



**City of Greenville  
Planning Commission  
Agenda Workshop  
12:00 PM November 19, 2019  
9th Floor Conference Room, City Hall**

**Meeting Notice Posted November 15, 2019**

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Minutes prepared by Michael Frixen

Members Present: David Keller, Meg Terry, Diane Eldridge, Jonathan Pait

Members Absent: Catherine Smith, Shontavia Johnson, Trey Gardner

Staff Present: Jonathan Graham, Planning & Development Manager  
Courtney Powell, Senior Planner  
Michael Frixen, Development Planner  
Brennan Williams, Development Planner  
Matt Lonnerstater, Development Planner  
Ben Abdo, Development Planner  
Kris Kurjiaka, Development Planner  
Michael Pitts, City Attorney  
Dwayne Cooper, Engineering Services Manager  
Clint Link, Civil Engineer

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**NOTICE OF MEETING:** Pursuant to Section 30-4-80 of the S.C. Code of Laws, notice of this meeting was provided on January 10, 2020, via the Greenville City Website. In addition, the agenda for this meeting was posted and emailed to all persons, organizations, and news media requesting notice.

**CALL TO ORDER:** Chairman Keller called the meeting to order at 12:05 PM.

**AGENDA WORKSHOP:** The Planning Commission received an overview from Planning Staff on the following applications, which were scheduled for the public hearing on January 16, 2020:

**OLD BUSINESS** - None

**NEW BUSINESS**

**A. MD 19-004**

Application by Aspens Senior Living LLC for a **MULTI-FAMILY DEVELOPMENT** of 159 units on 7.95 acres located at **VERDAE BLVD** and **SALTERS RD** (TM# 0261000101200, SE corner)

**B. MD 19-005**

Application by Richard Lynch for a **MULTI-FAMILY DEVELOPMENT** of 8 units on 1.7 acres

located at **CHESTNUT ST** and **E NORTH ST** (TM#s 0190000207900; 0190000207000; 0190000207100; 0190000207200)

**C. SD 18-009MM**

Application by Phillip Day for a **SUBDIVISION MODIFICATION** of 21.1 acres located at **3590 LAURENS RD** from 1 LOT to 88 LOTS (TM# M010040100600) (SD 18-009 approved by PC 06/21/18; SD 18-009M approved by PC 11/15/18)

**D. SD 19-017 – *deferred until 02/20/20 meeting***

Application by Robert Julian for a **COTTAGE SUBDIVISION** on 1.04 acres located at **HALL ST** from 2 LOTS to 9 LOTS (TM#s 0201000102701, 0201000102702)

**E. SD 19-019**

Application by Jennings Lyon (c/o LyonJay) for a **SUBDIVISION** of 25.73 acres located at **FAIRFOREST WAY** and **UNITED WAY** from 1 LOT to 129 LOTS (TM# M011010100315)

**F. SD 19-020**

Application by Jay Martin for a **CLUSTER SUBDIVISION** of 4.81 acres located on **FISHER DR** from 7 LOTS to 29 LOTS (TM# 0280000203400; 0280000203500; 0280000203600; 0280000203601; 0280000203700; 0280000203800; 0280000203801)

**G. Z-26-2018M**

Application by Joe Bryant for a **PD MAJOR MODIFICATION** of the **ADAMS HILL PLANNED DEVELOPMENT** on 19.4 acres located at **HAYWOOD RD** and **PELHAM RD** (TM#s 0278000200300, 0278000200301) (Original PD zoning approved 08/12/19)

The members present discussed and reviewed materials for the applications indicated above. No action or votes were taken on any agenda item. No public hearing was conducted, and no public comments were received.

**ADJOURNMENT:** The meeting was adjourned at 1:00 PM.