



MINUTES

BOARD OF ZONING APPEALS

AGENDA WORKSHOP

Tuesday, August 8, 2023 - 12:00 p.m. (noon)

Virtual Meeting - WebEx

NOTICE OF MEETING: Pursuant to Section 30-4-80 of the S.C. Code of Laws, notice of this meeting was provided on August 4, 2023, 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.

1. Call to Order

No Call to Order

Board Members in attendance: Chair Chris Price, Stephanie Gates, Ken Betsch, Mark Herro and Lauren Rounsville

Absent: Vice Chair Seph Wunder and Krish Patel

2. OLD BUSINESS

A. None

3. NEW BUSINESS

A. S 23-402

Application by Holy Molli LLC (Luis Stark) dba Holy Mölli Mexican Fusion for a **SPECIAL EXCEPTION** to establish a 'Restaurant, with indoor and outdoor seating' use operating after midnight in a C-4, Central business district at **11 S MAIN ST** (TM# 000100-04-00200)

Application was presented by Senior Development Planner Ross Zelenske

- The Board asked about precedent on regulating outdoor dining open times.
- The Board asked about enforcement of percentage of sales between food and alcohol.

B. S 23-422

Application by Danielle Britt dba The Lounge for a **SPECIAL EXCEPTION** to establish a 'Bar' use operating after midnight in a C-4, Central Business district at **245 N MAIN ST STE 100** (TM# 000200-06-02900)

Application was presented by Senior Development Planner Ross Zelenske

- The Board asked about the number of exits.
- The Board asked about recommended condition 16 and whether the Board had the authority to dictate occupancy numbers.
- The Board asked about the applicant (and others) not following city regulations.
- The Board asked about consistency for a set business closing time such as 2:00 a.m. in the city.

4. Adjournment

The meeting adjourned at 12:42 p.m.

Staff Present: Leigh Paoletti, City Attorney; Kristopher Kurjiaka, Principal Development Planner;
Ross Zelenske, Senior Development Planner; Mary Douglas Hirsch, Planning
Administrator; Sharon Key, Planning Coordinator

Minutes prepared by Sharon Key and Ross Zelenske.