



## Chatham County Zoning Board of Appeals

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Arthur A. Mendonsa Hearing Room  
February 27, 2024 9:00 A.M.  
Final Agenda

### FEBRUARY 27, 2024 - CHATHAM COUNTY ZONING BOARD OF APPEALS

Members Present: James Coursey, Chair - Arrived at 9:16 a.m.  
Robert Vinyard, Vice Chair  
Ashley Field  
Benjamin Polote  
Meredith Stone

Members Absent: Kewaan Drayton

Others Present: Edward Morrow, Current Planning/Development Services Director  
Brad Clements, Current Planning/Development Services Contract Planner  
Nykobe Richardson, Development Services Intern  
Mary E. Mitchell, Administrative Assistant  
Hind Patel, IT Helpdesk & Support

Virtual Attendance: Pamela Everett, Esq., Assistant Executive Director, Compliance & Operations

Chatham County Staff Present: Jefferson Kirkland, Environmental Program Manager

#### I. Call to Order and Welcome

##### [1. Call to Order and Welcome](#)

**Mr. Vinyard** called the meeting to order at 9:05 a.m. He explained that this is a quasi-judicial proceeding. He asked that all those wishing to give testimony during these proceedings please sign in. Witnesses were sworn in prior to giving testimony. All proceedings of the Chatham County Zoning Board of Appeals are recorded. Decisions of the Chatham County Zoning Board of Appeals are final. Challenges to the decisions of the Chatham County Zoning Board of Appeals must be filed through the Superior Court of Chatham County.

#### II. Pledge of Allegiance

##### [2. Pledge of Allegiance](#)

The Pledge of Allegiance was recited in unison.

#### III. Notices, Proclamations and Acknowledgements

#### IV. Petitions Ready for Hearing

#### V. Approval of Minutes

##### [3. Approve January 23, 2024, Meeting Minutes](#)

📎 [January 23, 2024 Meeting Minutes.pdf](#)

**Motion**

The Chatham County Zoning Board of Review does hereby approve January 23, 2024, Meeting Minutes.

**Vote Results ( Approved )**

Motion: Meredith Stone

Second: Ashley Field

James Coursey	- Not Present
Coren Ross	- Not Present
Meredith Stone	- Aye
Robert Vinyard	- Aye
Benjamin Polote, Jr.	- Aye
Kewaan Drayton	- Not Present
Ashley Field	- Aye

**VI. Item(s) Requested to be Removed from the Final Agenda**

**VII. Consent Agenda**

**VIII. Old Business**

[4. Nomination and Election of Officers for 2024](#)

**Motion**

The Chatham County Zoning Board of Appeals does hereby approve to continue the Election of Officers to the March 26, 2024, meeting.

**Vote Results ( Approved )**

Motion: Ashley Field

Second: Meredith Stone

James Coursey	- Not Present
Coren Ross	- Not Present
Meredith Stone	- Aye
Robert Vinyard	- Aye
Benjamin Polote, Jr.	- Aye
Kewaan Drayton	- Not Present
Ashley Field	- Aye

**IX. Regular Agenda**

[5. Front Yard Accessory Structure Variance | 20 Baker Drive | ZBA-0124-000430](#)

🔗 [Staff Report - 20 Baker Drive - BC.pdf](#)

🔗 [Storage Building - Site Plan 20 Baker Drive.pdf](#)

🔗 [Application.pdf](#)

🔗 [AERIAL-SITE MAP ZBA-0124-00430.pdf](#)

**Motion**

The Chatham County Zoning Board of Appeals does hereby approve the request for an accessory structure to be built in the front yard of the property at 20 Baker Drive.

**Vote Results ( Approved )**

Motion: Ashley Field

Second: Meredith Stone

- |                      |               |
|----------------------|---------------|
| James Coursey        | - Aye         |
| Coren Ross           | - Not Present |
| Meredith Stone       | - Aye         |
| Robert Vinyard       | - Aye         |
| Benjamin Polote, Jr. | - Aye         |
| Kewaan Drayton       | - Not Present |
| Ashley Field         | - Aye         |

[6. Lot Width and Area Variances | 2005 Washington Avenue | ZBA-0124-000429](#)

[Application.pdf](#)

[Minor Subdivision Plat - Sub. 2.pdf](#)

[ZBA-0124-000429 - STAFF REPORT - 2005 Washington Ave..pdf](#)

[AERIAL-SITE MAP ZBA-0124-000429.pdf](#)

**Motion**

The Chatham County Zoning Board of Appeals does hereby approve a variance of 18 feet to the rear setback requirement resulting in a 7-foot rear setback at 2005 Washington Avenue.

**Vote Results ( Approved )**

Motion: Ashley Field

Second: Benjamin Polote, Jr.

- |                      |               |
|----------------------|---------------|
| James Coursey        | - Aye         |
| Coren Ross           | - Not Present |
| Meredith Stone       | - Aye         |
| Robert Vinyard       | - Aye         |
| Benjamin Polote, Jr. | - Aye         |
| Kewaan Drayton       | - Not Present |
| Ashley Field         | - Aye         |

**Motion**

The Chatham County Zoning Board of Appeals does hereby approve a variance to allow a 1,000 square foot lot area reduction and 10-foot reduction in width of Lot A and B at 2005 Washington Avenue.

**Vote Results ( Approved )**

Motion: Benjamin Polote, Jr.	
Second: Ashley Field	
James Coursey	- Aye
Coren Ross	- Not Present
Meredith Stone	- Aye
Robert Vinyard	- Aye
Benjamin Polote, Jr.	- Aye
Kewaan Drayton	- Not Present
Ashley Field	- Aye

**X. Other Business**

**XI. Adjournment**

[7. Adjourned](#)

***The Chatham County - Savannah Metropolitan Planning Commission provides meeting summary minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.***