

MEMBERS PRESENT: JOEL ADRIAN, EMMANUEL FERGUSON, ANDREW HARGETT,  
PAULA MURPHY, NELL POSTELL, JEFF WEBB, AMANDA BARTON  
STAFF PRESENT: ERIC SCHULTZ, LEE BATCHELDER, SCOTT VALENTINE, BETHANY  
WHITAKER

AGENDA  
**BOARD OF ZONING APPEALS – SITE DESIGN**  
JUNE 3, 2020 5:00 P.M. “VIRTUALLY VIA ZOOM”

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

**1. 1150 FOLLY ROAD (JAMES ISLAND) (TMS# 425-13-00-030) APP. NO. 2006-03-A1**

Request a variance from Sec. 54-347 to allow a reduce landscape buffer width.  
Zoned RO  
Owner: Sarah Pursell  
Applicant: Bennet Construction & Realty

APPROVED 0 WITHDRAWN 0  
DISAPPROVED 0 DEFERRED XX

MOTION: 1. A.Hargett – approval with conditions recommended by staff and condition that improvements to property are reviewed by City for drainage and grading. Motion fails for lack of a second.

2. Deferral

MADE BY: A.Barton SECOND: N.Postell VOTE: FOR 5 AGAINST 1  
\*A.Hargett  
\*J.Adrian recused

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**3. 86 SHEPPARD STREET (PENINSULA) (TMS# 460-04-04-080) APP. NO. 2006-03-A2**

Request a variance from Sec. 54-327 to allow the removal of one protected tree.  
Request a variance from Sec. 54-330 to allow a reduced impervious construction setback near the base of one grand tree.  
Request a special exception from Sec 54-511 to allow a non-hard parking surface.  
Zoned GB  
Owner: Sheppard Parking, LLC  
Applicant: Forsberg Engineering & Surveying Inc.

APPROVED XX WITHDRAWN 0  
DISAPPROVED 0 DEFERRED 0

MOTION: Approval with conditions recommended by staff and amendment to Condition 2 to add requirement to the Sycamore to be monitored by the arborist for three years.

MADE BY: P.Murphy SECOND: E.Ferguson VOTE: FOR 7 AGAINST 0

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**B. New applications.**

**1. 411 MEETING STREET (CANNON/ELLIOTTBOROUGH) APP. NO. 2006-03-B1  
(TMS# 459-09-03-114)**

Request a variance from Sec. 54-327 to allow the removal of ~~six~~ five grand trees.  
Request a variance from Sec 54-327 to allow the removal of 14 protected trees.  
Zoned MU-2  
Owner: Meeting Street Ventures  
Applicant: Meeting Street Ventures

APPROVED XX WITHDRAWN 0  
DISAPPROVED XX DEFERRED 0

MOTION: Allow removal of three grand trees interior to the site, protected tree inside parking lot and three protected trees internal to low line area but all trees along Meeting Street and Mary Street shall be preserved, staff condition one to be recalculated, and keep 2-5.

MADE BY: A.Hargett SECOND: E.Ferguson VOTE: FOR 4 AGAINST 3  
\*J.Webb, A.Barton, N.Postell

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**2. 627 BARBADOS DRIVE (BERESFORD HALL) (TMS# 271-04-01-024) APP. NO. 2006-03-B2**

Request a special exception from Sec 54-327 to allow the removal of three grand trees.  
Zoned PUD  
Owner: Michael & Lesa Jernigan  
Applicant: LFA Architecture

APPROVED XX WITHDRAWN 0  
DISAPPROVED 0 DEFERRED 0

MOTION: Approval with conditions recommended by staff.

MADE BY: E.Ferguson SECOND: A.Hargett VOTE: FOR 7 AGAINST 0

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**3. MAYBANK HIGHWAY (JOHNS ISLAND) (TMS# 345-00-00-217 & 218) APP. NO. 2006-03-B3**

Request a variance from Sec 54-327 to allow the removal of ~~41~~40 grand trees.  
Request a special exception from SEC 54-327 to allow the removal of one grand tree.  
Zoned PUD  
Owner: SM Charleston, LLC  
Applicant: SeamonWhiteside+Assoc., Inc

APPROVED XX WITHDRAWN 0  
DISAPPROVED 0 DEFERRED 0

MOTION: Approval with conditions recommended by staff with change to Condition 4 to require larger tree protection barricade zone only during grading and road construction.

MADE BY: E.Ferguson SECOND: A.Barton VOTE: FOR 7 AGAINST 0

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**4. 778 ST. ANDREWS BOULEVARD (AVONDALE) (TMS# 418-15-00-107) APP. NO. 2006-03-B4**

Request a variance from Sec 54-347 to allow a reduced landscape buffer width.  
Zoned GO  
Owner: Ravi Sanyal  
Applicant: Ravi Sanyal

APPROVED XX WITHDRAWN 0  
DISAPPROVED 0 DEFERRED 0

MOTION: Approval with conditions recommended by staff.

MADE BY: N.Postell SECOND: E.Fava VOTE: FOR 7 AGAINST 0

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**5. 2343 ASHLEY RIVER ROAD (WEST ASHLEY) (TMS# 354-04-00-005) APP. NO. 2006-03-B5**

Request a variance from Sec 54-327 to allow the removal of ten grand trees.  
Request a special exception from Sec 54-327 to allow the removal of one grand tree.  
Zoned GB  
Owner: 2343 Ashley River Road, LLC  
Applicant: C Baker Engineering, LLC

**BOARD OF ZONING APPEALS – SITE DESIGN/JUNE 3, 2020  
PAGE 3**

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval with conditions recommended by staff.

MADE BY: N.Postell SECOND: P.Murphy VOTE: FOR 7 AGAINST 0

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Individuals with questions concerning the above items should contact the Department of Planning, Preservation and Sustainability at (843) 724-3765.

In accordance with the Americans 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.