

MEMBERS PRESENT: LEONARD KRAWCHECK, MICHAEL ROBINSON, MARGARET SMITH,
WALTER JAUDON, ALLISON GRASS
STAFF PRESENT: LEE BATCHELDER, PENNYE ASHBY, VANESSA ELLINGTON

AGENDA

BOARD OF ZONING APPEALS-ZONING

MARCH 20, 2018

~~5:15-16~~ P.M.
7:00 P.M.

2 GEORGE STREET

A. Deferred applications from previously advertised BZA-Z agendas. For information call 724-3781.

1. 217 ASHLEY AVE. (CANNONBOROUGH/
ELLIOTBOROUGH) (460-11-04-080) APP. NO. 183-20-A1

Request use variance from Sec. 54-203 to allow a 7-unit accommodations use in a DR-2F (Diverse-Residential) zone district.
Request variance from Sec. 54-317 to allow a 7-unit accommodations use with 3 off-street parking spaces (5 spaces required).
Zoned DR-2F.

Owners-Robert J. Lowe, Jr. Trust & Gwendolyn M. Lowe Trust
Applicant-Robert J. Lowe, Jr., Trustee of Robert J. Lowe, Jr. Trust

APPROVED 0 WITHDRAWN 0
DISAPPROVED XX DEFERRED 0

MOTION: Disapproval.

MADE BY: M.Smith SECOND: A.Grass VOTE: FOR 5 AGAINST 0

2. 46 B STATE ST. (FRENCH QUARTER) APP. NO. 183-20-A2
(458-09-01-142)

Request special exception under Sec. 54-220 to allow a 1-unit accommodations use in a GB-A (General Business-Accommodations) zone district.
Request special exception under Sec. 54-511 to allow a 1-unit accommodations use without required parking spaces (2 spaces required).
Zoned GB-A.

Owner/Applicant-Gerald A. Kaynard

APPROVED 0 WITHDRAWN 0
DISAPPROVED 0 DEFERRED XX

MOTION: Deferred

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

3. 46 C STATE ST. (FRENCH QUARTER) APP. NO. 183-20-A3
(458-09-01-143)

Request special exception under Sec. 54-220 to allow a 1-unit accommodations use in a GB-A (General Business-Accommodations) zone district.
Request special exception under Sec. 54-511 to allow a 1-unit accommodations use without required parking spaces (~~2-1~~ spaces required).
Zoned GB-A.

Owner/Applicant-John F. Abess, MD

BOARD OF ZONING APPEALS—ZONING/MARCH 20, 2018
PAGE 2

APPROVED XX WITHDRAWN 0

DISAPPROVED 0 DEFERRED 0

MOTION: Approval with conditions: 1) City confirm that parking permits will be revoked; 2) applicant to provide one parking space in garage or Market Pavilion Hotel.

MADE BY: M.Smith SECOND: W.Jaudon VOTE: FOR 5 AGAINST 0

*M.Smith leaves

B. New Applications:

1. 36 KING ST. (CHARLESTOWNE) (457-16-02-070) APP. NO. 183-20-B1

Request special exception under Sec. 54-110 to allow an addition (2-story piazza) that extends a non-conforming 0-ft. north side setback (3-ft. required). Zoned SR-4.

Owner-Banyan Bros., LLC/Applicant-Tyler A. Smyth Arch., LLC

APPROVED XX WITHDRAWN 0

DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: W.Jaudon SECOND: M.Robinson VOTE: FOR 4 AGAINST 0

2. 304 GROVE ST. (WAGENER TERRACE) APP. NO. 183-20-B2
(463-10-03-005)

Request variance from Sec. 54-301 to allow a 1-story addition (stairs and landing) with a 6.5-ft. east side setback and (closet, laundry room and great room) with a 6-ft. 8-inch rear setback (9-ft. and 25-ft. required). Zoned SR-2.

Owner-Fred Sommons/Applicant-Joel Adrian

APPROVED XX WITHDRAWN 0

DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: M.Robinson SECOND: A.Grass VOTE: FOR 4 AGAINST 0

3. 12 POPLAR ST. (NORTH CENTRAL) APP. NO. 183-20-B3
(463-12-01-005)

Request special exception under Sec. 54-110 to allow a vertical extension (bathroom and closet) to a non-conforming building footprint that does not meet required 9-ft. west side setback and 15-ft. total side setback. Zoned DR-1F.

Owner/Applicant-Alice Keeney Wiggins

BOARD OF ZONING APPEALS—ZONING/MARCH 20, 2018
PAGE 3

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval.

MADE BY: W.Jaudon SECOND: A.Grass VOTE: FOR 4 AGAINST 0

4. 19 KING ST. (CHARLESTOWNE) (457-16-01-029) APP. NO. 183-20-B4

Request special exception under Sec. 54-110 to allow a 2-story vertical extension (bedrooms) to a non-conforming building footprint that does not meet required 3-ft. north side setback.

Zoned SR-4.

Owner-Ed Ross/Applicant-Meadors, Inc.

APPROVED 0

WITHDRAWN 0

DISAPPROVED 0

DEFERRED XX

MOTION: Deferral.

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

5. 5 SUTHERLAND AVE. (HAMPTON PARK TERRACE) APP. NO. 183-20-B5
(460-02-04-082)

Request special exception under Sec. 54-110 to allow a vertical extension (baths/closet) to a non-conforming building footprint that does not meet required 3-ft. north side setback.

Zoned DR-1F.

Owners-Brad Baniyas, Chelsea Baniyas/Applicant-Zack Bennett

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval.

MADE BY: A.Grass SECOND: M.Robinson VOTE: FOR 4 AGAINST 0

6. 2099 ST. JOHNS WOODS (279-00-00-407) APP. NO. 183-20-B6

Request variance from Sec. 54-301 to allow a 7-ft. fence height (Limit is 6-ft.)
Zoned SR-1.

Owner-Villages of St. Johns Woods POA/Applicant-Whitney Williams

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval.

MADE BY: W.Jaudon SECOND: A.Grass VOTE: FOR 4 AGAINST 0

BOARD OF ZONING APPEALS—ZONING/MARCH 20, 2018
PAGE 4

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 three business days prior to the meeting.