



The Greenwood City/County Planning Department

1025 Deadfall Road East
Greenwood, South Carolina 29649

Phone: 864.942.8636

Fax: 864.942.8580

www.greenwoodcounty-sc.gov/planning

May 7, 2026

Tapestry Development Group
Attn: Bo Johnston
120 West Trinity Place
Decatur, Georgia 30030

Zoning Map Amendment PD Major Change Approval: 908 Marshall Rd. Greenwood, SC
GPIN # 6855725583
Zoning: PDD (Planned Development)

Dear Mr. Johnston,

1. The Greenwood City Council approved your major change PD amendment to Pemberly Park PDD zoning ordinance to add the option to construct 60 Senior Multifamily Residential units on the Southeast corner of Marshall Rd and Hwy 25 Bypass. This parcel is currently approved for 30,056 sf Commercial. The required open space and roadside buffer will remain the same. Senior Housing is defined as housing restricted to people age 55 plus.
2. This approval includes moving the site access drive from the west side of the parcel at Bypass 25 SE to the north side of the parcel at Marshall Road.
3. Additionally, the maximum residential building height is amended to 38' to allow for a 3-story residential apartment building with a sloped roof on this tax parcel.

If you have any further questions, please feel free to contact me by phone at (864) 942-8716 or by email at evinson@greenwoodsc.gov.

Sincerely,

Eric Vinson
Greenwood City/County Interim Planning Director