



**Greer**

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*City of Greer, SC*

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***Board of Zoning Appeals***

# BZAV 21-04

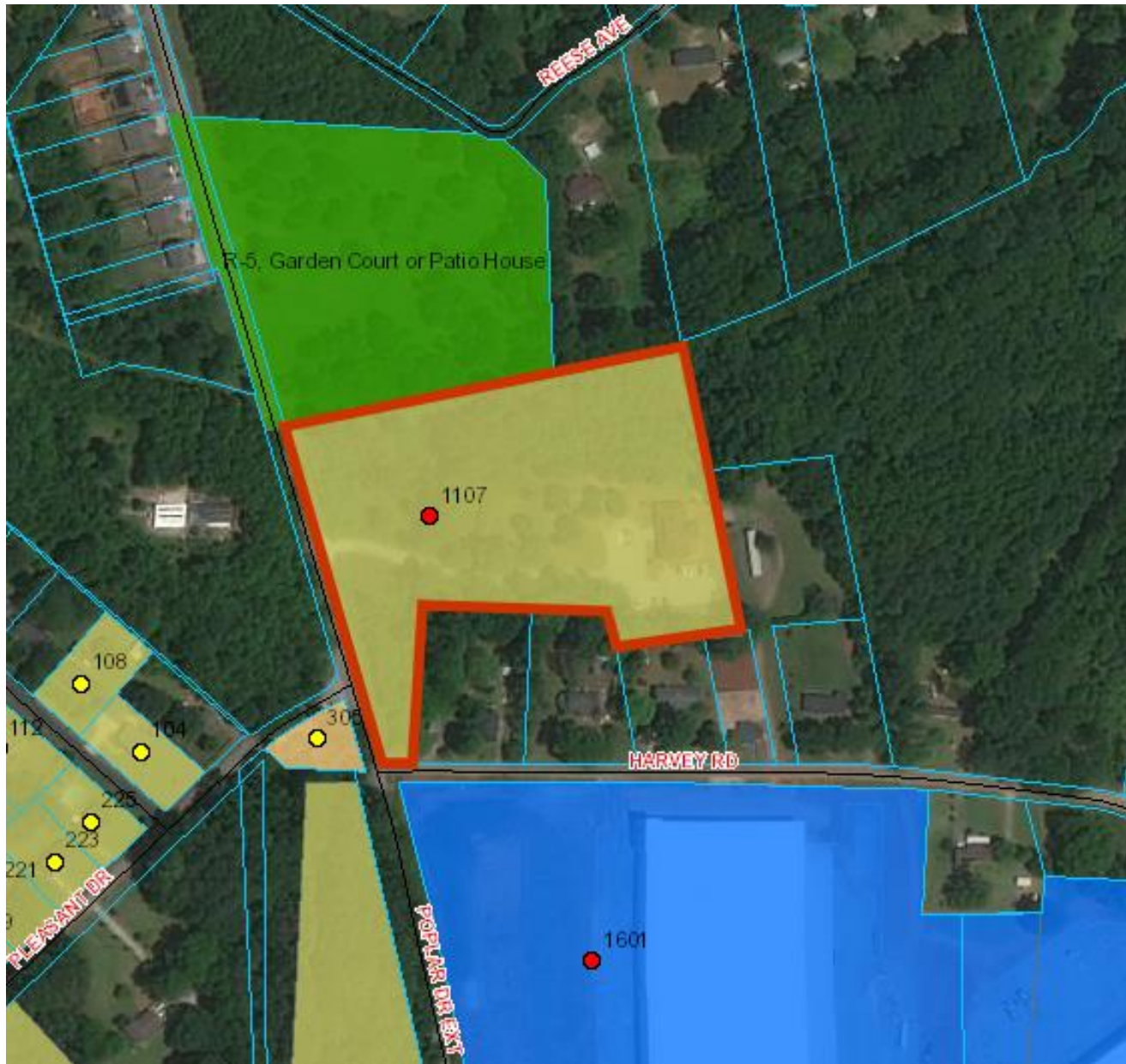
DOCKET NUMBER: BZAV21-00004  
APPLICANT: Le Neon & Signs  
ADDRESS: 1107 poplar Dr  
PARCEL ID NUMBER: 9-05-01-004.00  
REQUEST: Variance for sign height



# BZAV 21-04

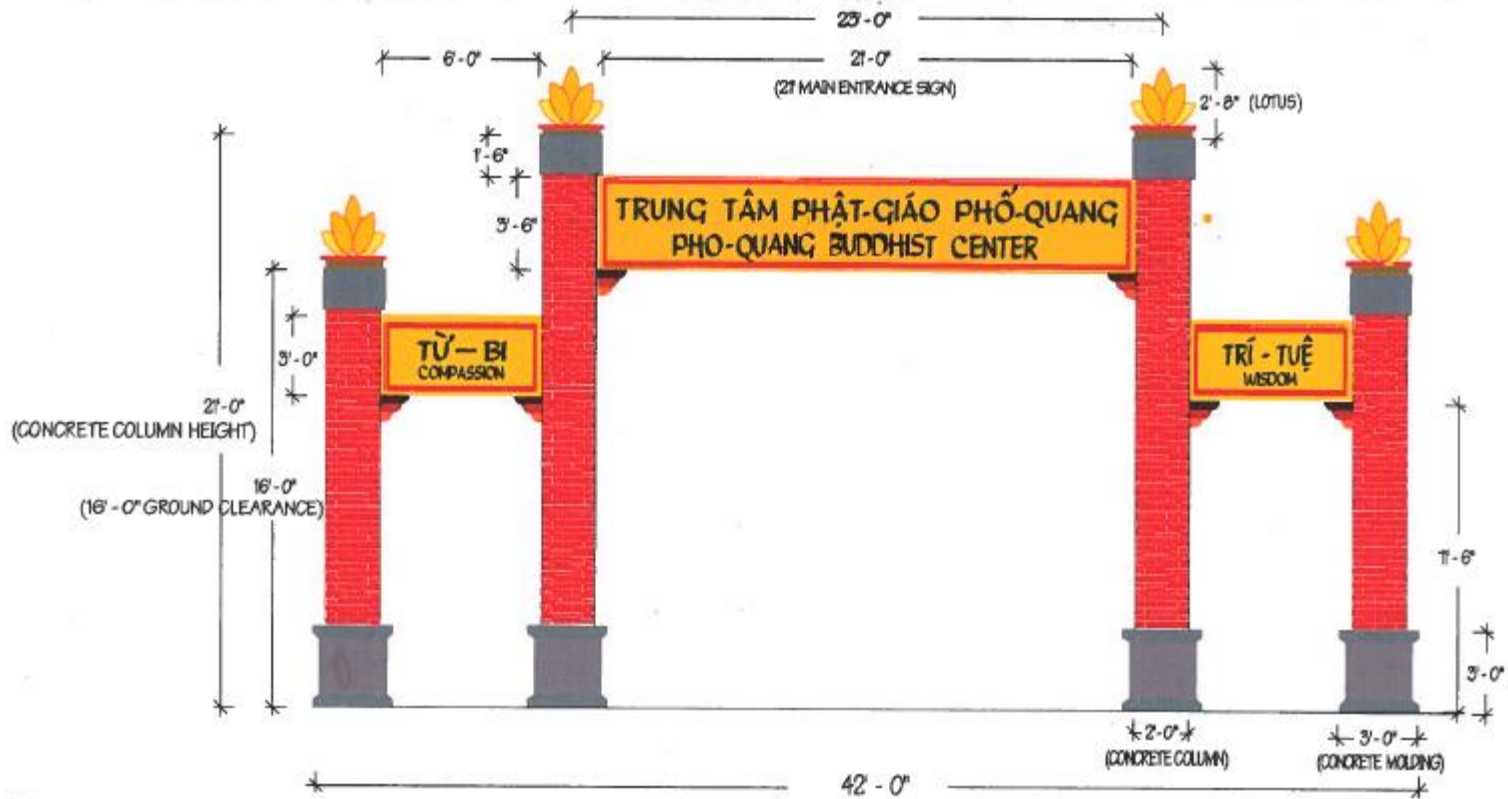


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A variance from the terms of the Zoning Ordinance may be granted upon finding that:

- (a) There are extraordinary and exceptional conditions pertaining to the particular piece of property;
- (b) These conditions do not generally apply to other property in the vicinity;
- (c) Because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property; and
- (d) The authorization of a variance will not be of substantial detriment to adjacent property or to the public good, and the character of the district will not be harmed by the granting of the variance.

This property includes a place of worship and the style of the archway sign is representative of Buddhist culture. The building is located more than 400 feet from the roadway, so an entrance gateway is appropriate; staff supports the request.

**STAFF RECOMMENDATION: Approval**



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