



100 E. Carolina Ave.
P.O. Drawer 2497
Hartsville, SC 29551
www.hartsvillesc.gov

June 17, 2025

Daniel Gerber/Development Analyst
KCG Companies, LLC
Indianapolis, IN 46260

RE: Zoning Verification Letter – Parcel ID 056-00-01-012

Dear Mr. Gerber,

Please accept this letter as the official zoning verification for the site on Washington Street, Hartsville, South Carolina identified as Parcel ID 056-00-01-012. The property is zoned Planned Development with all the uses and regulations as outlined in the B-3 zoning district. The zoning will allow the construction of a 180-unit multifamily complex.

The parking requirements for conventional public housing are one (1) space per unit. Public housing for the elderly is one half (1/2) space per unit. Water and sewer are available and are located within 500 feet of the property line.

Contact me at 843-383-3009 or by email at brenda.kelley@hartsvillesc.gov if you need additional information.

Sincerely,

Brenda P. Kelley
Planning & Zoning Manager