

MEMBERS PRESENT: LEONARD KRACHECK, MARGARET SMITH, WALTER JAUDON, ALLISON GRASS,
JOHN LESTER, ROSS APPEL
STAFF PRESENT: LEE BATCHELDER, PENNYE ASHBY, VANESSA ELLINGTON

AGENDA

BOARD OF ZONING APPEALS-ZONING

AUGUST 21, 2018 ~~5:15-17~~ P.M. 2 GEORGE STREET
6:22 P.M.

A. Deferred applications from previously advertised BZA-Z agendas. For information call 724-3781.

1. No Deferred Applications.
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B. New Applications:

1. 192 EAST BAY ST. (SUITE 300) APP. NO. 188-21-B1

(FRENCH QUARTER) (458-09-02-159) Request special exception under Sec. 54-220 to allow a 1-unit accommodations use in a GB-A (General Business-Accommodations) zone district.

Owner-Grassroots Holdings II, LLC/Applicant-Michael John Clemmens

APPROVED 0 WITHDRAWN 0

DISAPPROVED 0 DEFERRED XX

MOTION: Deferred.

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

2. 1 WEIMS CT. (CHARLESTOWNE) (457-16-02-090) APP. NO. 188-21-B2

Request special exception under Sec. 54-110 to allow an addition (awning) that extends a 0-ft. rear setback (3-ft. required).

Request variance from Sec. 54-301 to allow a storage shed addition with a 4-ft. 9-inch front setback and to allow an equipment screen with an 11-ft. 4-inch height (60-ft. required and 7-ft. height limit respectively).

Zoned SR-4.

Owner-Travis McCory/Applicant-Simons Young

APPROVED XX WITHDRAWN 0

DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: M.Smith SECOND: W.Jaudon VOTE: FOR 6 AGAINST 0

3. 3 ANITA DR. (MAGNOLIA) (418-09-00-028) APP. NO. 188-21-B3

Request special exception under Sec. 54-110 to allow a vertical extension (half-story) to a garage that does not meet the required 9-ft. south side setback and 25-ft. rear setback.

Zoned SR-2.

Owner/Applicant-Griff Ducworth

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APPROVED XX WITHDRAWN 0
DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: A.Grass SECOND: J.Lester VOTE: FOR 6 AGAINST 0

4. 131 AND 133 CANNON ST. (CANNONBOROUGH/
ELLIOTBOROUGH) (460-11-04-067 AND 066) APP. NO. 188-21-B4

Request special exception under Sec. 54-110 to allow a 2-story addition (porches/
bedrooms) that extends a non-conforming 2.2-ft. west side setback (9-ft. required).
Request variance from Sec. 54-301 to allow construction of a single-family residence
(Rear Building 2) and detached hvac platform with a 3-ft. west side setback (9-ft.
required).

Zoned LB.

Owner-Tift Mitchell/Applicant-Andrew Gould

APPROVED XX WITHDRAWN 0
DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: J.Lester SECOND: R.Appel VOTE: FOR 6 AGAINST 0

5. 1224 ASHLEY HALL RD (HEATHWOOD/
OLD TOWNE) (418-01-00-174) APP. NO. 188-21-B5

Request variance from Section 54-824 to allow a subdivision to create 4 lots
with a 78.75 lot frontage (93-ft. required).
Request variance from Sec. 54-301 to allow the house (steps) on (Lot 2) having a
6-ft. south side setback (9-ft. required).

Zoned SR-2.

Owner-Rolina Homes/Applicant-Doug Berenguer

APPROVED XX WITHDRAWN 0
DISAPPROVED 0 DEFERRED 0

MOTION: Approval with condition driveways for lots to be approved by SCDOT & City.

MADE BY: A.Grass SECOND: M.Smith VOTE: FOR 6 AGAINST 0

6. 541 KING ST. (CANNONBOROUGH/
ELLIOTBOROUGH) (460-12-02-079) APP. NO. 188-21-B6

Request special exception under Sec. 54-206 to allow a late night use bar/
restaurant) within 500 feet of a residential zone district.

Zoned GB.

Owner-539 King Street, LLC/Applicant-AJ Architects

APPROVED 0 WITHDRAWN 0
DISAPPROVED 0 DEFERRED XX

MOTION: Deferred.

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

7. 716 MEETING ST. (EAST CENTRAL) APP. NO. 188-21-B7
(461-09-03-030)

Request variance from Sec. 54-317 to allow 1,500sf of office space without required off-street parking spaces (3 spaces required).

Zoned GB.

Owner-Bradley Thompson/Applicant-AJ Architects

APPROVED 0 WITHDRAWN 0
DISAPPROVED 0 DEFERRED XX

MOTION: Deferral to restudy proposed addition and parking.

MADE BY: M.Smith SECOND: W.Jaudon VOTE: FOR 6 AGAINST 0

8. 194 ST. PHILIP ST. APP. NO. 188-21- B8
(ELLIOTBOROUGH) (460-08-04-011)

Request special exception under Sec. 54-110 to allow a 1-story addition (bedroom/bath/family room) that extends a non-conforming 0.5-ft. north side setback (3-ft. required).

Zoned GB.

Owner-William Travis Arnett Trust/Applicant-AJ Architects

APPROVED XX WITHDRAWN 0
DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: R.Appel SECOND: A.Grass VOTE: FOR 6 AGAINST 0

9. 238 ST. PHILIP ST. (460-08-02-116) APP. NO. 188-21-B9

Request variance from Sec. 54-301 to allow construction of a detached single-family residence with 1.4-ft. north side setback (3-ft. required).

Zoned GB.

Owner-Daniel Atwill/Applicant-AJ Architects

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APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval.

MADE BY: W.Jaudon SECOND: R.Appel VOTE: FOR 6 AGAINST 0

10. 10 STRAWBERRY LN (NORTH CENTRAL) APP. NO. 188-21-B10
(460-03-02-072)

Request special exception under Sec. 54-110 to allow a 2-story addition (stair/landing/bedrooms/baths/laundry) that extends a non-conforming 6.5-ft. west side setback (7-ft. required).

Request variance from Sec. 54-301 to allow 2-story addition and front stair and landing with a 56.7% lot occupancy (35% limitation; existing lot occupancy 44.4%).

Zoned DR-2F.

Owner-Mohammad Sadeghian/Applicant-Becky Fenno

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Approval.

MADE BY: W.Jaudon SECOND: R.Appel VOTE: FOR 6 AGAINST 0

For more information, contact the Zoning and Codes Division Office at 724-3781 or

In accordance with the American 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 three business days prior to the meeting.