



AGENDA
BOARD OF ARCHITECTURAL REVIEW
Greer City Hall, 301 E. Poinsett St, Greer, SC 29651
February 14, 2023 @ 10:00 AM
Public Hearing and Business Meeting

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service or activity of the City of Greer Planning Division, should contact Catrina Woodruff, ADA Coordinator at (864) 479-0965 or City Administrator (864) 848-5387 as soon as possible, but no later than 48 hours before the scheduled event.

I. ADVISORY MEETING

- A. August 2022 Minutes

II. ELECTION OF OFFICER

- A. Election of Chair
- B. Election of Vice-Chair

III. PUBLIC HEARING

- A. Public Hearing Presentation
- B. 2023 Board of Architectural Review Calendar

IV. NEW BUSINESS

- A. BAR23-01 Greer Mill Updates

V. OTHER BUSINESS

- A. Planning Report

VI. ADJOURN

Category Number: I.
Item Number: A.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

August 2022 Minutes

ATTACHMENTS:

Description	Upload Date	Type
📎 August 2022 Minutes	2/1/2023	Cover Memo



City of Greer
Board of Architectural Review Minutes
August 9, 2022

Members Present: Linda Wood, Chairman
Eddie Burch
David Langley
Betsy Potter

Absent: Brandon Price, Vice Chair

Staff Present: Brandon McMahan, Planner

I. Call to order- Opening remarks

Ms. Wood called the meeting to order and read the opening remarks.

II. Minutes of Board of Architectural Review Meeting

ACTION – Mr. Burch made a motion to approve the minutes from the May 10, 2022 Board of Architectural Review meeting. Ms. Potter seconded the motion. The motion carried with a vote of 4 to 0. The motion passed.

III. Public Hearing

Ms. Wood read a brief statement about conducting the public hearing section of the meeting.

A. BAR 22-05 – Final Approval for Bailey Bill for 215 Trade St

Ms. Wood opened the public hearing for BAR 22-05.

Staff presented the basic information for this request.

Mr. David Martin was present as the applicant.

Ms. Wood closed the public hearing for BAR 22-05.

V. New Business

A. BAR 22-05 – Final Approval for Bailey Bill 215 Trade St

Ms. Wood opened the business meeting for BAR 22-05.

Staff gave their recommendation of approval for the final certification.

ACTION – Mr. Burch made a motion to approve the request. Mr. Langley seconded the motion. The motion passed with a vote of 4-0. The motion was approved.

VI. Other Business

Staff provided an update on the Unified Development Ordinance project and additional training opportunities that were coming up through the Council of Government.

VII. Adjourn

Ms. Wood made a motion to adjourn. The meeting was adjourned at 10:24 am.

Category Number: II.
Item Number: A.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

Election of Chair

Category Number: II.
Item Number: B.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

Election of Vice-Chair

Category Number: III.
Item Number: A.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

Public Hearing Presentation

ATTACHMENTS:

Description	Upload Date	Type
📎 Public Hearing Presentation	2/1/2023	Presentation



City of Greer, SC

Board of Architectural Review

BAR 23-01

DOCKET NUMBER: BAR 23-01
APPLICANT: Camron Gilstrap
ADDRESS: 300 Connecticut Ave
PARCEL ID NUMBER: G008001600100
REQUEST: Updates to the Mill
Renovation

BAR 23-01

Aerial Map

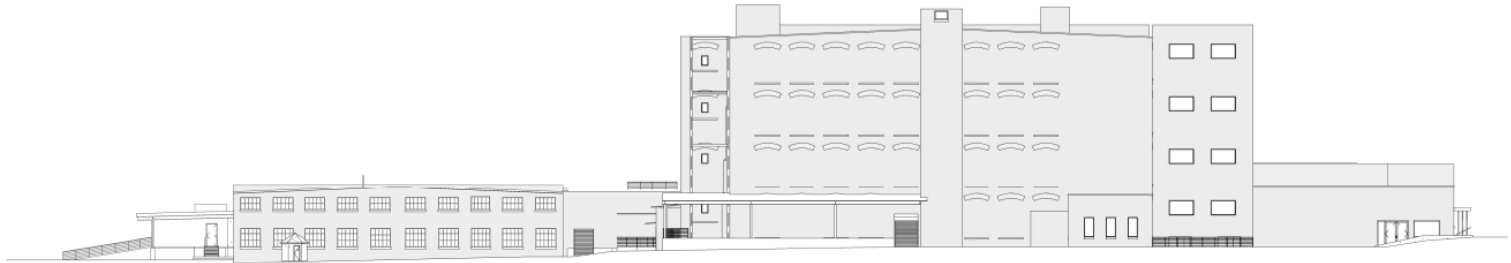


BAR 23-01

Existing Conditions



BAR 23-01

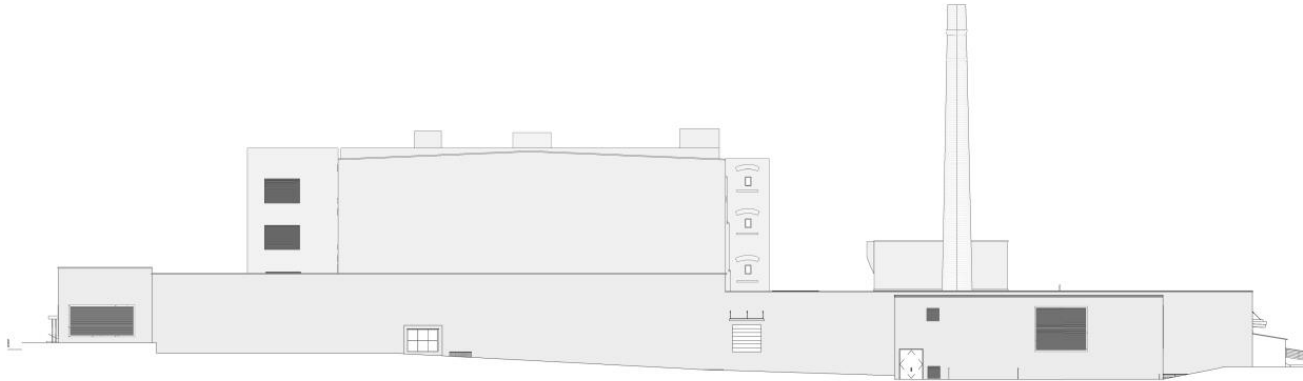


B5 EAST ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"

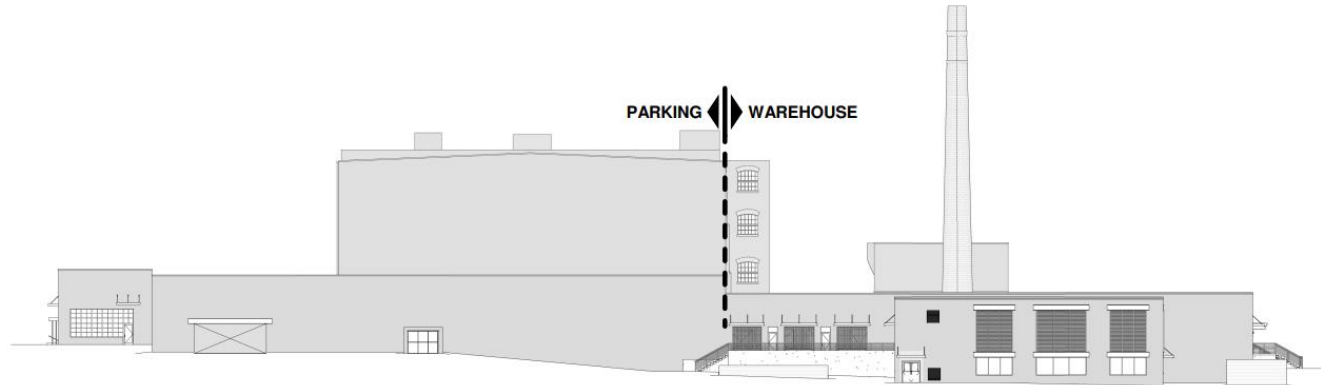


D5 EAST ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01

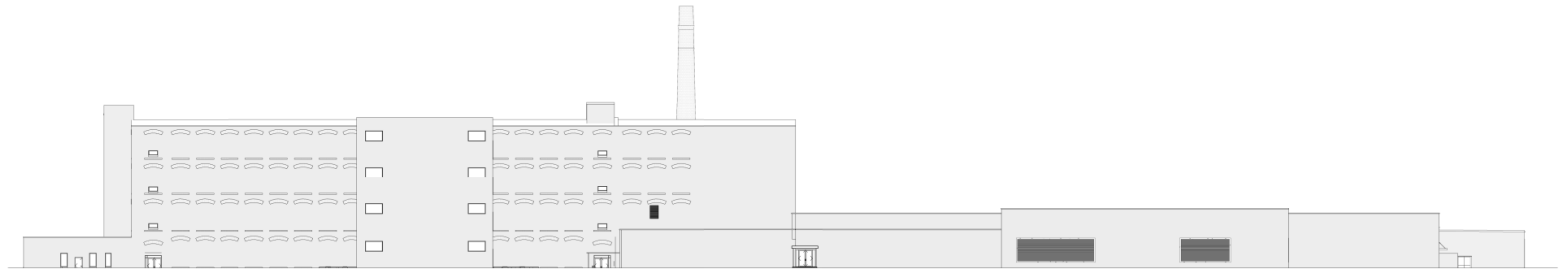


F5 WEST ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"



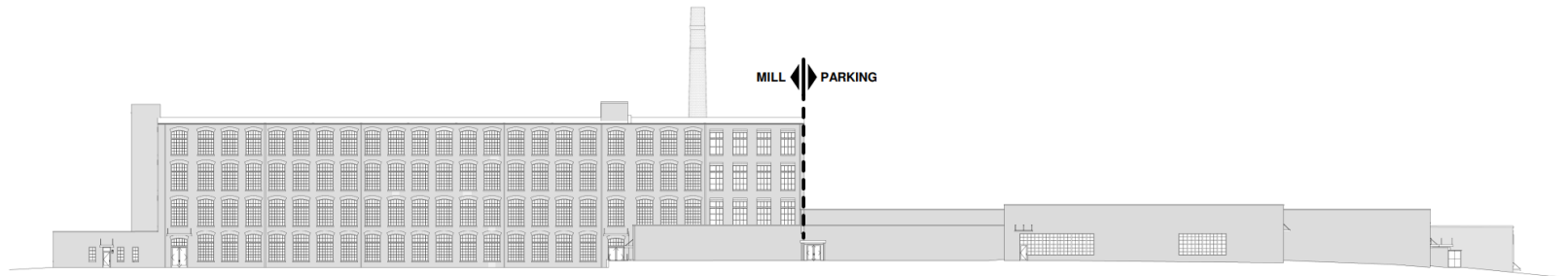
H5 WEST ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01



B3 NORTH ELEVATION - EXISTING CONDITIONS

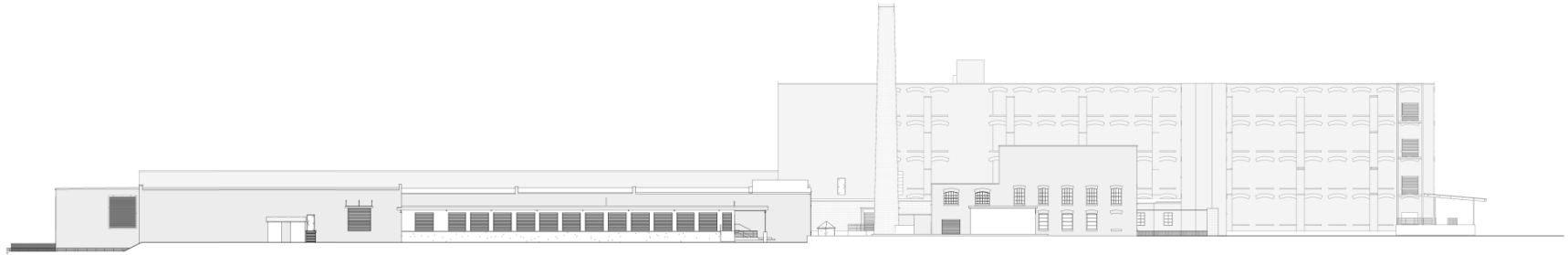
1/32" = 1'-0"



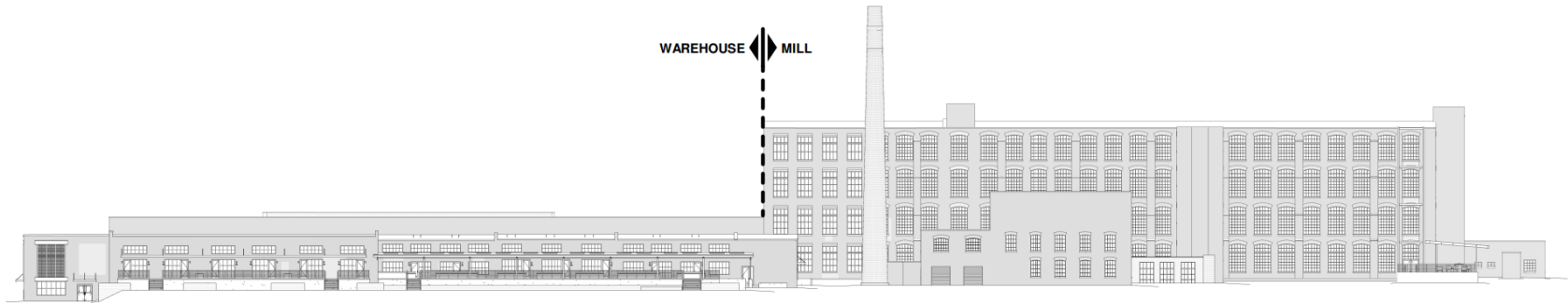
D3 NORTH ELEVATION - PROPOSED

1/32" = 1'-0"

BAR 23-01



F3 SOUTH ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"



H3 SOUTH ELEVATION - PROPOSED
1/32" = 1'-0"



City of Greer, SC

Board of Architectural Review

Category Number: III.
Item Number: B.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

2023 Board of Architectural Review Calendar

ATTACHMENTS:

Description	Upload Date	Type
2023 Board of Architectural Review Calendar	2/1/2023	Cover Memo

Greer Board of Architectural Review 2023 Calendar

Please refer all questions to Greer Planning staff at pz@cityofgreer.org

Board of Architectural Review	
Deadline	Meeting date
December 13	January 10
January 16	February 14
February 15	March 14
March 15	April 11
April 12	May 9
May 17	June 13
June 14	July 11
July 12	August 8
August 9	September 12
September 13	October 10
October 11	November 14
November 15	December 15

Category Number: IV.
Item Number: A.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

BAR23-01 Greer Mill Updates

ATTACHMENTS:

Description	Upload Date	Type
BAR 23-01 Greer Mill Updates	2/1/2023	Cover Memo



City of Greer, SC

Board of Architectural Review

BAR 23-01

DOCKET NUMBER: BAR 23-01
APPLICANT: Camron Gilstrap
ADDRESS: 300 Connecticut Ave
PARCEL ID NUMBER: G008001600100
REQUEST: Updates to the Mill
Renovation

BAR 23-01

Aerial Map

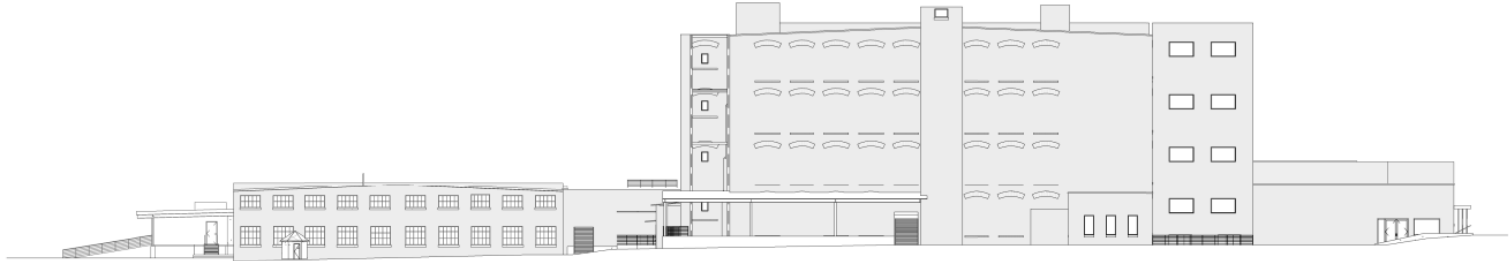


BAR 23-01

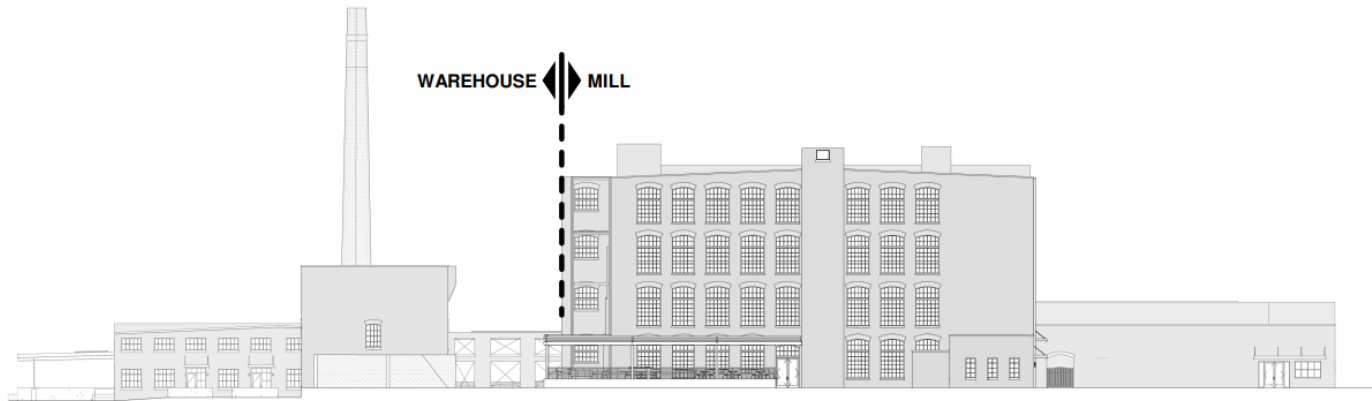
Existing Conditions



BAR 23-01

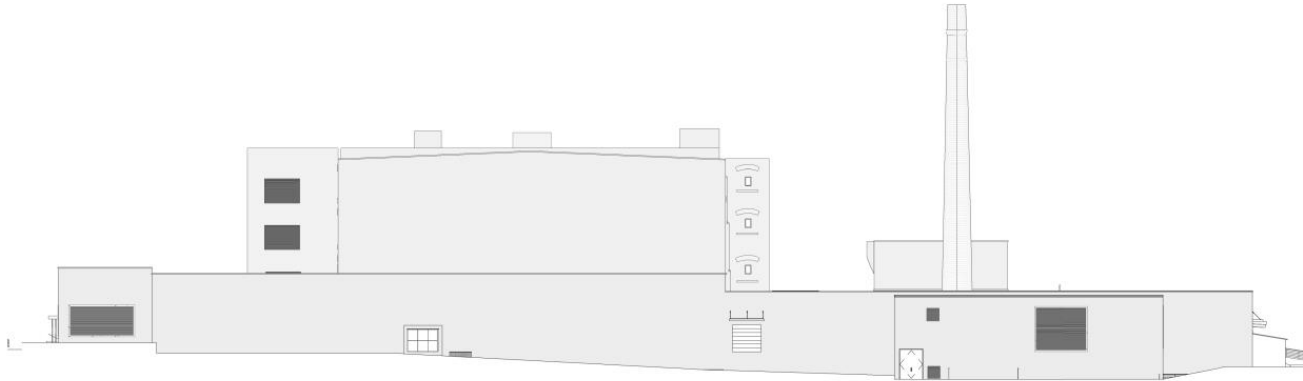


B5 EAST ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"

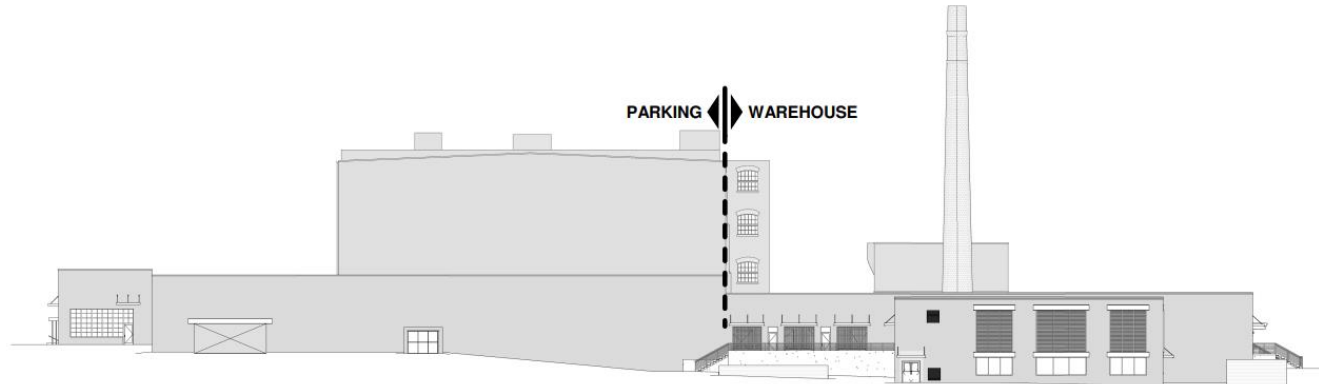


D5 EAST ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01

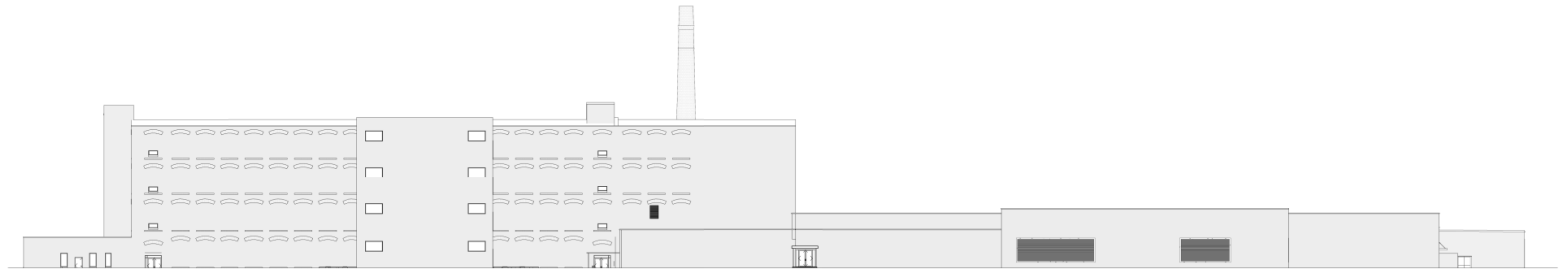


F5 WEST ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"

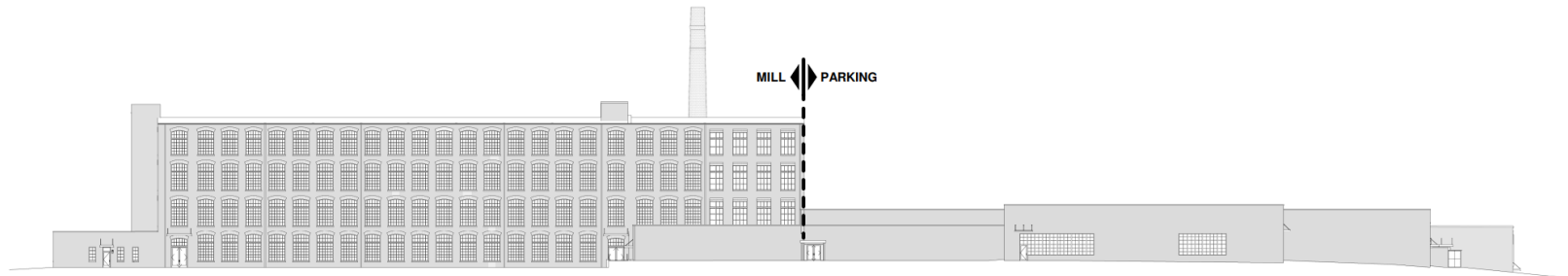


H5 WEST ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01

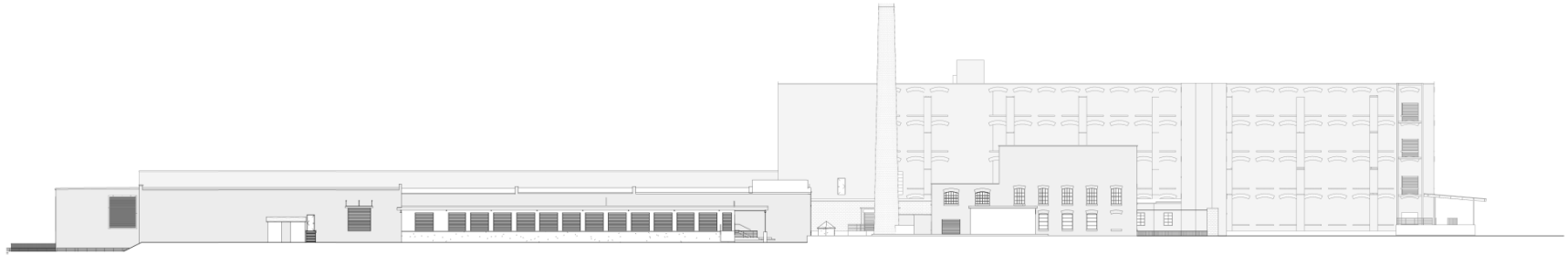


B3 NORTH ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"

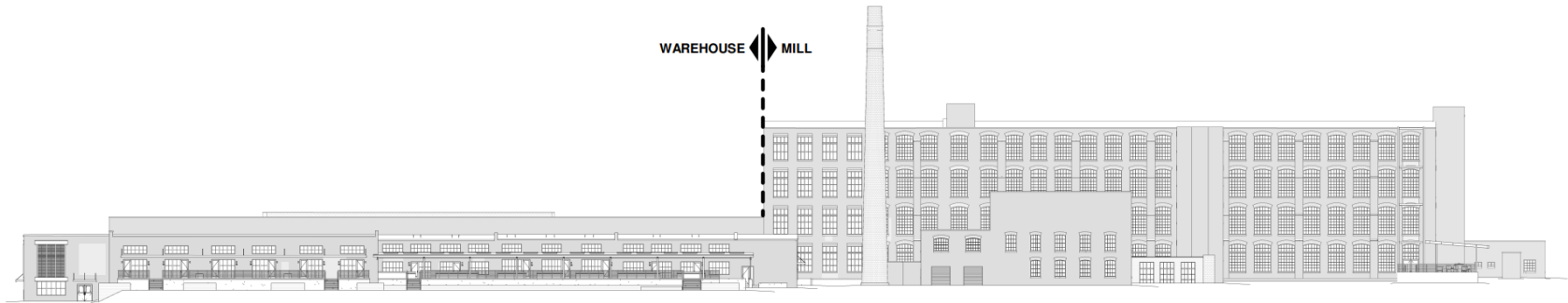


D3 NORTH ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01



F3 SOUTH ELEVATION - EXISTING CONDITIONS
1/32" = 1'-0"



H3 SOUTH ELEVATION - PROPOSED
1/32" = 1'-0"

BAR 23-01

- This application is to review the changes made in order to meet the Secretary of the Interior's standards for rehabilitation for a Historic Preservation Certification.

The following changes were required:

- On the South Elevation:
 - Loading doors must appear as a single door or create appearance of open door.
 - Remove the proposed clerestory windows for a more simple design.
- Mortar style and color should match existing masonry. Specific direction for cleaning and preserving existing masonry and paint was also provided.
- Replacement windows must match in appearance, size, and style of existing windows with a clear glaze.

Staff Recommendation: Approval



City of Greer, SC

Board of Architectural Review

Category Number: V.
Item Number: A.



AGENDA
BOARD OF ARCHITECTURAL REVIEW
2/14/2023

Planning Report