

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

A meeting of the BZAZ will be held Tuesday, May 15, 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. 19 KING ST. (CHARLESTOWNE) (457-16-01-029)
Request special exception under Sec. 54-110 to allow a 2-story vertical extension (bedrooms) to a non-conforming building footprint that does not meet required 3-ft. north side setback.
Zoned SR-4.
Owner-Ed Ross/Applicant-Meadors, Inc.
2. 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

B. New Applications:

1. 161 GRIMBALL AVE. (343-03-00-158)
Request variance from Sec. 54-301 to allow sections of a fence to be up to 8-ft. in height (Limit is 6-ft.).
Zoned SR-1.
Owner/Applicant-Kathleen Ellis
2. 17 TRUMBO ST. (HARLESTON VILLAGE) (457-12-01-019)
Request variance from Sec. 54-301 to allow construction of a single-family residence with a 3-ft. front setback, an 8-ft. rear setback and 11-ft. total front and rear setback (25-ft., 25-ft. and 50-ft. required).
Zoned DR-1F.
Owners-Beckie & Scott Hoffman/Applicant-LFA Architecture
3. 70 LOGAN ST. (HARLESTON VILLAGE) (457-12-02-028)
Request variance from Sec. 54-301 to allow a covered courtyard entry with a 0-ft. front setback and 0-ft. south side setback and 82% lot occupancy (25-ft 9-ft. required and 50% limitation; existing lot occupancy is 80%).
Zoned DR-1F.
Owner-Lawrence Thompson/Applicant-LFA Architecture
4. 2 CARLSON CT. (CANNONBOROUGH/ELLIOTBOROUGH) (459-05-03-117)
Request special exception under Sec. 54-506 to allow a late night use bar within 500 feet of a residential zone district.
Request special exception under Sec. 54-511 to allow 1,191sf of inside patron use area for a bar use without required off-street parking spaces (8 spaces required).
Zoned LI.
Owner-Kingsmen, LLC c/o Trey Lucy/Applicant-David Thompson Architect
5. 22 REID ST., 24 REID ST. AND 25 AMHERST ST. (EASTSIDE) (459-09-04-038, 050 AND 051)
Request variance from Section 54-824 to allow a subdivision to create 5 lots that do not meet the required lot frontage (50-ft. required).
Zoned DR-2F.
Owners-262 Ashley Avenue, LLC, Amherst Street, LLC, 25 Nassau Charleston, LLC/Applicant-Luke Morrison
6. 54 HANOVER ST. (EASTSIDE) (459-05-04-099)
Request variance from Sec. 54-301 to allow the establishment of two dwelling units (duplex) with 1,754.5sf of lot area per dwelling unit (2,000sf required).
Request special exception under Sec. 54-110 to allow a horizontal expansion and vertical extension (bedrooms/kitchens/baths/office/covered porches) that extends a non-conforming 0.5-ft. north side setback (3-ft. required).
Request special exception under Sec. 54-511 to allow two dwelling units

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(duplex) with 3 off-street parking spaces (4 spaces required).
Zoned DR-2F.

Owner-Mike Elder/Applicant-Barbara Looney, Architect

7. 23-25 ASHE ST. (CANNONBOROUGH/ELLIOTBOROUGH) (460-08-03-131)
Request variance from Section 54-301 to allow construction of a single-family residence with a 0-ft. north side setback having a 52% lot occupancy (3-ft. required, 50% limitation).
Zoned DR-2F.
Owner/Applicant-Ian Tomlinson
8. 369 ASHLEY AVE. (HAMPTON PARK TERRACE) (460-03-03-118)
Request special exception under Sec. 54-110 to allow a horizontal expansion (kitchen expansion) and a vertical extension (bay window) that extends a non-conforming 7.62-ft. west side setback (9-ft. required).
Request variance from Sec. 54-301 to allow a shed addition with a 35.2-ft. front setback, a 1.5-ft. rear setback and a 1.5-ft. north side setback (70-ft. 25-ft. and 3-ft. required).
Zoned DR-1F.
Owners-Allison & Merritt Abney/Applicant-Beau Clowney Architects
9. 4009 EAST AMY LN (ST. JOHNS WOODS) (279-00-00-436)
Request variance (after-the-fact) to allow an existing carport (support columns) having a 1-ft. west side setback and a 0.7-ft. (roof overhang) (3-ft. required).
Zoned DR-6.
Owner-Kelly Donahue/Applicant-William Chivers

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.