



YORK COUNTY
BOARD OF ZONING APPEALS
MINUTES • SEPTEMBER 12, 2024
DRAFT



Board of Zoning Appeals

York County Government Center
6 South Congress Street
York, SC 29745

6:00 PM

Jeff Blair: Present, Ashley Schemine: Present, Rob Cameron: Late (6:13 PM), Lauren Hebert: Present, Thomas "Bud" Smith: Absent, Derrick Williams: Present, Richard Abboud: Present, Rachel Grothe: Present, Laura Dover: Present.

Minutes Approval

Approval of August 8, 2024 Board of Zoning Appeals Minutes

The minutes from the August 8, 2024, meeting were approved by a 4-0 vote

ACCEPTED [Unanimous]

MOVANT: Derrick Williams

SECOND: Jeff Blair

AYES: Jeff Blair, Ashley Schemine, Lauren Hebert, Derrick Williams

ABSENT: Thomas "Bud" Smith

AWAY: Rob Cameron

Old Business

New Business

Nancy McGee requests Variances from York County Code of Ordinances Chapter 155: Zoning Code §155.058-Setbacks for a deck addition in the RSF-40 District and Table 155.059-1: Maximum Percentage of Impervious Surface of 50% for Single-Family Detached Dwellings for property located at 14 King Haigler Chase, in the Clover Community, tax map 5790101014. District 2–Love. Case Number Z24-7 V BZA

Staff presentation was given by Rick Abboud

Nancy and Brandon McGee was present to address the board with the reason for the request.

No one was present to speak in favor of the request.

No one was present to speak in opposition of the request

Public hearing was closed

Motion was made to deny variance request

The motion was approved by a 4-1 vote

DENIED [4 to 1]

MOVANT: Lauren Hebert
SECOND: Derrick Williams
AYES: Jeff Blair, Ashley Schemine, Lauren Hebert, Derrick Williams
NAYS: Rob Cameron
ABSENT: Thomas "Bud" Smith

Mark Cook requests a Variance from York County Code of Ordinances Chapter 155: Zoning Code §155.622-1 Minimum Setbacks, 10-foot rear setback Location of Accessory Structure (Pool) for the property located at 249 Lorraine Rd, in the Fort Mill Community, tax map 6490901134. District 1–Audette. Case Number Z24-6 V BZA

Staff presentation was given by Rachel Grothe

Mark Cook and Matthew Levesque was present to address the board with the reason for the request.

No one was present to speak in favor of the request.

No one was present to speak in opposition of the request

Public hearing was closed

Motion to Approve

A motion was made to approve variance request

Motion failed in a 2-3 vote

FAILED [2 to 3]

Motion to Deny

A motion was made to deny variance request

Motion was approved in a 3-2 vote

DENIED [3 to 2]

MOVANT: Jeff Blair

SECOND: Lauren Hebert

AYES: Jeff Blair, Lauren Hebert, Derrick Williams

NAYS: Ashley Schemine, Rob Cameron

ABSENT: Thomas "Bud" Smith

Lisa Spencer on behalf of Ritchie Russel requests Variances from York County Code of Ordinances Chapter 155: Zoning Code §155.849(A) Use of Riparian Buffers, land disturbance and construction activities prohibited and 155.205(C)(1) Accessory structures must be located at or behind the front building line of the principal structure on the lot for the property located at 5026 Tioga Rd, in the Clover Community, tax map 5560000058. District 2–Love. Case Number Z24-8 V BZA

Staff presentation was given by Rick Abboud

Ritchie Russell was present to address the board with the reason for the request.

No one was present to speak in favor of the request.

No one was present to speak in opposition of the request

Public hearing was closed

A motion was made to approve variance request

Motion was approved in a 5-0 vote

APPROVED [Unanimous]

MOVANT: Ashley Schemine

SECOND: Rob Cameron

AYES: Blair, Schemine, Cameron, Hebert, Williams

ABSENT: Thomas "Bud" Smith

Executive Session

Adjourn

With no further business the meeting adjourned at 7:14 PM