Pamela Murdock, Tricia Simon, Ernest Desruisseau, Mary Denice Simon, Kenneth Lenard Simon, Della Mae Gortman, Lawrence P. Walker, Kenneth Dion Simon, Robin Johnson and Jerome Cooper
D	The Heirs at Law of Walter Simon	Walter Simon, Jr., Kimberly Simon, and Marsha Johnson, the heirs at law of Walter Simon
E	The Heirs at Law of Catherine Harvin	William Harvin, Tracy Jackson Shearer, Byron Jackson, Calvin Harvin, Patricia Harvin Lomax, Tammy Jackson Pegrem, Melody Smalls Harvin, Norris Harvin, Willie Richard Harvin, Tonya Jackson Bridges, Mamie Harvin Black and Virginia Harvin Williams
F	The Heirs at Law of Freddy Simon	Zelda Benjamin, Melissa Benjamin-Mitchell, Candice Simon, Romell Witherspoon, Cynthia Benjamin, Jennifer Benjamin-Priouleau, and Tarnesha Benjamin
G	The Heirs at Law of Lorene James	Loretta James Wilson, Harold James, Tracy James Barnhill and Retha Kendrick

The Heirs at Law of John Simon

John A. Simon, Lawrence L. Simon & Mona L. Hairston
3781 Rocky Glen
Columbus, OH 43230

Joyce Johnson
4626 Rockwood Road
Garfield Heights, OH 44125

The Heirs at Law of Catherine S. Harvin

William Harvin
8303 Dangerfield Place
Clinton, MD 20735

Patricia Harvin Lomax
3430 Nany Day Drive
Suitland, MD 20746

Willie Richard Harvin
520 Wild Cherry Lane
Darlington, SC 29532

Tracy Jackson Shearer
17 Wash Road
Lansdowne, PA 19050

Tammy Jackson Pegrem
9 Riverview Drive
Ewing, NJ 08628

Tonya Jackson Bridges
1808 Whitpain Hills
Blue Bell, PA 19422

Byron Jackson
13125 Conductor Way
Silver Spring, MD 20904

Melody Smalls Harvin
1005 Vaughn Street
Sumter, SC 29150

Mamie Harvin Black
10003 Loch Courtney Lane
Houston, TX 77089

Calvin Harvin
1008 Belmont Drive
Sumter, SC 29150

Norris Harvin
2752 Catie Circle
Sumter, SC 29150

Virginia Harvin Williams
PO Box 29272
Charlotte, NC 28229-9272

The Heirs at Law of Mary S. Cooper

Elizabeth J. Simon / Estate of Robert L Simon
201 Council St
Sumter, SC 29150

Mary Denice Simon
P.O. Box 1452
Mableton, GA 30126

Kenneth Dion Simon
6414 Kings Crest Place
Chesterfield, VA 23832

Pamela Murdock
9628 12th Bay Street Apt 22
Norfolk, VA 23518

Kenneth Lenard Simon
140 Hidden Bay Dr.
Sumter, SC 29154

Robin Johnson
2174 Guilderland Avenue
Schenectady, NY 12306

Tricia Simon
1007 Summit Woods New
Windsor, NY 12553

Della Mae Gortman
405 E. 105 St. Apt. 11G
New York, NY 10029

Jerome Cooper
50 Amsterdam Ave
Teaneck, NJ 07666

Earnest Desruisseau
676 Riverside Dr. Apt. 4D
New York, NY 10031

Lawrence P. Walker
7418 Wild Honey Way
Elkridge, MD 21075

The Heirs at Law of Freddy Simon

Zelda Benjamin, Melissa Benjamin-Mitchell, Candice Simon & Romell Witherspoon
3045 Homestead Road
Sumter, SC 29150

Jennifer Benjamin-Priouleau
412 Loring Drive
Sumter, SC 29150

Tarnesha Benjamin
1700 Termain Street, Apt D
Columbia, SC 29204

Cynthia Benjamin
7645 Garners Ferry Road
Apt 1030C
Columbia, SC 29209

The Heirs at Law of Lorene James

Loretta James Wilson
425 W Pierce St
Lake Alfred, FL 33850

Tracy James Barnhill
2023 Barstow Ln
Dundee, FL 33838

Retha Kendrick
PO Box 1540
Davenport, FL 33836

Harold James
c/o Loretta James Wilson
425 W Pierce St
Lake Alfred, FL 33850

The Heirs at Law of Walter Simon

Walter Simon, Jr.
922 Stoll Street
Baltimore, MD 21225

Kimberly Simon
1215 Linworth Avenue #2D
Baltimore, MD 21239

Marsha Johnson
512Chateau Ave
Baltimore MD 21212

ELECTRONICALLY FILED - 2024 Jan 05 12:48 PM - SUMTER - COMMON PLEAS - CASE#2017CP4300059

STATE OF SOUTH CAROLINA	)	IN THE COURT OF COMMON PLEAS THIRD JUDICIAL CIRCUIT
COUNTY OF SUMTER	)	
Walter Simon individually and as Trustee, Plaintiff, vs. Mary J. Simon, John Simon, Katherine S. Harvin, Mary S. Cooper, Freddy Simon, Lorene S. James, Willie Simon, Amos Simon, Robert L. Green, April D. Green and Robert Lee Simon, and any other children and heirs at law, distributes and devisees, and if any be deceased, then any person entitled to claim under or though them; also all other Persons unknown claiming any right, title, estate, interest in or lien upon the real estate described in the complaint herein, designated as John Doe, and any minors or impotent persons or persons in the military designated as Richard Roe, Defendants.	)	CIVIL ACTION NO.: 2017-CP-43-00059 **CONSENT ORDER VACATING ORDER AND JUDGMENT**

This matter came before the Court pursuant to a Rule 59(e) and Rule 60(b)(1) SCRCP Motion filed by A. Paul Weissenstein, Jr. on behalf of Robert L. Green and April D. Green. That Motion alleged that an incorrect earlier draft of a proposed Consent Order was accidently submitted to the Court and entered on July 3, 2023. Each party having consented to this new replacement proposed Order, the Court does hereby withdraw the July 3, 2023 Order and the Court does issue this Order in its place.

It appears from the record that the Plaintiff, Walter Simon, commenced this action to clear title of approximately 88.65 acres (TMS 298-00-05-014) located on Congruity Road in Sumter County, South Carolina on January 13, 2017. The Order and Judgment was filed on June 2, 2017.

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This matter came before this court pursuant to a Motion for Relief from Judgment filed by Robert Lee Simon on February 4, 2022 pursuant to South Carolina Rule of Civil Procedure 60, alleging that the Plaintiff, Walter Simon, committed a fraud upon the Court by providing to his attorney a false address for Robert Lee Simon for Service of Process by the Sumter County Sheriff Department.

Robert Lee Simon in his motion submits that this address information was false and Plaintiff knew it to be false at the time. The address provided for Service upon Robert Lee Simon, was the Plaintiff's own address. Further, the motion alleges that Plaintiff intentionally misrepresented the address for Robert Lee Simon and Plaintiff intended to defraud the Court. The Petitioner/Defendant never lived at 1765 Colar Lane, Sumter, SC 29153.

The Plaintiff's attorney received an Affidavit of Non-Service from the Sumter County Sheriff's Department, and thereafter obtained an Order of Publication but that Order would have been based upon the false fraudulent misrepresentation of the Plaintiff. Robert Lee Simon submits that the Plaintiff did not exercise due diligence in attempting to serve the petitioner and provided his own address to ensure that the Petitioner was not served with actual notice of the lawsuit. Further, the motion alleges the Plaintiff obtained the affidavit of Non-Service by fraud and intentional misrepresentation and obtained the Order of Publication based upon his intentional and fraudulent misrepresentation and the Order and Judgment is therefore void.

Robert Lee Simon submits that the Plaintiff, Walter Simon, deceived his own attorney, the Guardian ad Litem, and the Court in order to obtain the Order and Judgment regarding the true address of Robert Lee Simon thereby depriving Robert Lee Simon of due process and his right to be heard on the merits.

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It further appears from the record that the Plaintiff, Walter Simon, died on February 3, 2021 in Sumter County, South Carolina. The Estate of Walter Simon was opened on December 9, 2021, in the Sumter County Probate Court (2021-ES-43-00910) and James L. Simon was appointed as Personal Representative.

It appears that the parties, Robert Lee Simon and the Personal Representative, James L. Simon, have acknowledged that the Plaintiff, Walter Simon, did deceive his attorney, the Guardian ad Litem, and the Court by intentionally providing false information to the Court in order to obtain the Order and Judgment by fraud.

The Personal Representative, James L. Simon, on behalf of the Estate of Walter Simon, hereby consents to an Order Vacating the Order and Judgment entered on June 2, 2017.

The parties have called the Court's attention to the pending litigation, Kendrick, et al. vs. Walter Simon, et al., 2022-CP-43-00181, which involves a clear title action of the same tract of real property located on Congruity Road in Sumter County, South Carolina which will resolve the ownership interests of all of the heirs of Walter Simon, as well as the heirs of Mary J. Simon.

Robert L. Green and April D. Green purchased property from Walter Simon pursuant to that June 2, 2017, Order, and have requested that their interest in that property be protected.

NOW, THEREFORE, upon the Motion of Robert Lee Simon, and with the consent of James L. Simon, Personal Representative of the Estate of Walter Simon, and of A Paul Weissenstein as attorney for Robert L. Green and April D. Green, it is hereby

Ordered, Adjudged and Decreed that:

1. This Court has jurisdiction of the parties and subject matter.

2. Robert Lee Simon, who is attempting to vacate the order and judgment in this case, and James L. Simon, as Personal Representative of the Estate of Walter Simon, recognize that

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Robert L. Green and his daughter, April D. Green, paid valuable consideration to Walter Simon for 2.33 acres of property which is a portion of the property that is the subject of these actions. They agree that equity should allow the Greens to retain the 2.33 acres thus received and affirms their title to that 2.33 acres.

3. Therefore, the interest and ownership of Robert L. Green and/or April D. Green in the 2.33 acres as set forth in the deed recorded January 10, 2017, in Book 1229 at Page 950 in the Register of Deeds Office for Sumter County is confirmed by this Order.

4. In all other respects, that the Order and Judgment filed on June 2, 2017, shall be vacated and declared void.

AND IT IS SO ORDERED.

Sumter, South Carolina

January ____, 2024

_____
Presiding Judge of the Court of Common Pleas for the Third Judicial Circuit

I SO MOVE:

s/ Herbert E. Buhl, III
Herbert E. Buhl, III
2204 Devine Street
Columbia, SC 29205
803.799.3767
Herb@herbbuhl.com
Attorney for Robert Lee Simon

I CONSENT:

s/ William H. Johnson
William H. Johnson
411 North Brooks St.
P.O. Box 1377
Manning, SC 29102
803-435-0909
william@jdnlawfirm.com
Attorney for James L. Simon
Personal Representative of the Estate of Walter Simon

I CONSENT

s/ Kenneth R. Young, Jr.
Kenneth R. Young, Jr.
23 W. Calhoun Street
Sumter, SC 29150-4268
C/A # 2022-CP-43-00181
Attorney for Retha James Kendrick

I MOVE

s/ A. Paul Weissenstein, Jr.
A. Paul Weissenstein, Jr. SC Bar #6013
PO Box 2446
Sumter, SC 29151
Ph: 803-418-5700
Email: pwlaw2@gmail.com
Attorney for Robert L. Green and April D. Green

ELECTRONICALLY FILED - 2024 Jan 05 12:48 PM - SUMTER - COMMON PLEAS - CASE#2017CP4300059

Sumter Common Pleas

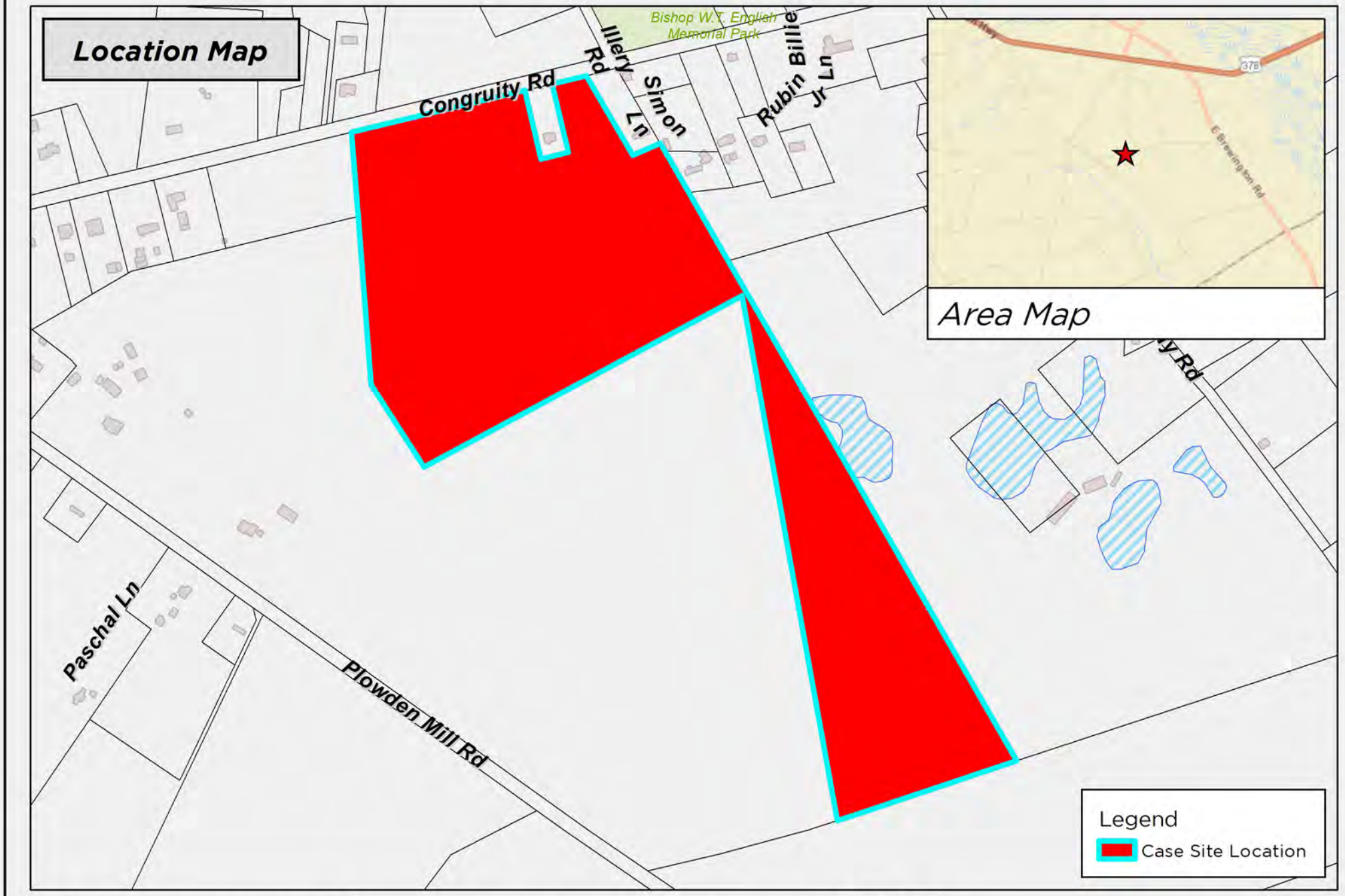
Case Caption: Walter Simon , plaintiff, et al VS Mary J Simon , defendant, et al

Case Number: 2017CP4300059

Type: Order/Consent Order

So Ordered

s/ R. Ferrell Cothran, Jr., 2144



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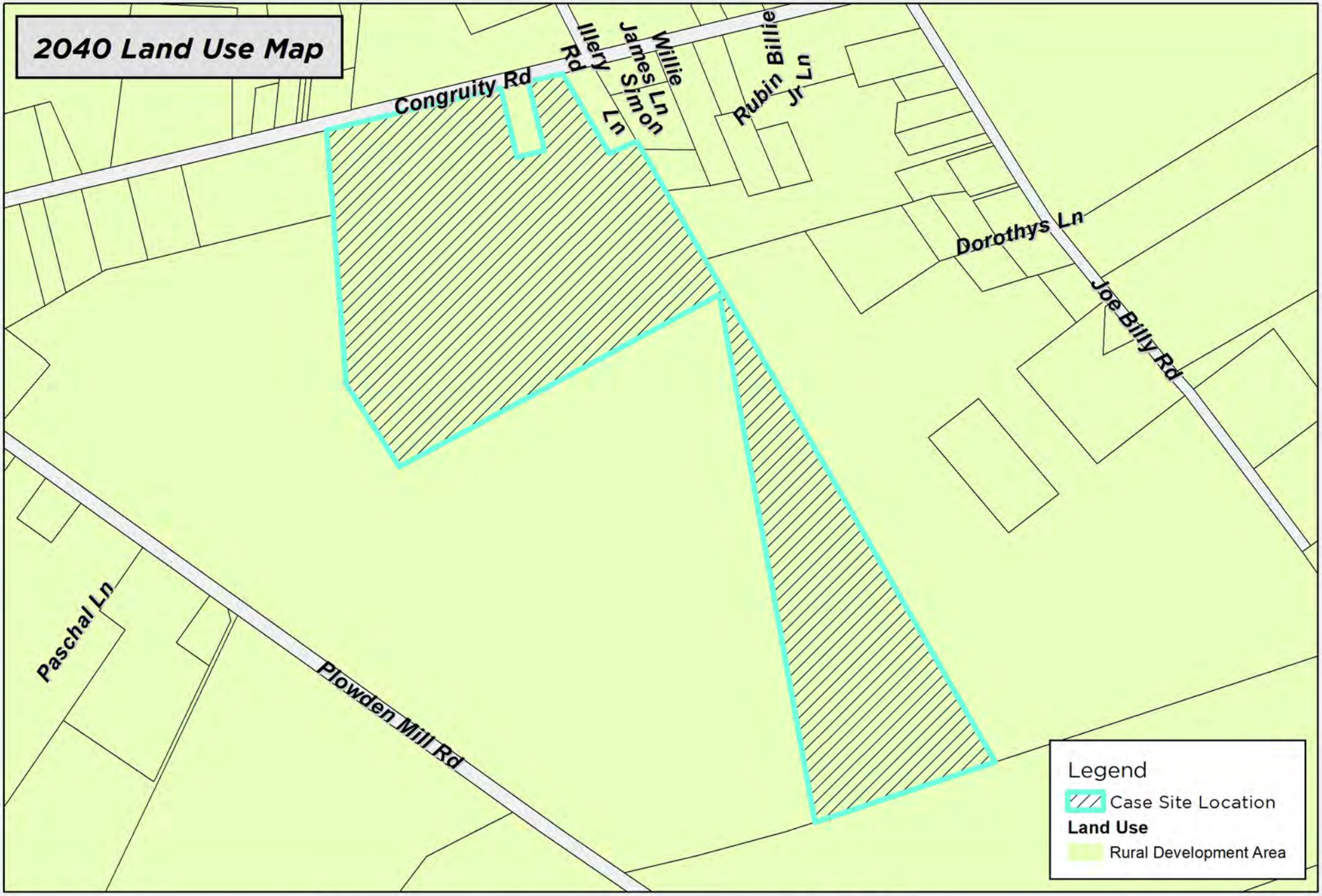
0 300 600 Feet

1 inch = 600 feet

Map Prepared by: Sumter Planning Department
Copyright 2024
Date: 10/23/2024
User Name: crobbins
Document Name: BOA-24-36

Sumter SOUTH CAROLINA

BOA-24-36
3580 Congruity Rd, Sumter, SC 29153
Tax Map # 298-00-05-014



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Date: 10/23/2024
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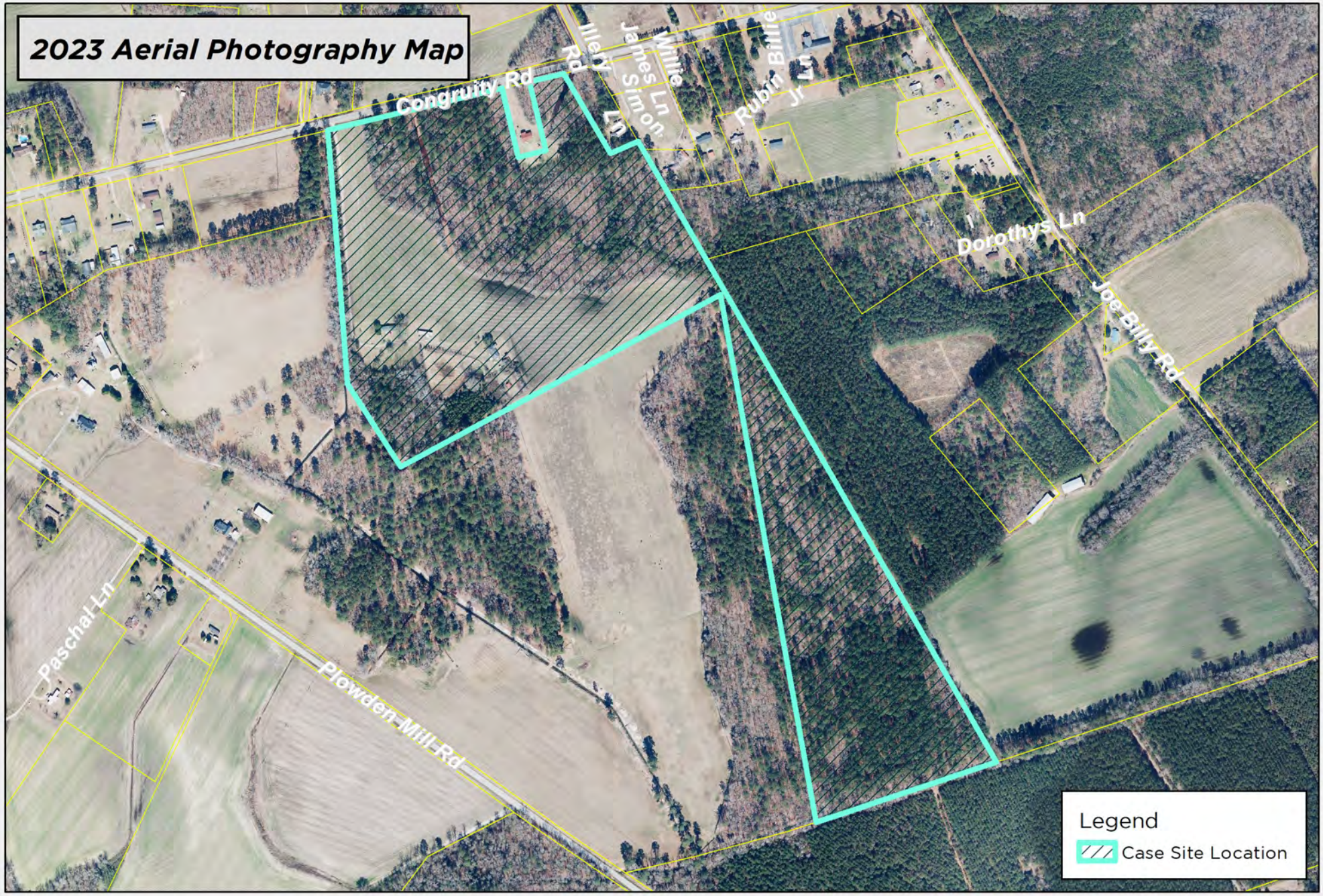
Sumter SOUTH CAROLINA

BOA-24-36
3580 Congruity Rd, Sumter, SC 29153
Tax Map # 298-00-05-014



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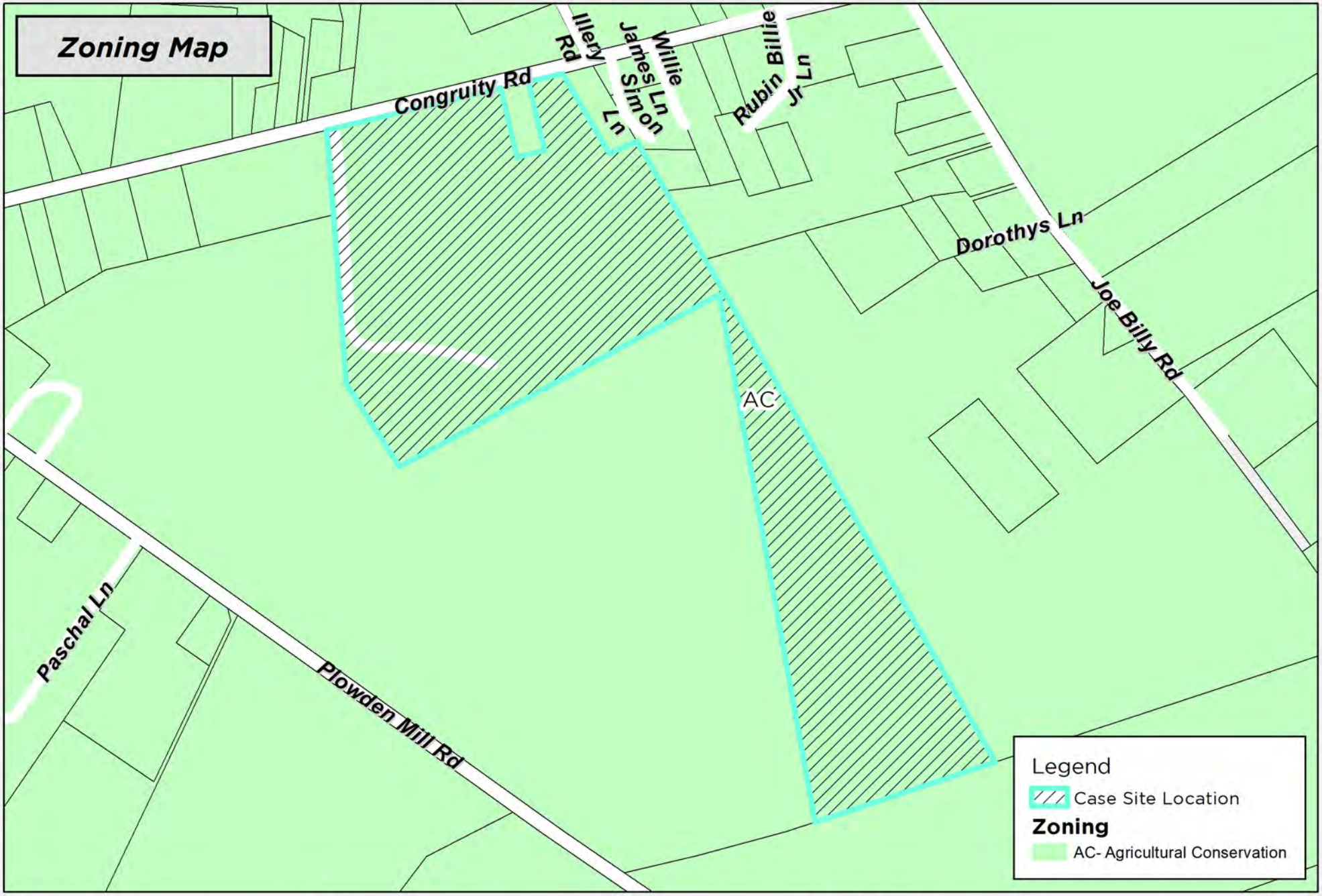
Sumter SOUTH CAROLINA

BOA-24-36
3580 Congruity Rd, Sumter, SC 29153
Tax Map # 298-00-05-014



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0 300 600 Feet

1 inch = 600 feet

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Sumter SOUTH CAROLINA

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