



CITY OF CHARLESTON

BOARD OF ZONING APPEALS – SITE DESIGN

AGENDA

FEBRUARY 1, 2023

A meeting of the BZA-SD will be held on **Wednesday, February 1, 2023 at 5:00 p.m.** in the **Public Meeting Room, First Floor, 2 George Street.**

Application information will be available at www.charleston-sc.gov/bza-sd in advance of the meeting. Please check the website on the meeting date to view any withdrawn or deferred agenda items. The meeting will be live streamed and recorded on the [City of Charleston Public Meetings YouTube Channel](#).

PUBLIC COMMENT:

The public is encouraged to attend the meeting in person to speak for comments to be fully heard. **Written comments must be submitted by 12:00 p.m. on Tuesday, January 31, 2023** at <http://innovate.charleston-sc.gov/comments/> or delivered to the address listed below. Written comments will be provided to the board members 24 hours in advance of the meeting and will be acknowledged into the record and summarized.

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. Review of Minutes and Deferred Applications from Previously Advertised BZA-SD Agendas

1. Review of Minutes from the January 4, 2023 Meeting

2. 99 Bull Street

Harleston Village | TMS #457-03-01-157 | Zoned: STR

Request a variance from Sec 54-327 to allow the removal of one grand tree.

Owner: 739 Church, LLC

Applicant: Jennifer Novelli

B. New Applications

1. 89 Fishburne Street

Westside | TMS # TBD (presently ROW) | Zoned: DR-1F

Request a variance from Sec 54-327 to allow the removal of one grand tree.

Owner: Charleston Redevelopment Corporation

Applicant: F.A. Johnson, II, Esq.

2. Maybank Highway

Johns Island | TMS # 313-00-00-306, 307 & 031 | Zoned: PUD

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.

Request a variance from Sec 54-330 to allow the reduction of the impervious construction setback near the bases of five grand trees.

Owner: JI South Station, LLC

Applicant: HLA, Inc.

DEFERRED

3. Maybank Highway

Johns Island | TMS # 313-00-00-031 & 043 | Zoned: PUD

Request a variance from Sec 54-327 to allow the removal of six grand trees.

Request a variance from Sec 54-327 to omit the 15 protected trees per acre requirement.

Request a variance from Sec 54-330 to allow the reduction of the impervious construction Setback near the bases of five grand trees.

Owner: Beer Baron, LLC & JI South Station, LLC

Applicant: HLA, Inc.

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.