



BOARD OF ZONING APPEALS

MINUTES

June 5, 2025 - 4:00 P.M.

City Hall, 3rd Floor, Council Chambers, 1737 Main Street, Columbia, S.C.

KATHRYN FENNER • DAVIS WHITTLE • SHERARD DUVALL
COLTON DRIVER • SYDNEY LANHAM • JONATHAN VANG

In attendance: Kathryn Fenner, Davis Whittle, Sherard Duvall, Jonathan Vang, Colton Driver and Sydney Lanham

Absent: N/A

Staff: Andrew Livengood, Erica Jaen, Madelyn Bowden.

I. CALL TO ORDER and DETERMINATION OF QUORUM

Ms. Fenner, chair, called the meeting to order at 4:02 P.M.

Members of the Board of Zoning Appeals (BOZA) were introduced along with staff. Quorum was confirmed. Applicants and others who wished to speak were sworn in.

Andrew Livengood, Zoning Administrator, reviewed the consent agenda.

II. CONSENT AGENDA

A. APPROVAL OF MINUTES

1. Approve [May 1, 2025 Minutes](#)

B. OLD BUSINESS

NONE

C. NEW BUSINESS

2. 2025-0012-V [907 & 821 Carola Avenue \(11701-12-22 & 09313-06-10\)](#) Variance to the maximum fence height standard within the front yard setback (Matt Rinas, The Motz Group) (RSF-2)

Ms. Fenner asked for a motion.

Mr. Whittle made a motion to approve the consent agenda. Mr. Vang seconded the motion. All aye. Motion passed 6-0.

III. REGULAR AGENDA

A. OLD BUSINESS

NONE

B. NEW BUSINESS

3. 2025-0006-V [1801 Smith Street \(TMS# 16301-02-06\)](#) Variance to the tree density and tree canopy retention standards (George McCutchen, I-77, LLC) (LI)

Mr. Livengood introduced the variance request and invited the applicant to the podium to present the case.

George McCutchen, the property owner, gave an overview of the request.

Scott Holder, City of Columbia Land Development Planner, answered questions asked by Board members regarding the City's landscape ordinance standards.

Members of the public were invited to speak in favor of or opposition to the request. Seeing and hearing none. Testimony closed and Board discussion ensued.

Ms. Fenner asked for a motion.

Mr. Driver made a motion to approve the variance request subject to staff comments and the implementation of a conservation easement. Motion seconded by Mr. Vang. All aye. Motion passed 6-0.

4. 2025-0005-SE [1801 Smith Street \(TMS# 16301-02-06\)](#) Special exception to permit an alternative parking surface within the LI district (George McCutchen, I-77, LLC) (LI)

Mr. Livengood introduced the special exception request and invited the applicant back to the podium to present the case.

George McCutchen, reiterated the need for the gravel parking as he also spoke of this special exception case during the presentation of the above variance request.

Members of the public were invited to speak in favor of or opposition to the request. Seeing and hearing none. Testimony closed and Board discussion ensued.

Ms. Fenner asked for a motion.

Mr. Whittle made a motion to approve the variance request subject to staff comments. Motion seconded by Mr. Vang. All aye. Motion passed 6-0.

IV. OTHER BUSINESS

V. ADJOURNMENT

Motion to adjourn the meeting by Mr. Vang.
Motion seconded by Mr. Driver. All aye. Motion passed (6-0).
Meeting adjourned at 4:39 P.M.