BOARD OF ARCHITECTURAL REVIEW - LARGE

Virtual Meeting of June 23, 2021
4:30 PM

DEPARTMENT OF PLANNING, PRESERVATION & SUSTAINABILITY
www.charleston-sc.gov/bar
Protocol

To participate in the Virtual Board Meeting please refer to the following instructions:

MEETING LINK: https://us02web.zoom.us/s/81872637006.
To access via phone, dial 1 (312) 626-6799  Webinar ID# 818 7263 7006.

Information on each application, including documents submitted by the applicant, and results after the meeting, will be available online at www.charleston-sc.gov/bar

Public Comment Instructions:
Please use one of the following methods to request to speak at the meeting or provide comments for the Board. Requests to speak at the meeting and comments must be received by 12:00 p.m. EST, Wednesday, 05.12.21.

1. Sign-up to speak or leave comments for the Board of Architectural Review - Large by completing the form at http://innovate.charleston-sc.gov/comments/;
2. Request to speak or leave a comment via email to Boards@charleston-sc.gov.
3. Request to speak or leave a comment via phone at 843-724-3765.
4. Mail comments to: Department of Planning, Preservation and Sustainability, 2 George Street, 3rd floor, Charleston, SC 29401.
Protocol

Staff will control the PowerPoint presentation that includes everything submitted by the applicant by the deadline, in accordance with the Submittal Requirements. Applicants simply need to ask staff to advance to the next slide during your presentation.

Applicants, staff and Board members are required to give their name whenever speaking.

Video and microphone has been disabled for all attendees. Attendees (not Board members or staff) will only be given the capabilities to speak when they are called on during the public comment period.

Chat and the Q & A functions have been disabled for everyone.

Public Comment:

• The applicants (all team members) and the public have been required to register, indicate the project they wish to comment on, and submit any documents in advance of the meeting.

• Just as in an in-person meeting, all applications heard today are part of a public meeting format. If you have registered and will speak during the public comment portion of the meeting you will need to state your name and address for the record.

• Those members of the public that have registered will be called in order by project.

• Staff will call on the registered members of the public to speak for each project. Unregistered members of the public who raise their hand will not be called on.
Protocol

Board:

- Board members will be polled by the Chairperson for comments and for their vote on a motion. Each member, when voting, should respond “Yea, in favor” or “Nay, not in favor”. The Chair shall re-read the motion verbatim and the Board member making the motion should correct the Chair if he has not re-read the motion accurately.

- If a Board member needs to recuse, he or she will be temporarily removed from the meeting and placed back in the meeting at the start of the next agenda item.

- If the Board needs to go into Executive Session, they will call into a separate conference line and all video and audio on Zoom will be temporarily turned off until they are ready to return to the regular meeting.

• Results and staff comments will be posted on the City website at www.charleston-sc.gov/bar.
• These proceedings are being recorded and broadcasted to the City of Charleston’s You Tube Channel.
Request after-the-fact final approval for demolition of exterior awnings, canopies, ramps, stairs, water feature, railings, and courtyard paving materials.

Not Rated / (none) / c. 1978 / Old and Historic District
Agenda Item #1

Applicant’s Presentation
EXISTING PLANTER & TREE TO REMAIN
EXISTING TREE & TREE WELL TO REMAIN

REMOVE RAIL, DECK, STAIR, RAMP, WATER FEATURE, & ASSOCIATED FOUNDATIONS
REMOVE RAIL, DECK, STAIR, RAMP, WATER FEATURE, & ASSOCIATED FOUNDATIONS
REMOVE BRICK PAVERS, CONCRETE INSERTS COMPLETE, GRADE THAT REMAINING FROM BUILDING TO SIDEWALK
18" / 12"

EXISTING PLANS & DEMO PROJECT IMPROVEMENTS TO:
99 SOUTH MARKET STREET
CHARLESTON, SOUTH CAROLINA  29401

for:
Thomas & Ryan Do the Market
TMS: 458-05-03-064
CITY PROJECT NUMBER: NOT YET ASSIGNED

REVISED Date
Purpose
1905.0
EXISTING
REMOVE
RETURN PREP WALL TO RECEIVE NEW
EXISTING
REMOVE
EXISTING
REMOVE

ISSUED Date
Purpose
5.26.21
PERMIT APPLICATION/AGENCY REVIEW

COPYRIGHT
These plans are copyrighted and are subject to protection as an "Architectural Work" under section 102 of the Copyright Act 17 U.S.O. as amended December 1990 and known as the Architectural Works Protection Act of 1990. The protection includes, but is not limited to; the overall form, arrangement and composition of the design. Under such protection, unauthorized use of these plans, work, or building represented, can result in cessation of construction, buildings being seized and/or monetary compensation to Oceana Design & Construction, LLC

GENERAL NOTE
DO NOT SCALE FROM THIS DRAWING
All Dimensions, Limit Lines, & Setbacks to be checked on site by the General Contractor prior to commencing work, preparation of shop drawings, or ordering materials.
**EAST COURTYARD SHOWING OUTDOOR BAR**
Main Building on Right

**MAIN ENTRY**
Lease Area stops @ 2nd Floor Ceiling

**WEST SIDE OF COURTYARD**
Front retail space (Fire & Ome) not in lease area
Canopy, Walk, Ramp, Duck Race, & Raised Deck now demolished.

**LOOKING SOUTH AT OUTDOOR BAR**
Canopy & support columns now demolished
Agenda Item #2

145 Calhoun Street - - TMS #457-04-02-022  BAR2021-000545

Request conceptual approval for renovation of restaurant space
including modifications to existing steel trellis.

Not Rated / (none) / c. 1955 / Old and Historic District
Agenda Item #2

Applicant’s Presentation
DEFERRED SUBMITTALS:

OWNER.

VALUE ENGINEERING CHANGES INSTRUCTED BY OR AUTHORIZED BY THE GC MUST NOTIFY ARCHITECT AND PERMITTING AGENCY OF ANY APPROVAL BY ARCHITECT OR ENGINEERS. THE GC MUST FIELD VERIFY LAYOUT AND DIMENSIONS AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH WORK.


APPLICABLE CODES, INCLUDING SC STATEWIDE MODIFICATIONS:

2018 INTERNATIONAL BUILDING CODE
2018 INTERNATIONAL MECHANICAL CODE
2018 INTERNATIONAL FUEL GAS CODE
2018 INTERNATIONAL PLUMBING CODE
2018 NATIONAL ELECTRICAL CODE
2020 INTERNATIONAL ENERGY CONSERVATION CODE
2018 INTERNATIONAL FIRE PREVENTION CODE
2018 LIFE SAFETY CODE

SECTION 906 OF THE IBC 2015. PROVIDE SUBMITTAL.

2018 INTERNATIONAL ENERGY CONSERVATION CODE
2018 INTERNATIONAL FUEL GAS CODE
2018 INTERNATIONAL MECHANICAL CODE
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2018 LIFE SAFETY CODE

SECTION 906 OF THE IBC 2015. PROVIDE SUBMITTAL.
VIEW FROM CORNER OF CALHOUN AND KING STREET
PROPOSED ROOF STRUCTURE SHOWN IN RED
VIEW FROM CALHOUN STREET LOOKING SOUTHWEST

PROPOSED ROOF STRUCTURE SHOWN IN RED
VIEW FROM CALHOUN STREET LOOKING SOUTHEAST
PROPOSED ROOF STRUCTURE SHOWN IN RED
AERIAL VIEW LOOKING SOUTHWEST
PROPOSED ROOF STRUCTURE SHOWN IN RED
AERIAL VIEW LOOKING SOUTHEAST
PROPOSED ROOF STRUCTURE SHOWN IN RED
AERIAL VIEW LOOKING NORTHEAST
PROPOSED ROOF STRUCTURE SHOWN IN RED
FLOOR PLAN - PROPOSED

SCALE: 1/8" = 1'-0"

AREA OF EXTERIOR MODIFICATION

AREA OF EXTERIOR ROOFING MODIFICATION
A201
STREET ELEVATIONS

C1 ENLARGED NORTH ELEVATION - EXISTING

A1 ENLARGED NORTH ELEVATION - PROPOSED

AREA OF MODIFICATION

EXISTING WALL ON TERRACE, NO CHANGE
EXISTING BUILDING, NO CHANGE
PROPOSED STEEL COLUMN AND BEAM, TO MATCH EXISTING SIZE AND COLOR

2 piece wall flashing, typ.

EXISTING steel beam
aluminum gutter and downspout
EXISTING C-channel

5/8" thk. Thermaglass Polycarbonate Sheet
Agenda Item #3

Board Policy Statement concerning Solar Collectors
(For Discussion only; No vote)