

MEMBERS PRESENT: JOEL ADRIAN, AMANDA BARTON, NELL POSTELL, FRANCES WAITE,  
EMANUEL FERGUSON  
STAFF PRESENT: LEE BATCHELDER, ERIC SCHULTZ, BETHANY WHITAKER

AGENDA

**BOARD OF ZONING APPEALS – SITE DESIGN**

JANUARY 4, 2017

5:00 P.M.

2 GEORGE STREET

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**A. Deferred application from previously advertised BZA-SD agendas.**

1. 1801 Rushland Grove Ln (Johns Island) APP. NO. 171-04-A1  
(TMS#3110000290)

Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned RR-1.

Owner: Richard & Lauren Thomas/Applicant: Richard Thomas

APPROVED 0

WITHDRAWN 0

DISAPPROVED 0

DEFERRED XX

MOTION: Deferral – wants applicant to contact ARB & get formal response, arborist report on tree.

MADE BY: A.Barton SECOND: N.Postell VOTE: FOR 6 AGAINST 0

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**B. New Applications.**

1. Fort Johnson Rd (James Island) APP. NO. 171-04-B1  
(TMS#4280000013, 040, 042 & 043)

Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned SR-1.

Owner: First Baptist Church/Applicant: Sabel Homes c/o HGB

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval with conditions recommended by staff.

MADE BY: J.Webb SECOND: A.Barton VOTE: FOR 6 AGAINST 0

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2. 324 President St (Hampton Park Terrace) APP. NO. 171-04-B2  
(TMS#4600204088)

Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned DR-1F.

Owner: William Melvin Brown III/Applicant: Same

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval with staff conditions.

MADE BY: A.Barton SECOND: J.Webb VOTE: FOR 6 AGAINST 0

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3. Brigade St (Upper Peninsula) APP. NO. 171-04-B3  
(TMS#4640000003)

Request a variance from Sec 54-327 to allow the removal of four grand trees.  
Request a variance from Sec 54-327 to omit the 15 trees per acre requirement.  
Request a variance from Sec 54-318 to allow compact parking spaces in a surface parking lot.  
Request a variance from Sec 54-343 to allow a reduced five foot landscape area between a vehicle use area and the abutting property line.  
Request a special exception from Sec 54-513 to allow a reduction in the required OCRM Critical Line Buffer and building setback.  
Zoned MU-2/WH.

Owner: Pollack Shores Real Estate Group/Applicant: Thomas & Hutton

APPROVED 0 WITHDRAWN 0  
DISAPPROVED 0 DEFERRED XX

MOTION: Deferred.

MADE BY: \_\_\_\_\_ SECOND: \_\_\_\_\_ VOTE: FOR \_\_\_\_\_ AGAINST \_\_\_\_\_

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4. 483 Shadowmoss Prky (Shadowmoss) APP. NO. 171-04-B4  
(TMS#3580900165)

Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned SR-1.

Owner: Grayhawk Homes of SC, Inc./Applicant: Matt McCauley

APPROVED 0 WITHDRAWN XX  
DISAPPROVED 0 DEFERRED 0

MOTION: Withdrawn.

MADE BY: \_\_\_\_\_ SECOND: \_\_\_\_\_ VOTE: FOR \_\_\_\_\_ AGAINST \_\_\_\_\_

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For more information, contact the Zoning and Codes Division Office at 724-3781.

In accordance with the American with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.