

*South Carolina*  
**SPRINGDALE**

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**Board of Zoning Appeals Regular Meeting**  
**Thursday, February 3, 2022 – 6:00 pm**  
**2915 Platt Springs Road, Springdale, SC 29170**

The media and public were duly notified of the date, time, and place of this meeting.

**Member(s) Present:** Chair Ed Davis, Vice Chair Joseph Kennedy, Members Shaw and Gadsden.

**Member(s) Absent:** None.

**Staff Present:** Town Administrator Ashley Watkins and Municipal Clerk Leeann Eden

**I. Call to Order**

Chair Davis called the meeting to order at 6:00 pm. A quorum was present. Chair Davis provided the invocation.

**II. Consent Agenda**

The agenda for the February 3, 2022 Regular Meeting, as well as the minutes for the November 10, 2021 Regular Meeting were unanimously approved.

**III. New Business:**

- A. BZA 22-01;** Request from applicant Raceway for the subject property, TMS: 005753-01-039, to be granted a Variance to allow for a sign that is more than 20 ft. in height. Special Attorney Robert Fuller, representing Raceway, introduced himself and Project Manager Tommy Pease, who was in attendance via Zoom. Attorney Fuller stated that Raceway's present sign is a placard sign that has to be changed manually by an employee at a high height, and is outdated. He stated that the new proposed sign is a modernized LED sign that can be controlled via a computer off-site, and it reduces the risk imposed by employees having to manually change the sign at its current height. The new sign will also be more visible to drivers, and will take less focus to accurately read the price of fuel. Attorney Fuller stated that although the proposed sign does exceed the height requirement, it is reduced in size from the current sign and the previous variance in which it was permitted. He finished by stating if the sign was any lower, it would not be visible to motorists, especially those on the I-26 overpass above Airport Blvd. Chair Davis stated that the sign will be in keeping with other gas station signs on Airport Blvd. and will feature improved esthetics, including a 75% decrease in surface area. He thanked Mr. Fuller for his presentation. Member Gadsden asked if any corridor improvements are planned for the Airport Blvd. area. Administrator Watkins stated that the Town has partnered with the Midlands Business Leadership Group on a corridor beautification project that will mainly focus on landscaping. The Board, on motion of Chair Davis, seconded by Member Gadsden, voted unanimously to approve the Variance for sign height.

B. BZA 22-02; Request from applicant Chuck Corley for the subject property, TMS: 005636-01-033, to be granted a Variance to allow subdivision of a parcel with less than 100 ft. lot width at front setback line. Chair Davis asked if anyone was present to represent the Variance request. Administrator Watkins stated that no one was present. The Board, on motion of Chair Davis, seconded by Member Shaw, voted unanimously to postpone the hearing for Variance Application 22-02 until a later time in which someone could represent the request and provide more information.

**V. Adjournment**

The Board, on motion of Vice Chair Kennedy, seconded by Member Shaw, voted unanimously to adjourn the meeting at 6:14 pm.

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*Ed Davis, Chairman*

Attest:

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*Leeann Eden, Municipal Clerk*