



CITY OF CHARLESTON

BOARD OF ARCHITECTURAL REVIEW – LARGE

AGENDA

OCTOBER 11, 2023

A meeting of the Board of Architectural Review – Large (BAR-L) will be held on **Wednesday, October 11, 2023 at 4:30 p.m.** in the **Public Meeting Room, First Floor, 2 George Street.**

Application information will be available at www.charleston-sc.gov/bar 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 Please check the website on the meeting date to view any withdrawn or deferred agenda items.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, October 10, 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. MINUTES

1. APPROVAL OF MINUTES FROM SEPTEMBER 27, 2023 MEETING

B. APPLICATIONS

1. 995 MORRISON DRIVE

TMS #461-13-03-024 | BAR2023-001235

Not Rated | East Central | c. 1973 | Historic Corridor District

Requesting demolition of old body shop to foundation and slab.

Owner: Charleston County

Applicant: Charleston County Facilities

NOTE: The Board will convene at this address on Tuesday, October 10, 2023 at 4:30 p.m. for a site visit.

2. 502 KING STREET

TMS #460-12-02-018 | BAR2021-000633

Cannonborough/Elliottborough | Height District 4 and 8 | Old and Historic District

Request third one-year extension of property owner's vested rights of approval for demolition of a rear warehouse building originally granted on February 26, 2020, pursuant to Article 9, Section 54-962 of the Zoning Ordinance.

Owner: Charleston OZ Site 1, LLC & Charleston Site 2, LLC

Applicant: Eric Seid

3. 510 KING STREET

TMS #460-12-02-017 | BAR2021-000634

Cannonborough/Elliottborough | Height District 4 and 8 | Old and Historic District

Request third one-year extension of property owner's vested rights of approval for various demolitions originally granted on February 26, 2020, pursuant to Article 9, Section 54-962 of the Zoning Ordinance.

Owner: Charleston OZ Site 1, LLC & Charleston Site 2, LLC

Applicant: Eric Seid

4. 498, 502, 510 KING STREET & 86 MARY

TMS #460-12-02-017; 018; 019; 021 | BAR2020-000215

Cannonborough/Elliottborough | Height District 4 and 8 | Old and Historic District

Request third one-year extension of property owner's vested rights of conceptual approval of mixed-use and hotel development originally granted on February 26, 2020, pursuant to Article 9, Section 54-962 of the Zoning Ordinance. This current extension expires February 26, 2024.

Owner: Charleston OZ Site 1, LLC, Charleston Site 2, LLC

Applicant: Eric Seid

5. 657, 661, 663 KING STREET

TMS #460-04-04-092; 091; 090 | BAR2023-001165

New Construction | N/A | Height District 4 | Old and Historic District

Request preliminary approval with details to staff for a new 4-5 story mixed-use building. The design includes 16 accommodations units over ground floor retail and surface parking.

Owner: Atlantic South Development

Applicant: Nicholas Galizia / Bello Garris Architects

6. 120 ST. PHILIP STREET (FORMERLY 15 RADCLIFFE STREET)

TMS #460-16-02-080 (fmr #460-16-02-033) | BAR2023-001236

Rated 4 | Radcliffeborough | c.1885 | Height District 2.5-3 | Old and Historic District

Requesting repairs and additions to 120 St Philip Street, previously known as 15 Radcliffe Street.

Owner: 120 St. Philip Street LLC

Applicant: Joseph Schmidt / Evans and Schmidt Architects

C. OTHER BUSINESS

1. DISCUSSION AND VOTE ON PROPOSED REVISIONS TO RULES AND PROCEDURE OF THE BOARD OF ARCHITECTURAL REVIEW RELATED TO MEETING SCHEDULES.

Withdrawn by Staff

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.