PUBLIC COMMENT
AUGUST 25, 2022

A meeting of the Board of Architectural Review - Small (BAR-S) will be held on Thursday, August 25, 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 or to BAR staff. They 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 will be available at www.charleston-sc.gov/bar 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 Please check the website on the meeting date to view any withdrawn or deferred agenda items.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

The following applications will be considered:

A. MINUTES

APPROVAL OF MINUTES FROM AUGUST 11, 2022 MEETING

B. APPLICATIONS

1. 56 Congress Street
   TMS # 463-16-03-089 | BAR2022-000883
   NS | North Central | c. 1920 | Historic Materials Demolition Purview
   Request demolition of historic structure. Site visit 8:30 am.
   Owner: 56 Congress LLC
   Applicant: LaShaun Key, Key Design

   No written comments submitted on Innovate Public Meetings Portal

2. 71 Moultrie Street
   TMS # 460-03-01-017 | BAR2022-000884
   Category 4 | Hampton Park Terrace | c. 1920 | Historic Materials Demolition Purview
   Request demolition of portion of historic structure. Site visit 8:50 am.
   Owner: Cozy LLC
   Applicant: Joseph Rubenstein

   No written comments submitted on Innovate Public Meetings Portal
3. **559 Rutledge Avenue**  
   **TMS # 460-07-02-202 | BAR2022-000794**  
   **Category 4 | North Central | c. 1890 | Historic Corridor District**  
   Request enclosure of historic piazza. Site visit 9:10 am.  
   **Owner:** Hannah Greiger  
   **Applicant:** Paul Kime  

   *No written comments submitted on Innovate Public Meetings Portal*

4. **8 Larnes Street**  
   **TMS # 460-07-02-185 | BAR2022-000715**  
   **Not Rated | Westside | c. 1930 | Historic Materials Demolition Purview**  
   Request after the fact approval for the removal of metal roof, removal of 6/6 wood windows for 1/1 vinyl windows, removal of wood shutters & removal of chimney.  
   **Owner:** MAG Construction Services, LLC  
   **Applicant:** MAG Construction Services, LLC  

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

**Chase Horvath, 6 Larnes St, Charleston SC:**  
**Submitted Aug 22 2022 10:06AM**  
Hello, I would like to submit comments for the construction at 8 Larnes St, Charleston SC, which is item number 4 on the BAR-S agenda for August 25 2022. My name is Chase Horvath. I own 6 Larnes St, the property directly south of 8 Larnes St. To start, I am very happy that this home is getting restored. The few times I have met the people working on it have been friendly and communicative. I do have concerns with adding bedrooms and length to the home, parking, sunlight, and water drainage. My core concern is with the additional length on the primary structure. Before construction, I had nice natural light coming in a bedroom window on the north side of my house. The additional length added on now makes that windows look at a wall, and other windows on the north side of my home get even less natural light. There is not much space between the homes. The additional length also makes room for more bedrooms, which means more people and more cars on the street as 8 Larnes does not have parking. It trades a driveway for more square footage in the home. Larnes St is very narrow and already a total parking mess. Also, keeping the cottage unit in the backyard in mind, I really don't want to see the total number of bedrooms on the property increase. Increased footprint of the home will also lead to more water drainage problems on a group of lots that are already soaking wet most of the time. The property will be more profitable for the builder in the long run if Larnes St is a nice and in-demand place to live, attainable by keeping the quality of life for residents in mind while building. I am very happy that this project is underway and support their efforts to restore what is a really cool old house. I have emailed pictures of the view out the referenced window to Isabella R Gordineer, who has been great to work with. Many thanks, Chase Horvath
5. 155 Tradd Street
   TMS # 457-11-04-032 | BAR2022-000876
   Category 3 | Charlestowne | c. 1900 | Old and Historic District
   Request conceptual approval for partial enclosure at rear of piazza.
   Owner: David Hallman
   Applicant: David Foster

   No written comments submitted on Innovate Public Meetings Portal

6. 6 Prioleau Street
   TMS # 458-09-04-075 | BAR2022-000751
   New | French Quarter | Old and Historic District
   Request preliminary approval for construction of two single-family buildings on a vacant lot governed by Factors Walk PUD.
   Owner: Vanderking Capital
   Applicant: Amber Aument

   No written comments submitted on Innovate Public Meetings Portal

7. 91 Nassau Street
   TMS # 459-05-03-053 | BAR2022-000855
   Category 4 | East Side | c. 1852 | Old City District
   Request conceptual approval for new rear residence.
   Owner: Habitation Properties, LLC
   Applicant: Clark Ferguson Architect

   No written comments submitted on Innovate Public Meetings Portal

8. 180 Tradd Street
   TMS # 457-07-04-018 | BAR2022-000885
   Category 4 | Charlestowne | c. 1914 | Old and Historic District
   Request conceptual approval for new carport with loggia.
   Owner: Marlene & Scott Quattlebaum
   Applicant: Ross Ritchie, Loyal Architects

   One (1) written comment submitted with application (see attached).

9. 41 Broad Street
   TMS # 458-09-03-119 | BAR2022-000886
   Category 2 | Charlestowne | c. 1835 | Old and Historic District
   Request conceptual approval to reestablish glass transom on storefront.
   Owner: Mark Bringardner
   Applicant: Luke Jarrett

   No written comments submitted on Innovate Public Meetings Portal

10. 79 Ashley Avenue - Deferred by Applicant
    TMS # 457-03-03-194 | BAR2022-000887
    Category 2 | Harleston Village | c. 1842 | Old and Historic District
    Request conceptual approval for hardscape and lighting alterations.
    Owner: Ronald Cain
    Applicant: Julie Hensley
11. 92 Morris Street
   TMS # 460-15-02-033 | BAR2022-000888
   Category 4 | Cannonborough/Elliottborough | c. 1880 | Old City District
   Request conceptual approval to elevate and renovate historic structure to include new rear addition and new pool house at rear.
   Owner: Verum Labs, LLC
   Applicant: Erin Lanier, Julia Martin Architects

   No written comments submitted on Innovate Public Meetings Portal

12. REVISED BAR SIGN POLICY STATEMENT (GENERAL)

   No written comments submitted on Innovate Public Meetings Portal

13. NEW BAR SIGN POLICY STATEMENT (HISTORIC CORRIDOR DISTRICT)

   No written comments submitted on Innovate Public Meetings Portal

14. POLICY STATEMENT FOR HISTORIC MATERIALS DEMOLITION PURVIEW – Withdrawn by Staff

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.
Pennye, our next-door neighbor Scott Quattlebaum has provided us with plans for a garage he hopes to build near the northern property line at the corner of Tradd and Colonial Streets. Townie and I have reviewed the plans and we do not object to the design or location of the proposed structure. We hope that the City will look favorably on our good neighbors' proposal. I hope this finds you well and with best wishes. Lenny

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