



The City of Spartanburg Design Review Board

AGENDA

August 5, 2025, at 5:30 P.M.

**Dr. TK Gregg Community Center
650 Howard Street – Spartanburg, SC 29303**

(Please Note: Items as they appear on the Docket may or may not be considered in the order as they are presented. The Chairperson will announce any changes after the roll call).

- I. Roll Call.**
- II. Freedom of Information Act Compliance** – Public notification of the Design Review Board meeting has been published, posted and mailed in compliance with the Freedom of Information Act and the requirements of the City of Spartanburg Zoning Ordinance.
- III. Rules and Procedures for Meeting Conduct.**
- IV. Approval of Agenda.**
- V. Disposition of the Minutes of June 3, 2025 meeting.**
- VI. Old Business:**
 1. DRB-25-020-00001 – The Design Review Board (DRB) has received a request for Full and Final Approval for the proposed development, Homes of Hope, located at 770 Howard St (Tax Map Sheet: 7-11-04-206.01) with a zoning designation of DT-4 Zone (Downtown Urban District). **Owner: Northside Development Corp / Agent: Jeffrey B Randolph, The Randolph Group.**
 2. DRB-25-020-00003 – The Design Review Board (DRB) has received a request for Full and Final Approval for the proposed development, Spartanburg County / City Administration, located at 145 W Broad St (Tax Map Sheet: 7-12-20-056.00, 7-12-24-001.00, 7-12-21-062.00, 7-12-24-002.00, 7-12-21-063.00, 7-12-21-064.00, 7-12-21-066.00, 7-12-21-067.00, 7-12-21-069.01, 7-12-21-069.00, 7-12-24-004.00, 7-12-24-003.00, and 7-12-24-003.01) with a zoning designation of DT-5 Zone (Downtown Urban District). **Owner: City of Spartanburg / Agent: Michael Schwartz, McMillan Pazdan Smith.**
- VII. New Business:**
 1. DRB-25-020-00008 – The Design Review Board (DRB) has received a request for Preliminary Conceptual Approval for the proposed development, City and Spartanburg County / Park Garage, located at 145 W Broad St (Tax Map Sheet: 7-12-20-056.00, 7-12-24-001.00, 7-12-21-062.00, 7-12-24-002.00, 7-12-21-063.00, 7-12-21-064.00, 7-12-21-066.00, 7-12-21-067.00, 7-12-21-069.01, 7-12-21-069.00, 7-12-24-004.00, 7-12-24-003.00, and 7-12-24-003.01) with a zoning designation of DT-5 Zone (Downtown Urban District). **Owner: City of Spartanburg / Agent: William Gray, McMillan Pazdan Smith.**
 2. DRB-25-020-00009 – The Design Review Board (DRB) has received a request for Preliminary Conceptual Approval for the proposed development, Howard Townes at Northside, located at 535 Howard St (Tax Map Sheet: 7-12-05-113.00) with a zoning designation of DT-4 Zone (Downtown Urban District). **Owner: GVL Property Group, LLC Agent: Jay Cox, Red Cedar Homes SC.**

- VIII. Staff Announcements:** ACOG continued training and introduction of new planners joining the City of Spartanburg team.
- IX. Adjournment.**