



CITY OF CHARLESTON DESIGN REVIEW BOARD

PUBLIC COMMENT AUGUST 15, 2022

A meeting of the Design Review Board (DRB) will be held on **Monday, August 15, 2022 at 4:30 p.m.** in the **Public Meeting Room, 1st 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 on the deadline date. 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 will be available at www.charleston-sc.gov/drb in advance of the meeting. Please check the website on the meeting date to view any withdrawn or deferred agenda items.

For additional information, please contact:

DEPARTMENT OF PLANNING, PRESERVATION & SUSTAINABILITY
2 George Street, Suite 3100 Charleston, SC 29401 | (843) 724-3781

A. APPLICATIONS

1. 1731 Savannah Hwy.

West Ashley | TMS # 350-06-00-064 | DRB2022-000131

Request approval for the demolition of a 2-story house turned commercial and over 50 years of age.

Owner: 1739 Savannah Hwy. LLC

Applicant: Stephen Ramos

No written comments submitted on Innovation Public Meetings Portal

2. 1640 Folly Rd.

James Island | TMS # 427-00-00-022 | DRB2022-000132

Request approval for the demolition of a 1-story house turned commercial and over 50 years of age.

Owner: Scan Assets, LLC (Charles Wilson)

Applicant: MPS/Nathan Schutte

No written comments submitted on Innovation Public Meetings Portal

3. 1513 Savannah Hwy.

WEST ASHLEY | TMS # 349-01-00-017 | DRB2022-000113

Request preliminary approval for the addition to the Mercedes dealership and new car wash.

Owner: Baker Motor Company
Applicant: Glick Boehm/James (Billy) Bishop

No written comments submitted on Innovation Public Meetings Portal

4. 2310 Henry Tecklenburg Dr.

WEST ASHLEY | TMS # 309-00-00-262 | DRB2022-000130

Request conceptual approval for the construction of 2 new operations buildings for Dominion.

Owner: Dominion Energy
Applicant: MCA Architecture/Keith Clarke

No written comments submitted on Innovation Public Meetings Portal

5. 829 St. Andrews Blvd.

WEST ASHLEY | TMS # 418-10-00-033 | DRB2022-000066

Request preliminary approval for the construction of a new 5-story mixed used building containing retail and residential use.

Owner: Gramling Brothers
Applicant: MPS/Nathan J. Schutte

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

Donna Jacobs, 6 Craven Avenue:

Submitted Aug 11 2022 6:27PM

15 August 2022 829 St Andrews Boulevard Good evening Madam Chairman and members of the Design Review Board. My name is Donna Jacobs. I live in Byrnes Downs I have spoken at all the previous meetings when this project has come before you for consideration. At those meetings I pointed out that the redevelopment of the Ryan's site at 829 St Andrews Blvd has immense potential to showcase what revitalization can mean for West Ashley. Plan West Ashley spoke to the importance of mixed used when commercial sites at major intersections were considered for redevelopment. It is imperative that this project reflects the highest and best for the area. As this project has developed the architectural design along St Andrews Blvd is much more exciting and increases the opportunity for a very active engagement with the pedestrian. I just want to make sure that the illustrated larger sidewalk is reflected in the specific details of the design. Connectivity is a critical along this area to the neighborhood, to the next phase on the site and to the West Ashley Bikeway. A pedestrian friendly design in front of this site is paramount. Since the devil is in the details-even as we move forward in this approval process and you are the experts at reading these technical documents I would like to state for the record that I hope the following details have been addressed so that the revitalization of this site is truly the best it can be for West Ashley: -The rooftop spaces are designed in such a way to minimize any noise and lighting issues to the neighborhood of Avondale as well as the new residents of this project. -Lighting within the parking structure and along the project should provide safety for the residents and users and in no way intrude on the park or the Avondale residents. -The Building B entrance from Chase Street should be adequate for service trucks, i.e. garbage, recycling, commercial goods delivery. -To this laywoman's eye, the support infrastructure of: Fire Lanes, Loading Zones for Moving Trucks, and Commercial Goods delivery vehicles, Trash/Recycling Disposal Area, and Waste Management Truck Access for removal don't seem to be clearly delineated. The conversation of form and function is always critical. I have asked these

questions before in prior meetings and hope that the applicant will address these formally for the Board. Service can be attractively hidden and yet still fully functional. Chase Street and St. Andrew's Boulevard cannot become the default for these service activities. In addition, Avondale Avenue access for these services cannot become an after-the-fact need due to poor design on the front end. If the adjacent parking lot on the other side of Chase Street is the default for any of these purposes the design should be illustrated in any application that receives final approval. -Lastly, I would encourage the development of a sample panel for the project so the community can learn about what is coming as demolition and construction begins. The community is excited about the conversion of the abandoned restaurant and current boat parking lot to a vibrant exciting addition to the community. With your help we can make it highly functional and beautiful for West Ashley. We can set the bar for other developments that will follow. Please only recommend preliminary approval with the conditions that all the details have been addressed and we are assured of getting an "A" game development. Respectfully, Donna Jacobs

B. MINUTES

1. APPROVAL OF MINUTES FROM July 18, 2022 MEETING

No written comments submitted on Innovation Public Meetings Portal

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.