



## Historic Preservation Commission

---

Arthur A. Mendonsa Hearing Room - 112 East State Street  
January 25, 2023 2:00 PM  
Final Agenda

### January 25, 2023 Historic Preservation Commission Meeting

A Pre-meeting will be held at 1:30pm. Items on the agenda will be presented by staff, as time permits, and the Commission asked questions. No testimony will be received, and no votes will be taken.

#### I. CALL TO ORDER AND WELCOME

#### II. SIGN POSTING

#### III. CONSENT AGENDA

##### VICTORIAN DISTRICT

##### [1. Petition of PIP Group- Lena Sells | 22-005570-COA | 105-107 East Gwinnett Street | Rehabilitation and Alterations](#)

- [☞ Submittal Packet.pdf](#)
- [☞ Staff Report -22-005570-COA 105, 107 E Gwinnett.pdf](#)
- [☞ Staff Research.pdf](#)

##### [2. Petition of Proper Construction | 22-005697-COA | 311 East Park Avenue | New Construction, Small \(Parts I & II\)](#)

- [☞ Staff Report 22-005697-COA 311 East Park Avenue](#)
- [☞ Submittal Packet](#)
- [☞ Staff Research](#)

##### CUYLER-BROWNVILLE DISTRICT

##### [3. Petition of Susie Bull- Ward Architecture + Preservation | 22-005694-COA | 606 West 42th Street | Rehabilitation](#)

- [☞ Staff Report 22-005694-COA 606 West 42nd Street](#)
- [☞ Submittal Packet](#)
- [☞ Staff Research](#)

##### [4. Petition of Susie Bull- Ward Architecture + Preservation | 22-005695-COA | 634 West 42nd Street | Rehabilitation](#)

- [☞ Staff Report 22-005695-COA 634 West 42nd Street](#)
- [☞ Submittal Packet](#)
- [☞ Staff Research](#)

## **STREETCAR DISTRICT**

[5. Petition of Boyce's Handyman Services | 22-004612-COA | 528 East 37th Street | Addition](#)

- [☞ Staff Report 22-004612-COA 528 East 37th Street](#)
- [☞ Submittal Packet](#)
- [☞ Staff Research](#)

[6. Petition of VP2 Design, LLC. | 22-005865-COA | 301 West 40th Street | Alterations](#)

- [☞ Staff Report 22-005865-COA 301 West 40th Street](#)
- [☞ Submittal Packet](#)
- [☞ Staff Research](#)

## **IV. ADOPTION OF THE AGENDA**

[7. Adopt the January 25, 2023 Agenda](#)

## **V. APPROVAL OF MINUTES OF PREVIOUS MEETING**

[8. Approve November 21, 2022 HPC Meeting Minutes](#)

- [☞ 11.21.22 MEETING MINUTES.pdf](#)

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

## **VII. CONTINUED AGENDA**

[9. Petition of GM Shay Architects | 22-005068-COA | 916 Martin Luther King, Jr. Blvd. | New Construction \(Large\) Part I and Special Exception Request](#)

[10. Petition of J. Elder Studio | 22-004597-COA | 414 West 42nd Street | Demolition of Non-Contributing Buildings and New Construction, Small \(Parts I and II\)](#)

[11. Petition of Heather Halverson | 22-000966-COA | 671-673 West 34th Street | After-the-Fact Rehabilitation and Alterations](#)

[12. Petition of Michelle L. Wilmore | 22-004598-COA | 905 West 38th Street | Rehabilitation/Alterations](#)

[13. Petition of VP2 Design, LLC. | 23-000062-COA | 306 East 34th Street | New Construction: Small \(Parts I & II\)](#)

[14. Petition of Empwr Solar, Jesse Adams | 22-005833-COA | 511 East Anderson Street | Solar Panels and Variance Request](#)

[15. Petition of Empwr Solar, Jesse Adams | 22-005824-COA | 308 East 41st Street | Solar Panels and Variance Request](#)

[16. Petition of ADT Solar, Amanda Cude | 22-005850-COA | 604 West 31st Street | Solar Panels](#)

[17. Petition of Juan Allen Eady | 22-005445-COA | 503 East 34th Street | Rehabilitation and Alterations](#)

## **VIII. REQUEST FOR EXTENSION**

## **IX. REGULAR AGENDA**

## **CUYLER-BROWNVILLE DISTRICT**

18. Petition of PIP Group- Lena Sells | 22-005696-COA | 724 West Victory Drive | Rehabilitation and Alterations

- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Report -22-005696-COA 724 W Victory Dr.pdf](#)
- ☞ [Staff Research.pdf](#)

19. Petition of PIP Group- Lena Sells | 22-005714-COA | 726 West Victory Drive | New Construction

- ☞ [Submittal Packet - 726 W. Victory Drive.pdf](#)
- ☞ [Staff Report -22-005696-COA 724 W Victory Dr.pdf](#)
- ☞ [Staff Research.pdf](#)

20. Petition of Eco Friendly Construction and Consulting | 22-004617-COA | 823 West 39th Street | After-the-fact Rehabilitations, Variance Recommendation Request

- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Research.pdf](#)
- ☞ [Staff Report - 22-004617-COA 823 W 39th.pdf](#)

21. Petition of Susie Bull- Ward Architecture + Preservation | 22-005693-COA | 620 West 42nd Street | Rehabilitation

- ☞ [Staff Report 22-005693-COA 620 West 42nd Street](#)
- ☞ [Submittal Packet](#)
- ☞ [Staff Research](#)

**STREETCAR DISTRICT**

22. Petition of Savannah Stucco | 22-004985-COA | 302 West 32nd Street | After the Fact, Alterations

- ☞ [Staff Report 22-004985-COA 302 West 32nd Street](#)
- ☞ [Submittal Packet](#)
- ☞ [Staff Research](#)

23. Petition of CED Architecture and Interiors | 22-004724-COA | 109 West 34th Street | Alterations, Special Exception Request

- ☞ [Submittal Packet.pdf](#)
- ☞ [Staff Research.pdf](#)
- ☞ [Public Comment 1.pdf](#)
- ☞ [Public Comment 2.pdf](#)
- ☞ [Petitioner's Presentation.pdf](#)
- ☞ [Staff Report - 22-004724-COA 109 W 34th St.pdf](#)
- ☞ [Public Comment 3.pdf](#)

**X. APPROVED STAFF REVIEWS**

24. Acknowledgement of Staff-approved petitions.

25. Petition of J. ELDER STUDIO, Jerome Elder | 22-005654-COA | 208 West 37th Street | AMENDMENT: Shutters

[☞ SIGNED Staff Decision - 22-005654-COA 208 W 37th St.pdf](#)

[26. Petition of YOUR EXTERIOR PROS, Jessica Tayeb | 22-005556-COA | 112 E. Duffy Street | Wood rot repair](#)

[☞ SIGNED Staff Decision - 22-005556-COA 112 E. Duffy.pdf](#)

[27. Petition of CUSTOMFIT CENTER | 22-005158-COA | 101A West Park Avenue | Window Sign](#)

[☞ SIGNED Staff Decision - 22-005158-COA 101A W Park Ave.pdf](#)

[28. Petition of ROOFCRAFTERS | 22-005903-COA | 318 West Park Avenue | In-kind roof repair](#)

[☞ SIGNED Staff Decision - 22-005093-COA 318 W Park Ave.pdf](#)

[29. Petition of YOUR EXTERIOR PROS, Jessica Tayeb | 22-005839-COA | 506 East Bolton Street | Front porch step repair, painted or stained](#)

[☞ SIGNED Staff Decision - 22-005839-COA 506 E Bolton St.pdf](#)

[30. Petition of MARGIE PRESCOTT | 22-005655-COA | 404 East 36th Street | Window replacement](#)

[☞ SIGNED Staff Decision -22-005655-COA 404 E 36th St.pdf](#)

[31. Petition of DENZEL SCOTT | 22-005357-COA | 2204 Barnard Street | Metal handrail installation](#)

[☞ SIGNED Staff Report -22-00557-COA 2204 Barnard St.pdf](#)

[32. Petition of MARY WILLOUGHBY | 22-005652-COA | 1814, 1816 Abercorn Street | Replace chain-link fence with wood board fence](#)

[☞ SIGNED Staff Decision - 22-005652-COA 1814 1816 Abercorn St.pdf](#)

[33. Petition of SOUTHEAST ROOFING | 22-005653-COA | 532 Indian Street | In-kind roof, gutter, and downspout replacements](#)

[☞ SIGNED Staff Decision - 22-005653-COA 532 Indian St.pdf](#)

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

[34. Report on Work Done Which Exceeds the Scope of an Issued Certificate of Appropriateness for the January 25, 2023, HPC Meeting](#)

[☞ Report on Work Which Exceeds the Scope of an Issued COA - HPC January 25 2023.pdf](#)

[35. Report on Work Done Without a Certificate of Appropriateness for the January 25, 2023, HPC Meeting](#)

[☞ Report on Work Done Without a COA - HPC January 25.pdf](#)

[36. Report on Work Done Which Is Inconsistent with an Issued Certificate of Appropriateness for the January 25, 2023 HPC Meeting](#)

[☞ Report on Work Inconsistent with an Issued COA - HPC January 25.pdf](#)

[37. Items Deferred to Staff - January 25th Report](#)

[☞ Items Deferred to Staff - January 25 Report.pdf](#)

[38. Stamped Drawings - January 25th Report](#)

[☞ Stamped Drawings - January 25.pdf](#)

[39. Inspections Completed by Staff - January 25th Report](#)

[☞ January 2023 - Report.pdf](#)

## XII. OTHER BUSINESS

### UNFINISHED BUSINESS

[40. Nominating Committee - Announce 2023 Chair and Vice-Chair Nominations](#)

## XV. ADJOURNMENT

[41. Next Pre-Meeting: Wednesday, February 22, 2023 at 2:30 PM- 112 East State Street: Mendonsa Hearing Room](#)

[42. Next Regular Meeting: Wednesday, February 22, 2023 at 3:00 PM- 112 East State Street: Mendonsa Hearing Room](#)

[43. 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.***