



**Office Use Only:**

Application# CU 19-240 Fees Paid 125.  
Date Received 3/19/19 Accepted By BTW  
(JG)

# APPLICATION FOR CONDITIONAL USE CITY OF GREENVILLE, SOUTH CAROLINA

**APPLICANT / PERMITTEE\*:** Andrew C Peek The Firmament  
\*Operator of the proposed use; Name Title / Organization  
permit may be limited to this entity.

**APPLICANT'S REPRESENTATIVE:**  
(Optional) Name Title / Organization

MAILING ADDRESS: 5 Market Point Dr. Greenville, SC 29607

PHONE: 864 (46) 5101 EMAIL: Andrew@TheFirmamentGVL.com

**PROPERTY OWNER:** BF-GVL LLC - Azalea Management

MAILING ADDRESS: 1300 Tunnel Road Asheville NC. 28805

PHONE: 828-298 3486 EMAIL: Kelly@AzaleaManagement.com

### PROPERTY INFORMATION

STREET ADDRESS: 5 Market Point Dr. Greenville, SC 29607

TAX PARCEL #: 0547010101645 ACREAGE: .9 ZONING DESIGNATION: \_\_\_\_\_

### REQUEST

Refer to Article 19-4, Use Regulations, of the Land Management Ordinance ([www.municode.com/library/](http://www.municode.com/library/))

**DESCRIPTION OF PROPOSED LAND USE:**

music venue

### INSTRUCTIONS

1. The application and fee, **made payable to the City of Greenville**, must be submitted to the planning and development office during normal business hours.
2. The applicant/owner must respond to the "standards" questions on page 2 of this application (you must answer "why" you believe the application meets the tests for the granting of a conditional use). See also **Section 19-2.3.6, Conditional Use Permit**, for additional information. You may attach a separate sheet addressing these questions.
3. For conditional use requests for nightclubs/bars, event venues, or businesses operating after midnight, the applicant must also submit the **Zoning Compliance Application for Establishments Serving Beer, Wine, or Liquor**.

4. You must attach a scaled drawing of the property that reflects, at a minimum, the following: (a) property lines, existing buildings, and other relevant site improvements; (b) the nature (and dimensions) of the proposed development (activity); (c) existing buildings and other relevant site improvements on adjacent properties; and, (d) topographic, natural features, etc. relevant to the requested special exception.

5. You must attach the required application fee: \$250.00

6. The administrator will review the application for "sufficiency" pursuant to **Section 19-2.2.6, Determination of Sufficiency**, prior to routing the application for staff review. If the application is determined to be "insufficient", the administrator will contact the applicant to request that the applicant resolve the deficiencies. **You are encouraged to schedule an application conference with a planner, who will review your application for "sufficiency" at the time it is submitted. Call (864) 467-4476 to schedule an appointment.**

7. **Please read carefully:** The applicant and property owner affirm that all information submitted with this application; including any/all supplemental information is true and correct to the best of their knowledge and they have provided full disclosure of the relevant facts.

In addition the applicant affirms that the applicant or someone acting on the applicant's behalf has made a reasonable effort to determine whether a deed or other document places one or more restrictions on the property that preclude or impede the intended use and has found no record of such a restriction.

If the planning office by separate inquiry determines that such a restriction exists, it shall notify the applicant and advise them to withdraw or modify the application in a timely manner, or act to have the restriction terminated or waived.

To that end, the applicant hereby affirms that the tract or parcel of land subject of the attached application is  or is not  restricted by any recorded covenant that is contrary to, conflicts with, or prohibits the requested activity.

[Signature] APPLICANT SIGNATURE

2/11/19 DATE

[Signature] PROPERTY OWNER SIGNATURE

3/11/17 DATE

**Applicant Response To  
Section 19-2.3.6(D), Standards – Conditional Use Permit**

(You may attach a separate sheet)

1. Describe the ways in which the proposal complies with the goals, policies, and standards of the ordinance and, in particular, with the standards of **Section 19-4.3, Use Specific Standards**.

We have been operating for 1 year under our current Conditional Use permit  
We wish to change our weekday hours to extend until 2 am.

2. Describe the ways in which the infrastructure (roads, potable water, sewerage, schools, parks, police, fire, and emergency facilities) capacity is adequate to serve the proposed conditional use.

Perfect location w/in City limits, not surrounded by homes, Fire station located 1 mile away. Near Main Road at Woodruff,



**CONDITIONAL USE PERMIT  
CITY OF GREENVILLE, SOUTH CAROLINA**

*A copy of this permit must be kept on premises at all times, available to City inspectors.  
For more information, contact the Planning and Development office at City Hall, 864.467.4476.*

Property location: **5 MARKET POINT DRIVE (TMS#: 054701-01-01645);**

This Conditional Use Permit (CU 17-759) authorizes the following zoning activity, subject to the conditions listed below, as regulated in the Greenville City Code, Sections 19-2.3.6, *Conditional Use Permit*, 19-4.1, *Table of Uses*, and 19-4.3.3, *Use Specific Standards*:

**INDOOR ENTERTAINMENT FACILITY TO BE OPEN AFTER MIDNIGHT**

**Conditions:**

- 2) The Conditional Use Permit is limited to the Applicant, Andrew Peek, and the business known as "THE FIRMAMENT", and is not transferrable.
- 3) The use shall operate no later than 2 AM. The facility shall substantially conform to the information provided by the Applicant to the Technical Advisory Committee and the content of the application. Modification of the facility's operation shall require the Applicant to seek a modification of the Conditional Use Permit.
- 4) At all times during its occupancy, the Applicant shall assign a manager on the premises who shall ensure compliance with the terms of this Permit, the City Code, and the applicable SC Code of Laws and Regulations. Operation of the business shall comply at all times with the provisions of the State Alcoholic Beverage Control Act and the Regulations of the Department of Revenue.
- 5) Maximum occupancy shall be determined by the City Building Codes department based on an approved seating plan and shall be managed by the proprietor to prevent over-crowding. Furthermore, the Applicant shall enroll in and complete an online crowd management course and prepare a security plan for emergency situations to prevent over-crowding.
- 6) The Applicant shall retain a minimum of two (2) outdoor security persons during hours of operation between 10 PM and 2 AM on Fridays and Saturdays and on any day when it is reasonably anticipated that a larger-than-average number of patrons will occupy the premises. The security person must possess a "Security Officer Registration Certificate" pursuant to Chapter 18 of Title 40 of the SC Code of Laws, or as an alternative, may be an off-duty sworn law enforcement officer. No other employee may serve in the capacity of the security person unless so certified.
- 7) Exterior sound amplification is prohibited.
- 8) Interior sound amplification shall be directed away from the principal entrance or directed toward the interior of the facility. Except to provide ingress and egress, exterior doors and windows shall remain closed after 10 PM.
- 9) The Applicant and all of its managers and employees responsible for serving any alcoholic beverage (current and future) shall participate in the "Merchant Education / Server Training" Program offered by the Phoenix Center or comparable program offered by other vendor(s) approved by the Greenville Police Department. Evidence of satisfactory completion of this training for each employee shall be retained on-site and available for inspection by the Administrator and the Greenville Police Department. Current personnel shall receive training within ninety (90) days of the date of the granting of a Conditional Use Permit and future personnel shall receive training within thirty (30) days of hiring.

- 10) The use is subject to the City of Greenville noise ordinance and the applicant shall implement sound dampening/proofing measures to mitigate excessive noise levels outside the venue and to prevent a nuisance to neighboring properties.
- 11) A parking study and plan demonstrating the amount of parking required shall indicate the number and location of remote spaces and spaces shared with other uses. A parking agreement is required for all remote parking spaces required to serve the proposed use.
- 12) A copy of the Conditional Use Permit shall be maintained with other posted occupancy information on the premises and made available for code enforcement inspections.

*Breman Williams*

**ISSUED THIS 21th DAY OF September, 2017.**

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**PLANNING & DEVELOPMENT DIVISION**

Conditional Use Permit CU 17-759

**Office Use Only:**

Application# 17-759 Fees Paid 250  
Date Received 8-14-17 1:54p Accepted By EEV

**APPLICATION FOR CONDITIONAL USE  
CITY OF GREENVILLE, SOUTH CAROLINA**

**APPLICANT / PERMITTEE\*:** Andrew Peek owner - The Firmament LLC  
\*Operator of the proposed use; Name Title / Organization  
permit may be limited to this entity.

**APPLICANT'S REPRESENTATIVE:** \_\_\_\_\_  
(Optional) Name Title / Organization

MAILING ADDRESS: 5 Market Point Dr. Greenville, SC 29607

PHONE: 864 616 5101 EMAIL: Andrew@theFirmamentgvl.com

**PROPERTY OWNER:** BF - GVL LLC

MAILING ADDRESS: 1300 Tunnel Road. Asheville, NC 28805

PHONE: 828 298 3406 EMAIL: info@cazalea.com

**PROPERTY INFORMATION**

STREET ADDRESS: 5 Market Point Dr. Greenville, SC 29607

TAX PARCEL #: 547.1-01-016.45 ACREAGE: 2 ZONING DESIGNATION: PD

**REQUEST**

Refer to Article 19-4, Use Regulations, of the Land Management Ordinance ([www.municode.com/library/](http://www.municode.com/library/))

**DESCRIPTION OF PROPOSED LAND USE:**

Restaurant, Bar with live music

**INSTRUCTIONS**

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To that end, the applicant hereby affirms that the tract or parcel of land subject of the attached application is \_\_\_ or is not  restricted by any recorded covenant that is contrary to, conflicts with, or prohibits the requested activity.

Andee Creek APPLICANT SIGNATURE

August 11, 2017 DATE

\_\_\_\_\_  
PROPERTY OWNER SIGNATURE

\_\_\_\_\_  
DATE

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Section 19-2.3.6(D), Standards – Conditional Use Permit**

(You may attach a separate sheet)

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<u>Allen Cheek</u>	APPLICANT SIGNATURE
<u>August 11, 2017</u>	DATE
<u>B. Anderson</u>	PROPERTY OWNER SIGNATURE
<u>8/14/2017</u>	DATE

**Applicant Response To  
Section 19-2.3.6(D), Standards – Conditional Use Permit**

(You may attach a separate sheet)

1. Describe the ways in which the proposal complies with the goals, policies, and standards of the ordinance and, in particular, with the standards of **Section 19-4.3, Use Specific Standards**.

2. Describe the ways in which the infrastructure (roads, potable water, sewerage, schools, parks, police, fire, and emergency facilities) capacity is adequate to serve the proposed conditional use.

**RECEIVED**  
AUG 14 2017  
BY: \_\_\_\_\_



# city of greenville

## Zoning Compliance Application

## Establishments Serving Beer, Wine, Or Liquor

### Applicant

Name Andrew Peek Phone 864 616 5101

Mailing Address 5 Market Point Dr. Greenville, SC 29607

Email andrew@the.Firmament+gvl.com

Signature of Applicant Andrew Peek Date 8-11-17

### Property Owner

Name BF-GVL LLC Phone 828 298 3406

Mailing Address 1 1300 Tunnel Road

Email info@azeka.management.com

Signature of Property Owner \_\_\_\_\_ Date \_\_\_\_\_

### Property Information

Address 5 Market Point Dr

TMS# 547.1-01.016-145 Zoning District Designation PD

### Description of Proposed Use

Provide details for each of the following, as applicable, on a separate sheet:

#### Operating Plan

1. Type of Use (Restaurant, Nightclub, Event Venue, Etc.)
2. Days and Hours of Operation
3. Staffing Schedule
4. Kitchen Equipment Schedule
5. Menu and Hours of Food Service
6. Parking for Customers and Employees
7. Designated Smoking Area
8. Type of Entertainment and Duration
9. Closing / "Last Call" Procedures

#### Security Procedures

1. Number and Type of Designated Security Staff
2. Training / Certification of Staff
3. Specific Duties / Responsibilities of Staff
4. Entry / Exit / Re-Entry Procedures
5. Crowd Management
6. Crime Prevention through Environmental Design (CPTED)

#### Seating Plan

1. Provide a floor plan, drawn to scale, by a registered South Carolina architect. The plan must demonstrate the proposed occupancy with calculations based on the current adopted building code.
2. Schedule a feasibility inspection of the property: 864.467.4457

#### Business Plan

1. Business Plan Summary: Target Audience, Theme, Objectives / Goals
2. Projected Revenue: % Alcohol Vs. Food Sales
3. Fees For Entry / Membership / Entertainment
4. Status Of City Business License Application
5. Status Of SCDHEC 'Retail Food Establishment' Permit, If Applicable
6. Status Of Abl-901 Application To SC Department Of Revenue
7. Provide Documentation That Sled Requirements Have Been Met





**Provide a response for each of the following:**

1. Describe the ways in which the proposed use is consistent with the comprehensive plan.

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2. Describe the ways in which the request is appropriate for its location and is compatible with the character of existing and permitted uses of surrounding lands and will not reduce the property values thereof.

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3. Describe the ways in which the request will minimize adverse effects on adjacent lands including: visual impacts; service delivery; parking and loading; odors; noise; glare; and, vibration. Describe the ways in which the request will not create a nuisance.

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### **Meet With the Technical Advisory Committee**

Applications for Zoning Compliance will be reviewed by the Technical Advisory Committee (TAC), a City Staff committee comprised of representatives from the following City Departments and appointed by the City Manager:

- |                                |          |
|--------------------------------|----------|
| Building Codes and Inspections | Police   |
| Business Licensing             | Fire     |
| Economic Development           | Planning |
| Public Information and Events  | Legal    |

The Technical Advisory Committee convenes once-a-month to meet with Applicants and review Conditional Use Permit applications that may be granted by the Zoning Administrator. This process promotes a more comprehensive understanding of the Applicant's proposal, which in turn conveys a more comprehensive understanding of the multiple Departments' operating requirements and expectations.

**The Applicant, Business Owner, and Property Owner (if different) are required to attend a regularly scheduled TAC meeting prior to granting a Conditional Use Permit.** Managers and anyone involved in operating the business are also encouraged to attend. The meeting date, time, and exact location within City Hall will be confirmed upon submittal of this application to the Planning and Development office on the 5<sup>th</sup> floor of City Hall.

The Firmament  
5 Market Point Dr.  
Greenville, SC 29607

Description of proposed land use:

The Firmament -- A Live Music Auditorium, Art, Culture and Event Center

Our Proposal is consistent with the comprehensive plan and is compatible with surrounding uses.

Infrastructure plans have been verified

**OPERATING PLAN:**

**1. TYPE OF USE:**

Proposed use is a Restaurant and bar with occasional live music, serving brick oven pizza, beer, wine and liquor. All ABL licenses have been applied for and conditionally approved, pending final kitchen inspection.

**2. DAYS OF OPERATION**

Sunday and Monday -- Special events only

Tuesday 11 am - 10 pm \* 12 am for show night

Wednesday 11 am - 10 pm \* 12 am for show night

Thursday 11 am - 10 pm \* 12 am for show night

Friday 11 am - 2 am

Saturday 11 am - 2 am

**3. Staffing Schedule**

Our staff will consist of 2 cooks and 3 bartenders and 1 Bar manager at all times.

**4. Kitchen Equipment Schedule**

We will be using a Blodgett 961 gas brick stone oven, a mixer and a dishwasher.

**5. Menu and Hours of Food Service**

Kitchen will be open during all hours of operation. Menu attached.

**6. Parking for Customers and Employees**

We have 139 parking spaces at our facility and we have permission from several restaurants that close at 10 pm to handle any overflow should we need any extra. Sticky Fingers, and La Parrilla.

**7. Designated Smoking area**

This will be outside of the venue per city ordinance and we intend to erect a fence with covering in the future, city approval permitting.

**8. Type of Entertainment and Duration**

We will offer a rotating schedule of all genres of music at this location. All weekday shows will end at 12 am, Weekend shows will end at 2 am.

## 9. Closing Last Call Procedures

Last call will be announced 30 min prior to closing, noted by illuminating overhead bar lights. Bartenders will be trained to voice last call at proper times and refuse service at 15 minutes to closing. All non employed personnel will be required to exit the premises at such times.

## SECURITY PROCEDURES

### 1. Number and type of Designated Security Staff

We have chosen to outsource all security needs to a SLED certified firm, "9 5 Security" We will operate 4 licensed agents during ticketed show nights as well as 1 on or off duty Greenville Police Officer to ensure the safety of our patrons.

### 2. TRAINING / CERTIFICATION B OF STAFF

All 9 5 Security agents are SLED certified

Our Kitchen manager will keep all local and state DHEC training and certifications in force. All Bar Staff will be properly trained to ensure the safety of all patrons as well as those in the community.

### 3. Specific Duties / Responsibilities of Staff

All employees will be required to ensure we are serving patrons of proper age, and be trained to not over serve alcohol.

### 4. Entry / Exit / Re-Entry Procedures

We have 2 main entrances at front. Both will have SLED certified security agents present at all times. one will be allocated for first entry, 2nd for smoking and re-entry. We also have 2 rear entries where one will be for kitchen and staff and the other will be for Artist Entry and Emergency Exit only.

### 5. Crowd Management

We sufficient egress at all exits and will staff security at each to help ensure the safety of all patrons.

### 6. Crime Prevention through environmental design.

We will be installing security cameras at all entrance/exits as well as place SLED certified staff during ticketed events.

## SEATING PLAN

1. See attached Floor plan supplied by SGA Architects.
2. Feasibility completed -- See attached

## BUSINESS PLAN:

1. Business Plan Summary -- To offer the public a wide range of live music ranging from outlaw country to rock and roll and in between, along with amazing pizza and cold drinks. Our target audience is 18-45 and beyond because good music has no age limit.
2. Projected Revenue -- see attached spreadsheet
3. We have no membership fees, however we will have an assortment of free and ticketed events, hosted by ticketfly,

4. Status of city business license -- applied awaiting
5. Status of SCDHEC -- awaiting proper occupancy permit and permit to add kitchen appliance
6. Status of ABL-901 -- Conditionally approved awaiting kitchen inspection and occupancy permit.

## Questions for Zoning Compliance Application

1. Per our conversation with Kevin Howard at CITY ANNEXATION our proposal is consistent with the comprehensive plan and is compatible with surrounding uses.
2. We are within all zoning requirements and are already among several locations that stay open to 2 am. This will also help with the congestion we see downtown, Offering great entertainment in another central part of Greenville.
3. We lost our beloved Handlebar a few years back and the city is desperately in need of a venue to see great musicians again. Safety is our #1 concern and we are ready to implement excellent precautions to make sure our patrons and the city's guidelines and bylaws are kept. We chose a building that is structurally sound and the best for keeping noise inside. There are no schools, churches or homes located nearby. This is the best location for this type of venue in the city. We have searched for years.

**Application for Conditional Use City of Greenville, SC**

- 1. Per our conversation with Kevin Howard at CITY ANNEXATION our proposal is consistent with the comprehensive plan and is compatible with surrounding uses.**
- 2. Infrastructure is verified and plans submitted by the building and site plan applications. Per city Annexation, there "are adequate services available"**

## MENU

### Specialty 14"

THE FIRMAMENT -- \$18 (bacon, jalapenos, pepperoni)

ULTIMATE -- \$24 (unlimited toppings)

PEPPERONI HEAVEN -- \$18

BUFFALO CHICKEN -- \$18

VEGGIE -- \$16.00

18" Cheese Slice -- \$3.50

Meat toppings \$1 each (Pepperoni, Chicken, Salami, Ham, Sausage, Bacon, ground beef)

Veggie toppings \$.75 each (jalapenos, banana peppers, green peppers, mushroom, onion, fresh tomatoes, sundried tomatoes, black olives, extra cheese)



March 16, 2017

Re: 5 Market Point Drive

An inspection of the referenced location was conducted on March 14, 2017. The purpose of the inspection was to determine the relevant building and land use-related code requirements that would apply to the re-occupancy of the premises. The new owner attended the inspection as well as representatives of the City of Greenville. It was represented that the new owner intends to occupy the premises as an “Assembly” (Live Music/Concert Venue, serving Alcohol and food.) The following items was compiled by Tony Rivera, Assistant Building Codes Administrator. All items must be addressed prior to the issuance of a Certificate of Occupancy.

**General information:**

1. The use and occupancy of the structure was reviewed as ‘Assembly’ occupancy under the 2015 SC State Building Code (International Building Code – IBC).
2. **The building does have a sprinkler system.**
3. **The building has be vacant for about 7 years; however, the space is in excellent condition.**
4. **You are planning to do some major renovations. Make sure you have drawings prepared by a licensed Architect.**
5. **You stated that food will be cooked on the premises. You do have an existing Hood System for you cooking. If the hood equipment is going to be utilized, you must have it inspected.**
6. You must comply with the Life and Safety requirements for Emergency Egress.

**Items to be addressed:**

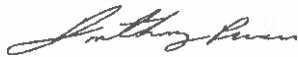
1. All major systems including plumbing, mechanical, and electrical must be inspected, repaired, and/or replaced as-needed by licensed SC contractors.
2. **You might have some major Egress issues. It is suggested that you get with an Architect to assess and identify what must be accomplished in order to meet Emergency Egress.**



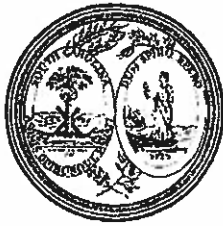
3. **You are required to get an Engineer Letter stating that the building is structurally sound.**
4. **You have a Sprinkler system. You must contact the Fire Marshal's Office. P.O.C will be Steve Whitman at: (8654) 467-4454.**
5. **You are planning to remove walls. You are to make sure that they are not load bearing.**
6. **You are both serving both Food, Alcohol and providing Live Entertainment. You must Contact the Planning and Development Department. P.O.C will be: Nathalie Schmidt at: (864) 467-4552.**
7. **The roof must be inspected to ensure that it is sound and there are no leaks. Repairs/replacement must be completed by a licensed professional.**
8. At a minimum, install 4, 2A/10BC fire extinguishers within the facility. Extinguishers must be mounted so that there is no more than 75 feet of travel distance to an extinguisher.
9. **You must label all Panel boxes.**
10. **You must provide both the Men's and Women's Restrooms. Both restrooms must meet ICC/ANSI117.1-2009 accessibility requirements. (Your Restroom count will be based on the occupant load.)**
11. You must apply for a Certificate of Occupancy prior to occupying any portion of the structure.
12. Egress doors shall be readily operable from the egress side without the use of a key or special knowledge.
13. Exits and exit access doorways shall be marked by approved exit signs readily visible from any path of egress travel.
14. The means of egress, including the exit discharge, shall be illuminated at all times during which the building is occupied. The means of egress illumination level shall not be less than 1 foot-candle (11 lux) at the floor level. (See Sections 1006.1 and 1006.2 of the 2015 of the IBC).
15. **The building is used as an "assembly" space with an occupant load of more than 99 for the Bar/Entertainment venue. Architectural drawings will be required detailing the use of the space.**
16. A Site Plan must be submitted for the Administrator's approval reflecting conformance with Chapter 19 of the City Code (available online at [www.greenvillesc.gov](http://www.greenvillesc.gov)). These requirements will be evaluated in the context of the specific site conditions (including dimensions determined in the field); alternative configurations may be needed to accommodate the objectives of the following standards.
17. Off-street parking at a ratio of 1 space / 500 square feet of the facility must be provided (including one handicapped accessible space) pursuant to the provisions of Sec 19-6.1 of the City Code
18. Encroachment Permits must be obtained from the City of Greenville if work occurs within City right-of-ways (driveways, utility connections, storm drainage, landscaping, etc.).

19. Refuse collection locations must meet the additional screening requirements of Section 19-6.2.5 (plants and solid fencing/wall sufficient to screen the cans/dumpster but not to exceed 8' in height).
20. Exterior lighting must comply with Sec 19-6.4 of the City Code.
21. Permit(s) for new signage (building and freestanding) must be obtained by a duly-licensed sign contractor and conform to the requirements of Sec 19-6.6 of the City Code.

If you have any questions, please feel free to contact Tony Rivera at 864.467.4565 (or [trivera@greenville.gov](mailto:trivera@greenville.gov))



Anthony (Tony) Rivera



STATE OF SOUTH CAROLINA  
DEPARTMENT OF REVENUE

300A Outlet Pointe Blvd., Columbia, South Carolina 29210  
P.O. Box 125, Columbia, South Carolina 29214

**6-MONTH CONDITIONAL APPROVAL NOTICE**

**This is not a license or permit. It does not authorize you to sell anything.**

08/07/2017

FIRMAMENT LLC THE  
5 MARKET POINT DR  
GREENVILLE, SC, 296073939

FILE # 32076848  
FIRMAMENT LLC THE  
5 MARKET POINT DR  
GREENVILLE, SC, 29607

Re: BUSINESS LIQUOR BY THE DRINK;ON PREMISES BEER/WINE

Dear Taxpayer:

Your beer/wine and/or liquor application for the above referenced license(s) and /or permit(s) has been conditionally approved subject to the following conditions.

1. You and your employees do not violate any law of the State of South Carolina or any regulation promulgated by the South Carolina Department of Revenue.
2. You must request a Final Inspection and your Location must meet all requirements for the above referenced license and/or permit.
3. The approval is not cancelled by the South Carolina Department of Revenue due to your failure to meet a statutory requirement.

This approval, unless cancelled, is valid for six (6) months from the date of this letter. If you have not completed your building, paid all necessary fees within six (6) months of the date of this letter and met all statutory requirements, this conditional approval is null and void. You will have to re-advertise and file a new application with the required filing fee if you want to pursue another application.

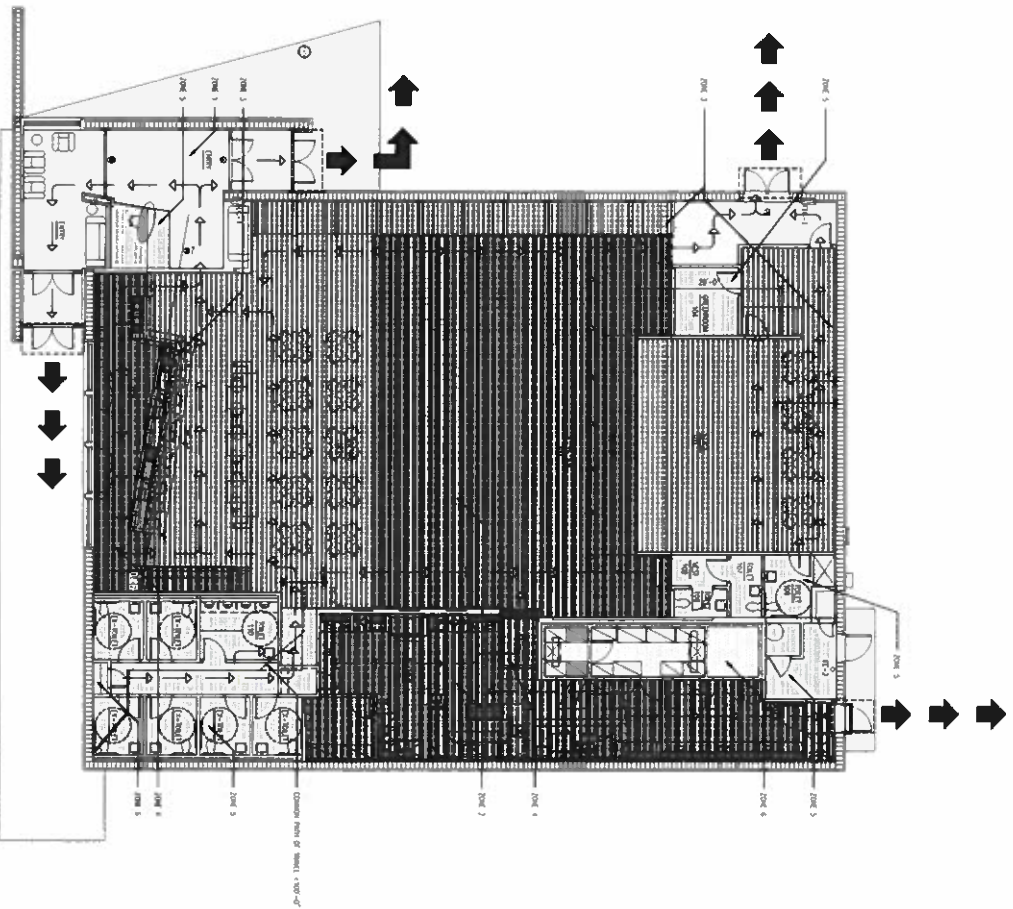
**This conditional approval will become null and void on 02/07/2018.**

Sincerely,

Wilson, Jahaanara  
South Carolina Department of Revenue  
Alcohol Beverage Licensing  
Phone # (803) 898-5733  
Fax # (803) 898-5899



**PERMIT**  
**LIFE SAFETY**  
**LS101**



**CODES & REGULATIONS**

ITEM	SUBJECT	INTERNATIONAL BUILDING CODE	INTERNATIONAL FIRE CODE
1	PROJECT TYPE	TYPE CONSTRUCTION	TYPE CONSTRUCTION
2	USE/OCUPANCY	OFFICE	OFFICE
3	ASSEMBLY OCCUPANCY	SECTION 107	SECTION 107
4	AREA	3,500 SQ. FT. MAXIMUM PER FLOOR	3,500 SQ. FT. MAXIMUM PER FLOOR
5	MEAN HEIGHT	10 FT. MAXIMUM	10 FT. MAXIMUM
6	NUMBER OF STORIES	ONE (1)	ONE (1)
7	NUMBER OF BUILDING WINGS OR WINGS OF BUILDING	ONE (1)	ONE (1)
8	COMBUSTIBLE FLOOR	TYPE I, UNFURNISHED, GRAVELLED	TYPE I, UNFURNISHED, GRAVELLED
9	NUMBER OF EGRESS ROUTES	2	2
10	MINIMUM EGRESS WIDTH	36" MIN.	36" MIN.
11	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
12	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
13	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
14	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
15	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
16	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
17	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
18	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
19	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
20	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.

**PLANNING DATA**

**LEVEL ONE**  
 1. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 2. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 3. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 4. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
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 17. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 18. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 19. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
 20. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY

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19	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.
20	MINIMUM EGRESS WIDTH	24" MIN.	24" MIN.

**ZONE LEGEND**

Zone 1	Zone 2	Zone 3	Zone 4	Zone 5
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**SYMBOL LEGEND**

Symbol 1	Symbol 2	Symbol 3	Symbol 4	Symbol 5
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**EGRESS ACCESS**

1. EGRESS ROUTE  
 2. EGRESS ROUTE  
 3. EGRESS ROUTE  
 4. EGRESS ROUTE  
 5. EGRESS ROUTE

LIFE SAFETY PLAN  
SCALE: 1/8"=1'-0"

1. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
2. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
3. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
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19. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY  
20. OCCUPANCY CLASSIFICATION - 100 OCCUPANCY

THE  
FIRMAMENT

**SGA**  
20 West North Street  
Plymouth, MA 01901  
www.sgaarchitect.com

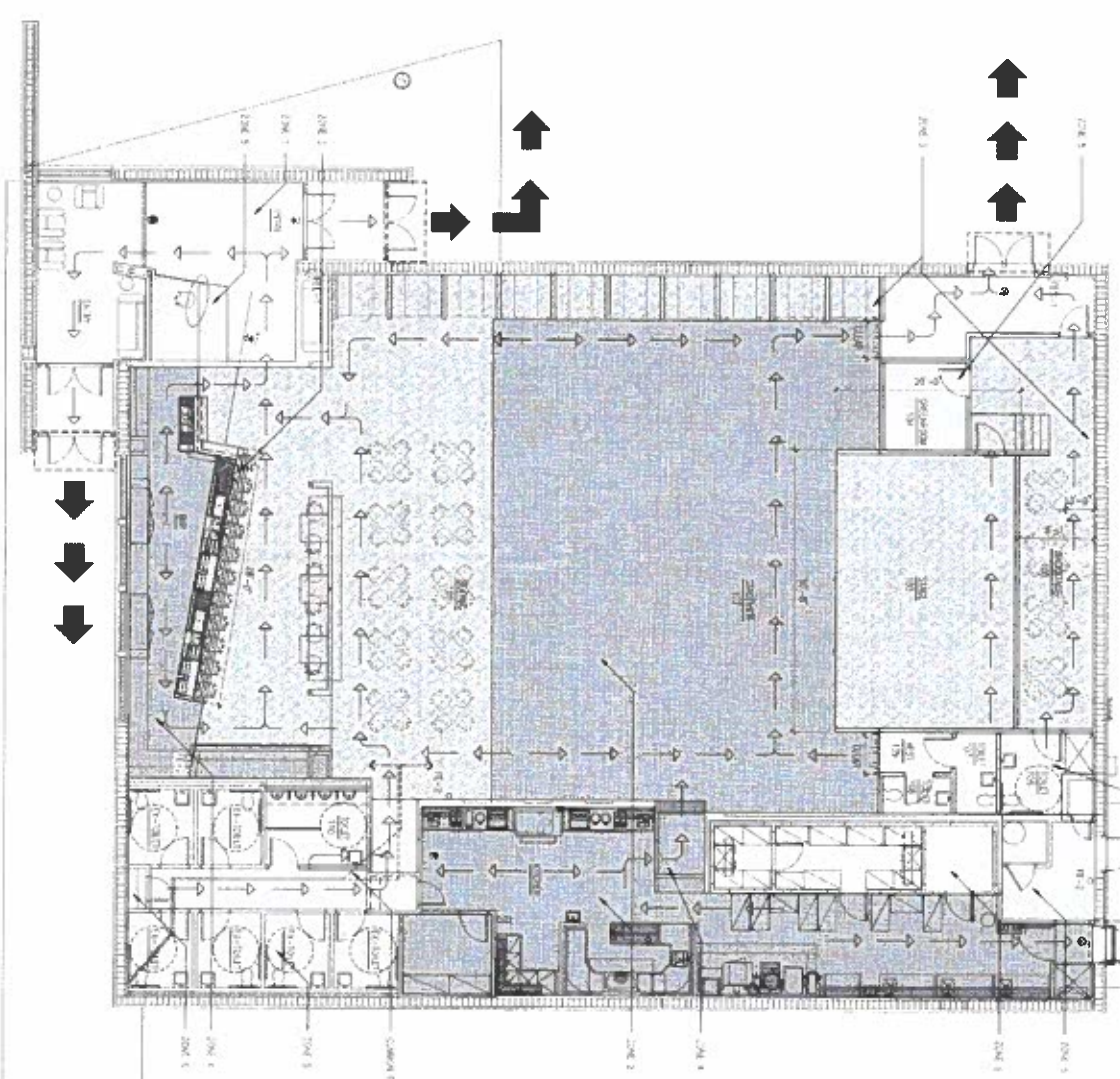
CODES & REGULATIONS

ITEM	SUBJECT	INTERNATIONAL BUILDING CODE	INTERNATIONAL FIRE CODE
1	PROJECT TYPE	NEW CONSTRUCTION	NEW CONSTRUCTION
2	ENVIRONMENTAL CONTROL	INDOOR AIR QUALITY	INDOOR AIR QUALITY
3	CONSTRUCTION	ASSEMBLY	ASSEMBLY
4	TOTAL BUILDING AREA	9,386 SQ FT	9,386 SQ FT
5	TOTAL ALLOWABLE BUILDING AREA	9,386 SQ FT	9,386 SQ FT
6	HEIGHT	4 STORIES	4 STORIES
7	NUMBER OF ZONES	ONE (1)	ONE (1)
8	NUMBER OF BUILDING OCCUPANCY TYPES	ASSEMBLY	ASSEMBLY
9	CONSTRUCTION TYPE	TYPE II, NONCOMBUSTIBLE	TYPE II, NONCOMBUSTIBLE
10	NUMBER OF EXITS	2	2
11	EXIT WIDTH	32'-0" MIN	30'-0" MIN
12	EXIT SIGNAGE	28'-0" MIN	25'-0" MIN
13	EXIT MARKING	18'-0" MIN	15'-0" MIN
14	EXIT MARKING TO EXITS	18'-0" MIN	15'-0" MIN
15	EXIT MARKING TO EXITS	18'-0" MIN	15'-0" MIN
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18	EXIT MARKING TO EXITS	18'-0" MIN	15'-0" MIN

PLANNING DATA

**LEVEL ONE**

1. TOTAL AREA = 9,386 SQ FT  
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**ZONE LEGEND**

ZONE 1  
 ZONE 2  
 ZONE 3  
 ZONE 4  
 ZONE 5  
 ZONE 6  
 ZONE 7  
 ZONE 8

**SYMBOL LEGEND**

1 HOUR RATED  
 2 HOUR RATED  
 3 HOUR RATED  
 4 HOUR RATED  
 5 HOUR RATED  
 6 HOUR RATED  
 7 HOUR RATED  
 8 HOUR RATED  
 9 HOUR RATED  
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 11 HOUR RATED  
 12 HOUR RATED  
 13 HOUR RATED  
 14 HOUR RATED  
 15 HOUR RATED  
 16 HOUR RATED  
 17 HOUR RATED  
 18 HOUR RATED

LIFE SAFETY PLAN  
SCALE 1/8"=1'-0"

PERMIT  
LIFE SAFETY  
LS101

Job Number: 01/24/2017  
 Date: JMS  
 Checked By: JMS  
 Date: JMS  
 Project: JMS  
 Date: JMS