



**CITY OF CHARLESTON  
BOARD OF ARCHITECTURAL REVIEW - SMALL (BAR-S)**

**PUBLIC COMMENT  
JULY 28, 2022**

A meeting of the Board of Architectural Review - Small (BAR-S) will be held on **Thursday, July 28, 2022 at 4:30 p.m.** in the **Public Meeting Room, 1<sup>st</sup> Floor, 2 George Street.**

The following written comments were submitted on the Mayor's Office of Innovation Public Meetings Portal and 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 is available at [www.charleston-sc.gov/bar](http://www.charleston-sc.gov/bar) in advance of the meeting. Questions can be directed to the Department of Planning, Preservation and Sustainability at (843) 724-3781.

**1. Approval of Minutes from July 14, 2022 Meeting**

**2. 12 Line Street - - TMS # 459-05-04-138**

**BAR2022-000852**

Request demolition of portion of historic structure. Site visit 8:30 am.

Category 4 | East Side | c. pre 1944 | Historic Material Demolition Purview

Owner: Z Train, LLC

Applicant: John Sullivan, S.Arch+Studio, LLC

***No written comments submitted on Innovation Public Meetings Portal***

**3. 13 Rutledge Avenue - - TMS # 457-12-03-018**

**BAR2022-000853**

Request conceptual approval to raise historic house, remove existing addition, and add new addition.

Not Surveyed | Charlestowne | c. 1968 | Old and Historic District

Owner: Eric Wooten

Applicant: Robbie Marty

***No written comments submitted on Innovation Public Meetings Portal***

- 4. 51 Chapel Street - - TMS # 459-13-01-071** **BAR2022-000781**  
Request alterations to previous conceptual approval, replacement of ground floor columns and handrail, and restoration of second floor porch.  
Category 3 | Garden District | c. 1890 | Old and Historic District  
Owner: Marc Anderson  
Applicant: Robbie Marty  
*No written comments submitted on Innovation Public Meetings Portal*
- 5. 376 Race Street - - TMS # 460-04-01-062** **BAR2022-000743**  
Requesting replacement of metal roof with shingles at rear cottage, appeal of board decision.  
Not Rated | Westside | c. 1930 | Historic Materials Demolition Purview  
Owner: Jonathan Karch  
Applicant: Jonathan Karch  
**Deferred by applicant**  
*No written comments submitted on Innovation Public Meetings Portal*
- 6. 169 Wentworth Street - - TMS # 457-03-04-012** **BAR2022-000856**  
Request conceptual approval for new accessory structure.  
Category 4 | Harleston Village | c. pre-1944 | Old and Historic District  
Owner: Cope and Sophie Willis  
Applicant: E E Fava Architects  
*No written comments submitted on Innovation Public Meetings Portal*
- 7. 91 Nassau Street - - TMS # 459-05-03-053** **BAR2022-000854**  
Request conceptual approval for exterior renovation.  
Category 4 | East Side | c. 1852 | Old City District  
Owner: Habitation Properties, LLC  
Applicant: Clark Ferguson Architect  
*No written comments submitted on Innovation Public Meetings Portal*
- 8. 91 Nassau Street - - TMS # 459-05-03-053** **BAR2022-000855**  
Request conceptual approval for new rear residence.  
Category 4 | East Side | c. 1852 | Old City District  
Owner: Habitation Properties, LLC  
Applicant: Clark Ferguson Architect  
*No written comments submitted on Innovation Public Meetings Portal*

**9. 1 Council Street - - TMS # 457-11-04-004****BAR2022-000857**

Request conceptual approval for alterations to existing addition.  
Not Surveyed | Charlestowne | c. 1870 | Old and Historic District  
Owner: Brett & Tricia Peterson  
Applicant: Bill Young

***No written comments submitted on Innovation Public Meetings Portal***

**10. 235 Meeting Street - - TMS # 457-08-01-012****BAR2022-000858**

Request conceptual approval for storefront alterations.  
Category 3 | c. pre 1884 | Old and Historic District  
Owner: Sticky Charleston LLC, Chad Waldorf  
Applicant: Neil Stevenson

***No written comments submitted on Innovation Public Meetings Portal***

**11. 252 Coming Street - - TMS # 460-08-02-061****BAR2022-000859**

Request conceptual approval for renovation to entrance and piazza, add outdoor seating, accessibility lift, and gates.  
Category 4 | Cannonborough / Elliottborough | c. 1890-1905 | Old City District  
Owner: Frank Iwanicki  
Applicant: Neil Stevenson

***No written comments submitted on Innovation Public Meetings Portal***

**12. 96 Ashley Avenue - - TMS # 457-03-04-073****BAR2022-000860**

Request conceptual approval to rebuild piazza stair, add hood over entrance, pedestrian and driveway gates, and hardscaping.  
Category 2 | Harleston Village | c. 1800 | Old and Historic District  
Owner: William Cromer & Dang Minh Nguyen  
Applicant: Neil Stevenson

***No written comments submitted on Innovation Public Meetings Portal***

**13. 89 & 89 ½ Wentworth Street - - TMS # 457-04-03-002****BAR2022-000861**

Request conceptual approval for new masonry garden wall.  
Category 2 | Harleston Village | c. 1787 | Old and Historic District  
Owner: Mr. & Mrs. Ohanesian  
Applicant: Jenny Bevan

**Deferred by applicant**

***No written comments submitted on Innovation Public Meetings Portal***

**14. 651 King Street - - TMS # 460-04-04-095****BAR2022-000862**

Request conceptual approval for new mixed use building.

Not Surveyed | Cannonborough / Elliottborough | New | Old and Historic District

Owner: NK Partners

Applicant: The Middleton Group, Will Morrison

**One (1) written comment submitted on Innovation Public Meetings Portal**

- **Andrew Gould, 21 Catfiddle Street:** *Submitted Jul 26 2022 6:10PM*

This is a significant new building at a busy intersection in our neighborhood. We are pleased to see the site developed and we thank the applicant for sharing the plans with us. The Cannonborough/Elliottborough Neighborhood Association has reviewed the design, and has the following thoughts: The scale and mass of the building are good, with a nice presence on the street. The building is partly restaurant and partly STR, and the design seems to emphasize the STR too much. It would be appropriate for the restaurant to look more public and prominent, by means of more glass and richer storefront detailing. Likewise, the STR should look less public and prominent, particularly by means of a less aggressive rooftop structure. The architectural style seems awkwardly eclectic, with some elements reading as traditional/classical, and other elements very modern. Given that all the other new commercial structures planned in the vicinity are highly traditional in style, we would prefer to see more of this expression - especially more consistency in the brick facades and more detail in the storefront. The third story might work in a more modern style, especially if it seems like a later addition to the structure. Many thanks for your consideration, Andrew Gould

**15. 8 Smith Street - - TMS # 457-08-03-062****BAR2022-000863**

Request conceptual approval for new portico over front door.

Not Surveyed | Harleston Village | c. 1940 | Old and Historic District

Owner: John Mikios

Applicant: Low Country Contractors, Sarah Eder

**No written comments submitted on Innovation Public Meetings Portal**

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 [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.