



MEMBERS PRESENT: JOEL ADRIAN, AMANDA BARTON, RUTHIE RAVENEL, JEFF WEBB,
 KELVIN HUGER
 STAFF PRESENT: LEE BATCHELDER, ERIC SCHULTZ, BETHANY WHITAKER

AGENDA

BOARD OF ZONING APPEALS – SITE DESIGN

MAY 5, 2021

5:00 p.m.

“virtually via Zoom Webinar

A. Review of Minutes and Deferred applications from previously advertised BZA-SD agendas. For information call 843-724-3765.

1. Approval of the April 28, 2021 Special BZA-SD Meeting Minutes. APP. NO. 2105-05-A1

APPROVED 0

WITHDRAWN 0

DISAPPROVED 0

DEFERRED XX

MOTION: Deferred.

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

2. SANDERS ROAD (West Ashley)(TMS#286-00-00-001) APP. NO. 2105-05-A2

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

Owner: Bear Island, LLC

Applicant: Thomas & Hutton

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Staff recommendations & conditions:

1. Must plant 91 caliper inches of native canopy trees on the project site.
2. Must have a Certified Arborist prune and treat the grand trees to be preserved.
3. Must use 4' chain-link fence as tree protection barricades.
4. Must provide the required impervious setbacks for the Live oak near the proposed townhouse and no fill is permitted to encroach into the TPZ.

MADE BY: A.Barton SECOND: R.Ravenel VOTE: FOR Z AGAINST 0

3. WILLIAM E MURRAY BOULEVARD & GLENN MCCONNELL PARKWAY (W Ashley)(TMS#306-00-00-933, 973, 975) APP. NO. 2105-05-A3

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

Request a special exception from Sec 54-327 to allow the removal of three grand trees.

Owner: University Medical Associates of the MUSC

Applicant: SeamonWhiteside + Associates

Zoned GB.

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Staff recommendations & conditions:

1. Must plant 100.75 caliper inches of native canopy trees on the project site.
2. Must have a Certified Arborist prune and treat all grand and protected trees to be preserved within 25-feet of any construction activity.
3. Must use 4' chain-link fence as tree protection barricades.
4. Must maintain the existing grade in the required TPZ for the two grand trees to be preserved; must increase the proposed tree well distance from the base of the B grade grand tree and create additional green space by removing parking

BOARD OF ZONING APPEALS—SITE DESIGN/MAY 5, 2021
PAGE 2

spaces adjacent to the grand trees as shown on the City Exhibit; must positive drainage away from the TPZ's.

MADE BY: R.Ravenel SECOND: J.Webb VOTE: FOR 6 AGAINST 0

*A.Hargett recused

B. New applications.

1. 149 CAPTAINS ISLAND DRIVE (Daniel Island) APP. NO. 2105-05-B1
(TMS#276-02-01-002)

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

Owner: Ted Jenkins
Applicant: Erin Stevens
Zoned DI-RI

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Staff recommendations & conditions:

1. Must plant 26 caliper inches of native canopy trees on the project site.
2. Must use 4' chain-link fence as tree protection barricades.
3. Must provide a grading and landscape plan for staff review and approval.
4. Must have a Certified Arborist prune and treat the grand trees to be preserved.

MADE BY: A.Barton SECOND: R.Ravenel VOTE: FOR 6 AGAINST 0

*P.Murphy leaves meeting

2. KING & SPRING STREET (Cannonborough/ APP. NO. 2105-05-B2
Elliottborough)(TMS#460-08-02-015, 016, 021, 098, 100-104)

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

Request a special exception from Sec 54-327 to allow the removal one grand tree .

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

Owner: Evening Post Publishing Co.

Applicant: SeamonWhiteside

Zoned GB-(A)

APPROVED XX

WITHDRAWN 0

DISAPPROVED 0

DEFERRED 0

MOTION: Staff recommendations & conditions:

1. Must plant 41 caliper inches (grand trees) of native canopy trees on the project site and/or make a contribution to the City's Street Tree Program.
2. Must plant 225 caliper inches (protected trees) of native canopy trees on the project site and/or make a contribution to the City's Street Tree Program.
3. Must use 4' chain-link fence as tree protection barricades, as needed, including street trees.
4. Must provide a grading and landscape plan for staff review and approval.
5. Must have a Certified Arborist prune and treat the grand trees to be preserved.

MADE BY: R.Ravenel SECOND: K.Huger VOTE: FOR 4 AGAINST 1

*A.Barton

*1 Abstention

BOARD OF ZONING APPEALS—SITE DESIGN/MAY 5, 2021
PAGE 3

3. KING & LINE STREET(Cannonborough/Elliottborough APP. NO. 2105-05-B3
(TMS#460-08-02-007, 010-013, 015, 109-114, 117- 122, 124)

Request a variance from Sec 54-327 to allow the removal of seven grand trees.
Request a special exception from Sec 54-327 to allow the removal of one grand tree.
Request a variance from Sec 54-327 to omit the 15 protected trees per acre requirement.
Owner: Evening Post Publishing Co.
Applicant: SeamonWhiteside
Zoned GB-(A)

APPROVED 0

WITHDRAWN 0

DISAPPROVED 0

DEFERRED XX

MOTION: Deferred.

MADE BY: _____ SECOND: _____ VOTE: FOR _____ AGAINST _____

*R.Ravenel recused

In accordance with the Americans 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 schumacherj@charleston-sc.gov three business days prior to the meeting.