

**BOARD OF ZONING APPEALS-ZONING
CITY OF CHARLESTON**

A meeting of the BZAZ will be held Tuesday, May 1, 2018, at 5:15 p.m., in the Public Meeting Room, 1st Flr. at 2 George St. (Gaillard Center Municipal Building)

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

1. No Deferred Applications.

B. New Applications:

1. 192 EAST BAY ST. (Suite 300) (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.
Request variance from Sec. 54-317 to allow a 1-unit accommodations use without the required off-street parking (1 space required).
Zoned GB-A.
Owner-Grassroots Holdings II, LLC/Applicant-Michael John Clemmens
2. 171 MOULTRIE ST. (HAMPTON PARK) (460-02-04-001)
Request special exception under Sec. 54-206 (w) to allow the Citadel Real Estate Foundation to use the building as a small event space, for guest accommodations, and as office space.
Zoned DR-1F.
Owner-The Citadel-The Military College of South Carolina/Applicant-The Citadel Real Estate Foundation, LLC
3. 456 MEETING ST. (459-09-01-001 AND 044)
Request special exception under Sec. 54-511 to allow 1,188sf of inside patron use area and 811sf of outside patron use area for a restaurant with 4 off-street parking spaces (18 spaces required).
Zoned GB.
Owner-456 Meeting Street, LLC/Applicant-Reggie Gibson Architects
4. 13 LINE ST. (EASTSIDE) (459-05-04-149)
Request variance from Sec. 54-301 to allow the reestablishment of two dwelling units (duplex) with 660sf of lot area per dwelling unit (2,000sf required).
Request variance from Sec. 54-301 to allow an addition (hvac platform) with a 40-ft. front setback, a 0.3-ft. west side setback, a 1-ft. rear setback having a 67% lot occupancy (60-ft., 7-ft. and 3-ft. required, 50% limitation; existing lot occupancy is 66%).
Request special exception under Sec. 54-511 to allow the reestablishment of two dwelling units (duplex) with 2 off-street parking spaces (4 spaces required).
Zoned DR-2F.
Owner-Southern Management Properties, Inc./Applicant-Andrew Gould
5. 241-243 EAST BAY ST. (458-05-03-031)
Request special exception under Sec. 54-511 to allow 2,038sf of inside patron use area for events with 7 off-street parking spaces (14 spaces required).
Zoned GB-A.
Owner-241-243 E. Bay Holdings, LLC/Applicant-Tyrone Hanlan Managing Partner
6. 411 MEETING STREET (CANNONBOROUGH/ELLIOTBOROUGH) (459-09-03-114)
Request one year extension of a vested right that expires on December 31, 2018, pursuant to Sec. 54-962. Vested right pertains to a special exception granted under Sec. 54-220 on June 7, 2016, with conditions for a 300-unit accommodations use in a MU-2 (Mixed Use) zone district.
Owner-Bennett Meeting Street, LLC/Applicant-Womble Bond Dickinson (US) LLP

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

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.