

CITY OF INMAN  
ZONING/PLANNING COMMISSION MEETING  
October 7, 2013  
Meeting Minutes

The Zoning/Planning Commission of Inman, SC met on Monday, October 7, 2013 at 5:00 in Inman City Hall. In attendance were Commission members Doug Hurlbert - Chairman, Pete Miller – Vice Chairman, Bessie Fisher – Secretary, Chris Skinner, Dennis Staton – Zoning Administrator and Teri Newmark of Correll Insurance.

Doug made a motion to approve minutes with a second from Pete. With a quorum present, July 1, 2013 minutes were approved unanimously. There were no meetings in August or September.

Doug Hurlbert reported the following:

- Inman Trail School Link Ribbon Cutting is scheduled for Wednesday, October 9 at Mabry Middle School beginning at 10:00 Commission Members have been invited to attend.
- Wayfinding Signs were removed by the City per DOT orders and are in safe storage at the Armory. Doug will be contacting DOT to discuss the exact compliance regulations for any signs within the R.O.W.
- Welcome Sign Update – no work has been done due to the other pressing projects. The Welcome signs are now top priority.
- Inman Trail signs are currently being installed by the Trail Commissioners
- Palmetto Trail was officially opened on September 28. A press release has been published on the Palmetto Conservation web site. Maps have been installed in the Kiosk at Howard Street in Inman as well as US 176 and Big Mulberry Road in Gramling.
- A model train was displayed at Harvest Day. It was proposed to research possibilities of developing a permanent display in Inman. The Model Train Club members would like a permanent location for their display. Also proposed, was creating a model train representation of early Inman along with the display of city-related, historic items/artifacts. Bessie reported a grant available to upgrade The Armory into a civic center, administrative offices, and Inman museum to include before mentioned items. This is a reimbursable 80/20 grant which can be funded through a temporary loan with 20% being paid by City through Hospitality Funds which is permissible as this is a destination/tourism draw.
- Christmas Lights on the downtown facades has been delayed and will likely not be implemented in time for this Christmas. Property owners must be visited with signatures obtained and notarized. This will take a tremendous amount of time and pressing projects have delayed this.
- Hurlbert stated that he has been overwhelmed with trying to fit Commission work in on his free time. Additional volunteers/workers are desperately needed if we are to carry out all of our plans/projects.

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Dennis Staton, Zoning Administrator reviewed:  
August 2013

- Permits issued
  - Renovation permit to Igor Kazantsev for 30 Price Street
  - Construction permit to Pavel Masalyka for duplex at 518-520 Mason Road
  - Sign permit to Todd Belcher at 3 Blackstock Road for U-haul business
  - Sign permit to Barbara Mathis at 3 North Main Street for Blue Jeans and T-Shirts (thrift shop)
- Other contacts
  - Reverend Sean Fortner of Free Will Baptist Church at 90 Blackstock Road re converting temporary classroom buildings in to dormitories
  - Brian Mallory of 7 Culbreth Street re fencing
  - Charlie Wilbanks of SC DOT re right of way of Culbreth Street
  - Jeff Walker re setbacks at 430 Copper Creek Circle
  - 3 consent letters for renovation, construction and new business forwarded to Spartanburg County
  - attended monthly Council meeting
  - attended Zoning Board of Appeals hearing re Uhaul business at 3 Blackstock Road
  - met with Duell Gwinn re attracting new business new Inman

September 2013

No permits issued

Other contacts

- trailer issues at 64 Bomar Street
- Eric Domi of Big Boom Gun and Pawn re sign
- Barbara Mathis of Blue Jeans and T-Shirts re sign
- Jerry Glover of Spartanburg County Inspection Department re condemnation of house at 10 Ladson Street
- Steve Petitt of Spartanburg County Environmental Enforcement re condemnation of house at 10 Ladson Street
- No consent letters sent to Spartanburg County

October 2013

Permits issued

- Walker Brothers Construction for new house in Copper Creek subdivision
- McGee Huntley Construction for new house in Bush Forks subdivision
- Bobby Gowan for new sign at Fran's on South Main Street
- Inman First Baptist Church for renovation at 23 Mill Street

Other contacts

- Spartanburg County Environmental Enforcement and Building Codes offices re condemned house on Ladson Street
- Edwin Haskell, Attorney, re condemned house on Ladson Street
- 3 consent letters sent to Spartanburg County

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Old Business

Bessie reported Ten at the Top received 30 applications for the first ever ELEVATE UPSTATE (EU) Grants, which is a new program created through the support of Hughes Investments to provide seed money to help kickoff new initiatives to grow vibrancy within communities across the Upstate. The 30 applications cover all ten counties in the Upstate. Each of the applications will be reviewed and then narrowed down to a set of finalists. The two recipients of the first ELEVATE UPSTATE (EU) Grants will be announced at Ten at the Top's final forum of 2013 on November 19<sup>th</sup>. Bessie applied on behalf of the Inman Chamber and District One schools for a muralist artist-in-residence at Chapman High School. The muralist will install the finished design.

Doug made a motion for adjournment with a second by Pete. The motion passed unanimously.

Submitted by

Bessie Fisher, Secretary