



## Historic Preservation Commission

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Virtual Meeting  
April 28, 2021 3:00 PM  
Final Agenda

### APRIL 28, 2021 HISTORIC PRESERVATION COMMISSION

A Pre-Meeting will be held virtually at 2:30 PM. Items on the Agenda will be presented by Staff, as time permits, and the Board may ask question. No testimony will be received and no votes will be taken.

#### I. CALL TO ORDER AND WELCOME

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

#### II. SIGN POSTING

#### III. CONSENT AGENDA

##### VICTORIAN DISTRICT

[2. Petition of Justin Jones | 21-001242-COA | 121 West Waldburg Street | Porch Reconstruction](#)

- ☞ [Victorian Staff Recommendation - 21-001242-COA - 121 W Waldburg St.pdf](#)
- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Research.pdf](#)

[3. Petition of Waters Building and Design | 21-001962-COA | 214 West Bolton Street | Rear Porch Removal and New Porch Construction](#)

- ☞ [Victorian Staff Recommendation - 21-001962 - 214 W Bolton.pdf](#)
- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Research.pdf](#)

##### CUYLER-BROWNVILLE DISTRICT

[4. Petition of Blondia Powers | 21-001460-COA | 2418 Hopkins Street | Porch Reconstruction](#)

- ☞ [Staff Recommendation 21-001460-COA.pdf](#)
- ☞ [Petitioner Research - Historic Photographs.pdf](#)
- ☞ [Submittal Packet.pdf](#)

[5. Petition of Historic Savannah Foundation | 21-001973-COA | 607 West 39th Street | Rehabilitation/Alterations](#)

- ☞ [Cuyler-Brownville Staff Recommendation - 21-001973 - 607 W 39th St.pdf](#)
- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Research - Sanborn Map and Photos.pdf](#)
- ☞ [COA for Demolition of Rear Porch - 20-004300-COA.pdf](#)

## STREETCAR DISTRICT

### 6. Petition of Rayfield Reeves | 21-001195-COA | 507 East 36th Street | New Construction: Small, Parts I and II (Continued from Previous Meeting)

- ☞ [Streetcar Staff Recommendation 21-001195-COA.pdf](#)
- ☞ [Submittal Packet - Application, Checklist, Special Exception Request.pdf](#)
- ☞ [Submittal Packet - March 24th Meeting.pdf](#)
- ☞ [Submittal Packet - Updated Drawings.pdf](#)
- ☞ [Board Decision - November 2020 Meeting 20-005231-COA.pdf](#)
- ☞ [Board Decision - March 24th Meeting 21-001195-COA.pdf](#)

### 7. Petition of Rayfield Reeves | 21-001196-COA | 509 East 36th Street | New Construction: Small, Parts I and II (Continued from Previous Meeting)

- ☞ [Streetcar Staff Recommendation 21-001196-COA.pdf](#)
- ☞ [Submittal Packet - Application, Checklist, Special Exception Request.pdf](#)
- ☞ [Submittal Packet - March 24th Meeting.pdf](#)
- ☞ [Submittal Packet - Updated Drawings.pdf](#)
- ☞ [Board Decision - November 2020 Meeting 20-005231-COA.pdf](#)
- ☞ [Board Decision - March 24th Meeting 21-001196-COA.pdf](#)

### 8. Petition of Jennifer Kingsby | 21-001911-COA | 110 Brady Street | Rear Porch Addition

- ☞ [Streetcar Staff Recommendation - 21-001911-COA - 110 Brady St.pdf](#)
- ☞ [Submittal Packet.pdf](#)

### 9. Petition of Coastal Development Partners, LLC | 21-001948-COA | 202 West 42nd Street | Special Exception Request (From Previous Meeting)

- ☞ [Streetcar Staff Recommendation 21-001948-COA.pdf](#)
- ☞ [Submittal Packet.pdf](#)
- ☞ [HPC Board Streetcar Decision 21-000044-COA.pdf](#)

## IV. ADOPTION OF THE AGENDA

### 10. Adopt the April 28, 2021 Agenda

## V. APPROVAL OF MINUTES OF PREVIOUS MEETING

### 11. Approval of the March 24, 2021 Meeting Minutes

- ☞ [03-24-2021 Minutes.pdf](#)

## VI. ITEM(S) REQUESTED TO BE REMOVED FROM THE FINAL AGENDA

## VII. CONTINUED AGENDA

## VIII. REQUEST FOR EXTENSION

## IX. REGULAR AGENDA

## VICTORIAN DISTRICT

12. Petition of GM Shay Architects | 21-001270-COA | 212 East Park Avenue | Rehabilitation, Alterations, Addition, and Construction of Accessory Structure

- 🔗 [Victorian Staff Recommendation 21-001270-COA.pdf](#)
- 🔗 [Submittal Packet - Application and Checklist.pdf](#)
- 🔗 [Submittal Packet - Narrative and Drawings.pdf](#)
- 🔗 [Submittal Packet - Material Specifications.pdf](#)
- 🔗 [Staff Research.pdf](#)

**CUYLER-BROWNVILLE DISTRICT**

13. Petition of Sasha Reyes | 21-001803-COA | 922 West 42nd Street | Alterations and Addition

- 🔗 [Cuyler-Brownville Staff Recommendation 21-001803-COA.pdf](#)
- 🔗 [Before and After Photos.pdf](#)
- 🔗 [Submittal Packet.pdf](#)

**STREETCAR DISTRICT**

14. Petition of GM Shay Architects | 21-001940-COA | 1700 Drayton Street | New Construction: Part I, Height and Mass with Special Exception Request

- 🔗 [Streetcar Staff Recommendation 21-001940-COA.pdf](#)
- 🔗 [Submittal Packet - Narrative and Special Exception Request.pdf](#)
- 🔗 [Submittal Packet - Photos, Drawings, and Renderings.pdf](#)
- 🔗 [Staff Research.pdf](#)
- 🔗 [Petition Response to Staff Recommendation.pdf](#)
- 🔗 [Public Comment.pdf](#)

15. Petition of LS3P Associates | 21-001950-COA | 315 West 38th Street | Rehabilitation and Alterations

- 🔗 [Streetcar Staff Recommendation 21-001950-COA.pdf](#)
- 🔗 [Submittal Packet - Narrative and Specifications.pdf](#)
- 🔗 [Submittal Packet - Photos, Research, and Drawings.pdf](#)

16. Petition of Ethos Preservation | 21-002016-COA | 2305 Price Street | Rehabilitation, Alterations, and Roof Addition

- 🔗 [Streetcar Staff Recommendation 21-002016-COA.pdf](#)
- 🔗 [Submittal Packet - 3D Renderings.pdf](#)
- 🔗 [Submittal Packet - Memo Regarding Graffiti Removal Work to Date.pdf](#)
- 🔗 [Submittal Packet - Narrative, Photos, and Drawings.pdf](#)
- 🔗 [Staff Research.pdf](#)
- 🔗 [Preservation Brief 14\\_ New Exterior Add...pdf](#)
- 🔗 [SOIS Illustrated - Brick Painting Standards pg.80.pdf](#)
- 🔗 [Preservation Brief 1\\_ Assessing Cleanin...pdf](#)
- 🔗 [Preservation Brief 6\\_ Dangers of Abrasive Cleaning to Historic Buildings.pdf](#)
- 🔗 [Preservation Brief 38\\_ Removing Graffiti from Historic Masonry.pdf](#)

17. Petition of Ward Architecture and Preservation | 21-001959-COA | 1812 Habersham Street | New Construction, Small, Parts I and II

- ☞ [Streetcar Staff Recommendation - 21-001959-COA - 1812 Habersham St.pdf](#)
- ☞ [Submittal Packet - Narrative and Drawings.pdf](#)
- ☞ [Staff Research.pdf](#)

18. Petition of James Reardon | 21-002028-COA | 525 East 39th Street | New Construction, Small (Parts I and II)

- ☞ [Streetcar Staff Recommendation 21-002028-COA.pdf](#)
- ☞ [Submittal Packet - Application and Checklist.pdf](#)
- ☞ [Submittal Packet - Narrative and Drawings.pdf](#)
- ☞ [Submittal Packet - Material Specifications.pdf](#)
- ☞ [Staff Research - 1973 Sanborn Map](#)

**X. APPROVED STAFF REVIEWS**

19. Acknowledge Approved Staff Reviews

20. Petition of Javier Medina | 21-001488-COA | 1502 Price Street | Staff Approved - Roof Replacement

- ☞ [Streetcar SIGNED Staff Decision - 21-001488-COA.pdf](#)

21. Petition of Henry Benton | 21-001664-COA | 13 East 39th Street | Staff Approved - Replace Windows and in-kind siding replacement with conditions

- ☞ [21-001664-COA SIGNED Decision Packet.pdf](#)

22. Petition of Michael Woodard | 21-001802-COA | 2507 Florance Street | Staff Approved - Repair/Replace Siding and Roof with condition.

- ☞ [21-001802-COA SIGNED Decision Packet.pdf](#)

23. Petition of Jeffrey Downey | 21-001751-COA | 119 East 37th Street | Staff Approved - Signs with conditions

- ☞ [21-001751-COA SIGNED Decision Packet.pdf](#)

24. Petition of Betty Mitchell | 21-001900-COA | 526 East 35th Street | Staff Approved - Roof Replacement

- ☞ [Streetcar Staff SIGNED Decision - 21-001900-COA.pdf](#)

25. Petition of Justin Wells | 21-001857-COA | 520 Seiler Avenue | Staff Approved -In-Kind siding replacement with conditions

- ☞ [21-001857-COA SIGNED Decision Packet.pdf](#)

26. Petition of Javier Medina | 21-001487-COA | 1815 Barnard Street | Staff Approved - Roof Replacement

- ☞ [21-001487-COA SIGNED Decision Packet.pdf](#)

27. Petition of Lynch Associates Architects | 21-002048-COA | 1400,14018,1410 MLK Jr. Blvd | Staff Approved - Amendments to previously approved COAs.

- ☞ [Victorian Staff SIGNED Decision 21-002048-COA.pdf](#)

28. Petition of Doug Bean Signs | 21-001938-COA | 1400 Bull Street | Staff Approved -Sign

- ☞ [Staff SIGNED Decision - 21-001938 - 1400 Bull St.pdf](#)

[29. Petition of Klaus Roofing Systems of Georgia, LLC | 21-001939-COA | 536 East 40th Street | Staff Approved - Roof](#)

[☞ Staff SIGNED Decision - 21-001939-COA.pdf](#)

[30. Petition of Klaus Roofing Systems of Georgia | 21-001917-COA | 507 West 39th Street | Staff Approved - Roof](#)

[☞ Staff SIGNED Decision - 21-001917 - 507 West 39th St.pdf](#)

[31. Petition of James Mikell | 21-000805-COA | 508 West 32nd Street | Staff Approved -Roof replace, Doors, Fascia replacement with conditions](#)

[☞ 21-000805-COA SIGNED Decision Packet.pdf](#)

#### **XI. NOTICES, PROCLAMATIONS, AND ACKNOWLEDGEMENTS**

#### **XII. OTHER BUSINESS**

#### **XV. ADJOURNMENT**

[32. Next HPC Pre-Meeting: Wednesday, May 26, 2021 at 2:30pm](#)

[33. Next HPC Regular Meeting: Wednesday, May 26, 2021 at 3:00pm](#)

[34. Adjourn](#)

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