

Chester County Zoning Board of Appeals Minutes of April 11, 2023

The April 11, 2023, meeting of the Chester County Zoning Board of Appeals was held at 6:00 pm in council chambers at the R. Carlisle Roddey Government Building in Chester, SC.

Notice of Meeting: Notice of time, date, place, and agenda for this meeting were posted in the County Office Government Complex, Chester County Court House and published in the March 22, 2023, issue of the Chester News & Reporter. All properties listed on the agenda were properly posted.

Quorum Established: Chairman McBrayer, Vice Chairman Hayes, Commissioner Thomas, Commissioner Fischer, and Commissioner Walley were present.

Absent: Commissioners Spann and Jackson were absent without prior notification.

Staff: Director Mike Levister, Jaime Chappell, Kristen Davis were present

Call to Order: Chairman McBrayer called the meeting to order.

Approval of Agenda: Vice Chairman Hayes made the motion to approve the agenda as presented; seconded by Commissioner Walley. The vote was 5-0 to approve.

Approval of Prior Minutes: Commissioner Walley made the motion to approve the minutes as presented; seconded by Commissioner Thomas. The vote was 5-0 to approve.

New Business:

Reference: CCV23-07

Applicant: Brandon Smith

Request: Chapter 4 District Regulations § 4-112

RG-1 – Multi-family Residential District Regulations: Variance: Requesting a variance of 10FT from the 25 FT setback.

Tax Map #: 069-05-24-002-000

Address: 541 W. White Street, Chester, SC 29706

Brandon Smith stated he lives at 1141 Amesbury Court, Clover, SC 29710. He said we ran into some issues with an existing, preexisting sewer line that runs on the backside of the property and pretty much inhibit us from actually being able to build a home on the property because of the location of that sewer line to be able to be within the setbacks to allow the build of this new construction home.

Chairman McBrayer asked your request pretty much put your house when you build it on the same line as the existing house.

Mr. Smith stated will actually be pretty much close to what the existing houses are there now. I think, you know, it was, you know, the older ordinance allows for them to be a little closer to the road back when. So, when they initially had their sewer line, I guess they you know, they was I guess assuming that houses would stay in that area I'm assuming.

Chairman McBrayer asked was there anything else he would like to share?

Mr. Smith stated that was pretty much it.

Chairman McBrayer asked if anyone wished to speak for or against the request. There were none. Commissioner Thomas motioned to approve, seconded by Vice Chairman Hayes. Vote 5-0 Approve

Comments / Discussion- There were none.

Adjourn- Commissioner Walley motioned to approve, seconded by Commissioner Thomas. Vote 5-0 Approve

This is a summary of proceedings at the April 11,2023, meeting of the Zoning Board of Appeals: and not a verbatim transcript of the meeting. This summary, and an audio recording of the meeting is retained by the Chester County Building & Zoning department, and available if requested. This summary represents the facts of this meeting, not the opinion or interpretation of the Secretary.

