

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

A meeting of the BZAZ will be held Tuesday, August 21, 2018, at 5:15 p.m., in the Meeting Room, 1<sup>st</sup> 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) (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
2. 1 WEIMS CT. (CHARLESTOWNE) (457-16-02-090)  
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
3. 3 ANITA DR. (MAGNOLIA) (418-09-00-028)  
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
4. 131 AND 133 CANNON ST. (CANNONBOROUGH/ELLIOTBOROUGH) (460-11-04-067 AND 066)  
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
5. 1224 ASHLEY HALL RD (HEATHWOOD/OLD TOWNE) (418-01-00-174)  
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
6. 541 KING ST. (CANNONBOROUGH/ELLIOTBOROUGH) (460-12-02-079)  
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
7. 716 MEETING ST. (EAST CENTRAL) (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
8. 194 ST. PHILIP ST. (CANNONBOROUGH/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

9. 238 ST. PHILIP ST. (460-08-02-116)  
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
  
10. 10 STRAWBERRY LN (NORTH CENTRAL) (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

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](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.