
CITY OF COLUMBIA BOARD OF ZONING APPEALS AGENDA

OCTOBER 11, 2016 - 10:00 AM
CITY COUNCIL CHAMBERS
1737 MAIN STREET, 3rd FLOOR
COLUMBIA, SOUTH CAROLINA

CHUCK SALLEY • PATRICK HUBBARD • CALHOUN McMEEKIN, III • PRESTON YOUNG
REGGIE MCKNIGHT • TYLER GREGG • REGINA E. WILLIAMS

PRIOR TO ENTERING COUNCIL CHAMBERS, PLEASE TURN ALL ELECTRONIC DEVICES (CELL PHONES, PAGERS, ETC.) TO THE SILENT, VIBRATE, OR OFF POSITION.

I. CALL TO ORDER and DETERMINATION OF QUORUM

II. CONSENT AGENDA

A. APPROVAL OF MINUTES

1. Approve [September 13, 2016](#) Minutes

B. OLD BUSINESS

None.

C. NEW BUSINESS

2. [16-051-V](#) Dist. 3 **121 Humane Lane (TMS# 13609-01-01)** Variance to the parking requirements for veterinary services (Bob Probst, AIA, City of Columbia) (M-1, -FP)

III. REGULAR AGENDA

A. OLD BUSINESS

3. [16-047-V](#) Dist. 2 **933 Main Street (TMS# 08916-06-03)** Variance to the parking requirements to construct apartments (933 Main Street Partners LLC)(C-4, -DD)
Deferred to 11/8/16

B. NEW BUSINESS

4. [16-052-V](#) Dist. 4 **801 and NX821 True Street, (TMS# 16404-08-07 and -08)** Variance to the parking, buffer yard, and street protective yard requirements to expand a dental office (Harris Cohn, Cohn Construction) (C-1)
5. [16-053-SE](#) Dist. 3 **2020 Gervais Street (TMS# 11406-12-04)** Special exception to expand a convenience store (Dan Sherer, Sherer & Associates LLC) (MX-1, 5P)
6. [16-054-SE](#) Dist. 2 **790 Huger Street aka 520 Greene Street (TMS# 08911-05-01)** Special Exception to establish a drinking place (Dan Sherer, Sherer & Associates LLC) (MX-2, -ID)
7. [16-059-SE](#) Dist. 3 **Parcel adjacent to 7504 Garners Ferry Road (TMS# 16316-01-06(portion))** Special Exception to allow a drive-through for a proposed restaurant (Cook Out c/o Dan Creed, Heritage Engineering, Inc.) (C-3)

8. **16-061-SE Dist. 2 875 Catawba Street and NE/S Lincoln Street (TMS# 08913-05-03 and -05)** **Deferred to 11/8/16** Special Exception to establish a multifamily use (Brad Brown, BET Investments) (M-2, -PD)
9. **16-062-V Dist. 2 875 Catawba Street and NE/S Lincoln Street (TMS# 08913-05-03 and -05)** **Deferred to 11/8/16** Variance to the parking and setback requirements for multifamily and commercial uses (Brad Brown, BET Investments) (M-2, -PD)

IV. OTHER BUSINESS

V. ADJOURNMENT

Note: City Council Representation

DIST. 1	SAM DAVIS	AT-LARGE	TAMEIKA ISAAC DEVINE
DIST. 2	EDWARD MCDOWELL, JR.	AT-LARGE	HOWARD DUVALL, JR.
DIST. 3	MOE BADDOURAH	MAYOR	STEVE BENJAMIN
DIST. 4	LEONA K. PLAUGH		

CONSENT AGENDA

The Board of Zoning Appeals uses the consent agenda to approve non-controversial or routine matters by a single motion and vote. If a member of the Board or the general public wants to discuss an item on the consent agenda (at the beginning of the meeting), that item is removed from the consent agenda and considered during the meeting. The Board then approves the remaining consent agenda items. If an item is removed from the consent agenda, that item will be heard after old business on the regular agenda.

MEETING FORMAT

Applicants with requests before the Board of Zoning Appeals are allotted a presentation time of 10 minutes. This time should include but is not limited to an overview of the project, case history, and any pertinent meetings held regarding the request. This time also includes all persons presenting information on behalf of the applicant such as attorneys, engineers, and architects. This time limit does not include any questions asked by the Board of Zoning Appeals or staff regarding requests. Zoning staff may make a 10 minute presentation.

Any member of the general public may address the Board in intervals of 3 minutes; or 5 minutes if by a spokesperson for an established body or for a group of three or more. The applicant will then have 5 minutes for rebuttal.

The Board reserves the right to amend these procedures on a case-by-case basis.

ORDERS OF THE BOARD

In accordance with S.C. Code §6-29-800 and §17-113(b) of the City of Columbia Zoning Ordinance all final decisions and orders of the board shall be in writing and permanently filed in the office of the board as a public record. All findings of fact and conclusions of law shall be separately stated in final decisions or orders of the board which must be delivered by certified mail to parties of interest. Generally, final decisions of the board are mailed to the applicant and parties of interest prior to the following board meeting.

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