

**BOARD OF ZONING APPEALS – SITE DESIGN  
CITY OF CHARLESTON**

A meeting of the BZA-SD will be held Wednesday, November 2, 2016 at 5 p.m. in the Public Meeting Room, First Floor, 2 George Street (Gaillard Center Municipal Building).

**A. Deferred applications from previously advertised BZA-SD agendas.**

1. Maybank Hwy (Johns Island)(TMS#3450000093 & 167)  
Request a reconsideration of the Board's decision to deny the request for a variance from Sec 54-347 to omit a landscape buffer adjacent to the Maybank Hwy. on September 7, 2016.  
Zoned LB & C  
Owner: St. Johns Marina Commercial, LLC/Applicant: James Wilson & SWA, Inc.
2. 2503 Watercrest Ln (Headquarters Plantation)(TMS# 3460700067)  
Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned SR-4  
Owner: Matthew S. Graham, Jr/Applicant: Same
3. 1872 Headquarters Plantation Dr (Headquarters Plantation)(TMS# 3460000525)  
Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned DR-1  
Owner: Saussy Burbank/Applicant: Same
4. 20 Fairchild St (Daniel Island)(TMS# 2750000269)  
Request a variance from Sec 54-327 to omit the 15 protected trees per acre requirement.  
Request a variance from Sec 54-347 to allow a 10-foot landscape buffer adjacent to I-526.  
Zoned DI-TC.  
Owner: 225 SFD United, LLC/Applicant: Thomas & Hutton Engineering Co.

**B. New Applications.**

1. Sam Rittenberg Blvd (West Ashley)(TMS#4150000050)  
Request a variance from Sec 54-347 to a omit the required landscape buffer adjacent to Sam Rittenberg Blvd.  
Request a special exception from Sec 54-347 to allow a reduction in the required OCRM Critical Line Buffer and building setback line.  
Request a variance from Sec 54-327 to allow the removal of one grand tree.  
Zoned DR-1  
Owner: Sunspring Partners, LLC/Applicant: Todd Richardson.
2. 1070 Jenkins Rd (West Ashley)(TMS #3511400011&068)  
Request a variance from Sec 54-327 to allow the removal of two grand trees.  
Request a variance from Sec 54-327 to omit the 15 protected trees per acre requirement.  
Zoned BP  
Owner: C & M, LLC/Applicant: Earthsource Engineering
3. 1843 Salvo Ln (Johns Island)(TMS# 2790000216)  
Request a special exception from Sec 54-327 to allow the removal of one grand tree.  
Zoned SR-1  
Owner: William & Laura Southerland/Applicant: William Southerland
4. 106 Coming St (Radcliffeborough)(TMS# 4601603017)  
Request a special exception from Sec 54-327 to allow the removal of two grand trees.  
Request a variance from Sec 54-327 to omit the 15 protected trees per acre requirement.  
Request a variance from Sec 54-343.1b to allow a reduced number of parking lot landscape islands.  
Zoned DR-2  
Owner: 106 Coming Street, LLC/Applicant: Forsberg Engineering

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5. River Rd (Johns Island)(TMS#3120000125)  
Request a variance from Sec 54-327 to allow the removal of ten grand trees.  
Request a special exception from Sec 54-327 to allow the removal of six grand trees.  
Zoned PUD  
Owner: DR Horton/Applicant: Civil Site Environmental, Inc.
6. 2861 Ashley River Rd (West Ashley)(TMS# 3560000011)  
Request a variance from Sec 54-343 to allow a reduced landscape buffer adjacent to Ashley River Road.  
Zoned SR-1  
Owner: Trustees of St. Phillip AME Church/Applicant: John B. Crouch III
7. Ashley Crossing Ln (West Ashley)(TMS#3540800003)  
Request a variance from Sec 54-327 to allow the removal of eight grand trees.  
Zoned GB  
Owner: Ashriv, LLC/Applicant: LS3P
8. 813 Dupont Rd (West Ashley)(TMS# 3511300047)  
Request a variance from Sec 54-327 to allow the removal of four grand trees.  
Request a special exception from Sec 54-327 to allow the removal of three grand trees.  
Request a variance from Sec 54-330 to allow a reduced impervious construction setback near the bases of protected and grand trees.  
Zoned DR-2  
Owner: The Oaks at Dupont, LLC/Applicant: SGA Architecture
9. 1032 Savannah Hwy (West Ashley)(TMS# 3490300001)  
Request a variance from Sec 54-347 to allow a reduced landscape buffer adjacent to Savannah Hwy.  
Request a variance from Sec 54-347 to allow the removal of five protected trees in a required landscape buffer.  
Zoned GO  
Owner: McKenna Properties, LLC/Applicant: JR Kramer

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