



CITY OF CHARLESTON PLANNING COMMISSION

AGENDA MAY 17, 2023

A meeting of the Planning Commission will be held on **Wednesday, May 17, 2023 at 5:00 p.m.** in the **Public Meeting Room, First Floor, 2 George Street**. The meeting will be live streamed and recorded on the [City of Charleston Public Meetings YouTube Channel](#). Application information will be available at www.charleston-sc.gov/pc in advance of the meeting. Please check the website on the meeting date to view any withdrawn or deferred agenda items.

PUBLIC COMMENT:

The public is encouraged to attend the meeting in person to speak in order for comments to be fully heard. **Written comments must be submitted by 12:00 p.m. on Tuesday, May 16, 2023** at <http://innovate.charleston-sc.gov/comments/> or delivered to the address listed below. Written comments will be provided to the board members 24 hours in advance of the meeting and will be acknowledged into the record and summarized.

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:

MINUTES

- 1. Request Approval of Minutes from February 15, 2023, and March 15, 2023 Planning Commission Meetings**

REZONINGS

- 1. 813 Dupont Rd & 804 Orleans Rd**
Orleans Estates - West Ashley | TMS #3511300047, 067 | Approx. 3.09 ac.
Request rezoning of a portion of the property from Diverse Residential (DR-2) to General Business (GB) and to include the entirety of the property in the Accommodations Overlay Zone (A).
Owner: Palas Holdings LLC
Applicant: Palas Holdings LLC
- 2. 7 Magazine St**
Harleston Village - Peninsula | TMS #4570804081 | Approx. 0.07 ac.
Request rezoning to include property in the School Overlay Zone (S).
Owner: 7 Magazine Street LLC
Applicant: Womble Bond Dickinson LLP, James Wilson
- 3. 108, 116, 122 Logan St & 2, 10 Magazine St**
Harleston Village - Peninsula | TMS #4570802085, 084, 082, 080, 079 | Approx. 0.656 ac.
Request amendment of Restrictive Covenants to allow school use.
Owner: Fielding Home for Funerals
Applicant: Womble Bond Dickinson LLP, James Wilson

4. 1739 Hollydale Ct

Johns Island | TMS #3130000023 | Approx. 5.37 ac.

Request rezoning from Single-Family Residential (SR-1) to General Business (GB).

Owner: TBLB LLC

Applicant: Timothy Cook

SUBDIVISION PROPERTY CONVERSION

1. 2 River Reach Way

Governors Pointe - West Ashley | TMS #3520300123 & 124 | Approx. 0.24 ac.

Request under Sec. 54-815 of the zoning code to convert common area/open space parcel (reserve parcel) to building sites on single-family lots.

Owner: Timothy Gray and Amy FitzPatrick and Governors Pointe HOA

Applicants: Timothy Gray and Amy FitzPatrick

ZONINGS

1. 2205 North Dallerton Cir

Sylcope - West Ashley | TMS #3100700032 | Approx. 0.26 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: John Maynard

2. 2246 North Dallerton Cir

Sylcope - West Ashley | TMS #3100700019 | Approx. 0.39 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Pauline R. Johnson

3. 2142 South Dallerton Cir

Sylcope - West Ashley | TMS #3100700041 | Approx. 0.26 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Harold W. Owens, Jr.

4. 2237 South Dallerton Cir

Sylcope - West Ashley | TMS #3100700056 | Approx. 0.27 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Robert C. Branson

5. 2244 South Dallerton Cir

Sylcope - West Ashley | TMS #3100700049 | Approx. 0.26 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Thomas and Sue Dority

6. 2916 Doncaster Dr

Hickory Hill - West Ashley | TMS #3581000123 | Approx. 0.28 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Jared Parcell

7. 1962 Ivy Hall Rd

South Pinepoint - West Ashley | TMS #3510300057 | Approx. 0.42 ac.

Request zoning of Single Family Residential (SR-1). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Leondas Cole

8. 525 Saint Andrews Blvd

Moreland - West Ashley | TMS #4210300112 | Approx. 0.18 ac.

Request zoning of Single Family Residential (SR-1). Zoned Saint Andrews Corridor Overlay District (OD-STA) in Charleston County.

Owner: Stephanie O. Green

9. 1742 West Avalon Cir

Orange Grove Estates - West Ashley | TMS #3521300244 | Approx. 0.20 ac.

Request zoning of Single Family Residential (SR-2). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Danielle A. Scott

10. 319 Wappoo Rd

Geddes Hall - West Ashley | TMS #3501000147 | Approx. 0.46 ac.

Request zoning of Single and Two-Family Residential (STR). Zoned Single Family Residential (R-4) in Charleston County.

Owner: Krista Tilly

11. 3124 Maybank Hwy

Johns Island | TMS #3130000021 | Approx. 5.0 ac.

Request zoning of General Business (GB). Zoned Maybank Highway Corridor Overlay Zone (OD-MHC) in Charleston County.

Owner: TBLB LLC

PP&S STAFF UPDATES (as needed)

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.