

# Developer seeking

## board's OK to build in lake district

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THE JOURNAL

WALHALLA — For the first time since COVID-19 closed its doors, Oconee County council chambers will open to the public Thursday night to discuss a construction project and whether it can be built near Lake Keowee.

The Board of Zoning Appeals will hear two cases at Thursday night's 6 p.m. meeting, both of which are from the developers behind a climate-controlled self-storage facility seeking to build a facility that falls partially in the lake overlay

district that prohibits commercial buildings.

The roughly 7.5-acre parcel sits behind the former Newry school at 391 Newry Road and would be accessed from S.C. Highway 130, also known as Rochester Highway. The developers have applied for a variance and need the board's approval to place the storage buildings and associated office space in the residential-only zone, as well as the OK to place their sign closer to the road than allowed.

Emails from neighbors and nearby developers have poured in against the project, noting

that added traffic and security lights are sure to be a part of the project. The developers behind the rehabilitation of the Courtenay Mill in Newry have gone on the record saying the storage facility would "have a significant negative impact to the historical nature of this community."

The proposed facility is comprised of seven one- and two-story storage buildings and an office space. Five of the buildings fall partially or completely within the overlay. The property is zoned "control

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SPECIAL TO THE JOURNAL

A proposed seven-unit climate-controlled storage facility that falls partially in the lake overlay — which requires a special exception for any non-residential development — is on the agenda for the Oconee County Board of Zoning Appeals meeting Thursday.

## BUILD: BZA meeting to be open to public

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free," but approximately 2.9 acres of the parcel fall within 750 feet of Lake Keowee, landing it in the lake overlay.

Storage facilities are known for having minimal impact on surrounding streets, no on-site congestion and being quiet operations, according to the applicant.

Those who want to voice their opinion about the storage facility can do so at Thursday's meeting, though they may not be able to stay in council

chambers for the duration of the meeting.

"Due to social distancing guidelines, we will have to limit the number of people that can be in the building at one time," Oconee County planning director Adam Chapman said.

Comments can also be submitted to Chapman at [achapman@oconeesc.com](mailto:achapman@oconeesc.com), and the meeting will be streamed live on YouTube for those who can't or don't want to attend in person.

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