



CITY OF CHARLESTON

BOARD OF ARCHITECTURAL REVIEW – LARGE

PUBLIC COMMENT

JANUARY 25, 2023

A meeting of the Board of Architectural Review – Large (BAR-L) will be held on **Wednesday, January 25, 2023** at **4:30 p.m.** in the **Public Meeting Room, First Floor, 2 George Street.**

The following written comments will be provided to the board members 24 hours in advance of the meeting. The comments will also be acknowledged into the record and summarized. The public is encouraged to attend the meeting in person to speak in order for comments to be fully heard.

Application information will be available at www.charleston-sc.gov/bar in advance of the meeting. Please check the website on the meeting date to view any withdrawn or deferred agenda items.

For additional information, please contact:

DEPARTMENT OF PLANNING, PRESERVATION & SUSTAINABILITY
2 George Street, Suite 3100, Charleston, SC 29401 | 843-724-3781

The following applications will be considered:

2. 431 MEETING STREET

TMS #459-09-01-049 | BAR2021-000441

New Construction | Cannon/Elliottborough | Height Districts 5 & 8 | Old and Historic District

Request first one-year extension of conceptual approval of hotel with 22' ground floor with one additional story based on architectural merit and context, originally granted on February 10, 2021.

Owner: OMS Charleston, LLC

Applicant: Capers G. Barr, III

No Comments Submitted

3. 266 ST. MARGARET STREET (LOWNDES GROVE)

TMS # 463-13-04-030 | BAR2023-001022

Category 1 | Wagener Terrace | c. 1786 | Height District 5 | Landmark Overlay District

Request final approval for the removal of the existing in-ground pool to fill with soil and top with sod to match adjacent lawn.

Owner: Patrick Properties Hospitality Group, LLC

Applicant: Glenn Keyes Architects

No Comments Submitted

4. 214-216 SPRING STREET

TMS # 460-11-01-017 | BAR2022-000925

New Construction | Westside | Height District 6 & 3 | Old City District

Request preliminary approval for new construction of 134 multi-family micro dwelling units with 45 parking spaces.

Owner: MCZ Spring St. Acquisitions

Applicant: William Rodon Hornof / 2rz Architecture

One (1) Comment Submitted:

- **Preservation Society of Charleston**
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See attached letter

5. EHRHARDT & BEE STREET (43 BEE STREET)

TMS # 460-15-01-023 TO 027 | BAR2021-000651

Medical District | Height District 85/125 | Old City District

Request conceptual approval of a new heat and power cogeneration facility to serve the existing (and planned) MUSC campus with steam and electrical power.

Owner: Medical University of South Carolina

Applicant: Jake Beck / LFK Architects

DEFERRED BY APPLICANT

6. 295 CALHOUN STREET

TMS # 457-02-02-001 | BAR2021-000480

Harleston Village | Height District 7 | Old City District

Request conceptual approval for new construction of seven-story mixed-use development.

Owner: SE Calhoun, LLC

Applicant: Davis Carter Scott / DCS Design

DEFERRED

PUBLIC MEETING ACCOMMODATIONS:

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

PRESERVATION
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of CHARLESTON

Position Statement
Board of Architectural Review - Large
January 25, 2023

214-216 Spring Street

Dear Board Members:

The Preservation Society would like to thank the applicant for their continued communication with us on this proposal. We have reviewed the preliminary level plans and feel improvements have been made to the design since conceptual approval. Particularly, we appreciate the applicant addressing our comments by enhancing glazing at the Spring Street elevation and introducing articulation to the brickwork at the ground level on the east elevation.

To reiterate our previous comments, we feel this is a reasonably scaled new construction proposal that has good vertical proportions that relates to Charleston's architectural patterns and utilizes a high-quality material palette. Since the design shows positive progression, we are pleased to lend our support for preliminary approval.

Thank you for considering our position in this matter.

Sincerely,



Erin Minnigan
Director of Preservation & Planning