



## Historic Preservation Commission

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Arthur A. Mendonsa Hearing Room, 112 East State Street  
September 27, 2023 3:00 p.m.  
TPreliminary Agenda

### September 27, 2023 Historic Preservation Commission Meeting

A Pre-meeting will be held at 2:30pm. Items on the agenda will be presented by staff, as time permits, and the Commission may ask questions. No testimony will be received, and no votes will be taken.

#### I. CALL TO ORDER AND WELCOME

#### II. SIGN POSTING

#### III. CONSENT AGENDA

##### CUYLER-BROWNVILLE DISTRICT

[1. Petition of GM Shay Architects | 23-004700-COA | 1901 Florance Street | Rehabilitation & Alterations](#)

☞ [Staff Report - 23-004700-COA 1901 Florance St.pdf](#)

☞ [Submittal Packet - 1901 Florance St.pdf](#)

##### STREETCAR DISTRICT

[2. Petition of Homestead Architecture | 23-004696-COA | 218 West 35th Street | Rehabilitation and New Construction, Small \(Parts I & II\)](#)

☞ [Submittal Packet - 218 West 35th.pdf](#)

☞ [Staff Report - 23-004696-COA 218 W 35th St.pdf](#)

☞ [Staff Research - 218 W 35th St.pdf](#)

#### IV. ADOPTION OF THE AGENDA

[3. Adopt the September 27, 2023 Agenda](#)

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

[4. Approve the August 23, 2023 Historic Preservation Meeting Minutes as presented.](#)

☞ [08.23.23 MEETING MINUTES.pdf](#)

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

#### VII. CONTINUED AGENDA

[5. Petition of BMP Doctor, LLC | 23-002366-COA | 306 West 40th Street | New Construction, Small \(Parts I & II\)](#)

[6. Petition of Brown Design Studio | 23-003048-COA | 117 West 42nd Street | New Construction, Small: Parts I and II / Variance Recommendation Request](#)

[7. Petition of GM Shay Architects | 23-003509-COA | 916 Martin Luther King, Jr. Blvd. | New Construction, Part II: Design Details](#)

[8. Petition of Darren Bagley-Heath | 23-004727-COA | 501 East Waldburg Street | Amendment to New Construction](#)

[9. Petition of Amerigo Contini, Savannah Star, LLC | 23-001060-COA | 16 East 37th Street | After-the-Fact Brick Painting](#)

## VIII. REQUEST FOR EXTENSION

## IX. REGULAR AGENDA

### VICTORIAN DISTRICT

[10. Petition of Ethos Preservation | 23-004692-COA | 103 East Park Lane | New Construction \(Small\), Special Exception and Variance Recommendation Requests](#)

- [☞ Staff Report - 23-004692-COA 103 E Park Ln.pdf](#)
- [☞ Submittal Packet - 103 E Park Ln.pdf](#)
- [☞ Staff Research - Sanborn Maps.pdf](#)

[11. Petition of Array Design | 23-004701-COA | 1319 Jefferson Street | Rehabilitation and New Construction, Small \(Parts I & II\)](#)

- [☞ Staff Report - 23-004701-COA 1319 Jefferson St.pdf](#)
- [☞ Submittal Packet 1 - 1319 Jefferson St.pdf](#)
- [☞ Submittal Packet 2 - 1319 Jefferson St.pdf](#)

[12. Petition of Naser Jaber | 23-004694-COA | 537 1/2 East Anderson Street | After the Fact Addition](#)

- [☞ Staff Research 537.5 East Anderson St.pdf](#)
- [☞ Submittal Packet - 537.5 E Anderson St.pdf](#)
- [☞ Staff Report - 23-004694-COA 537.5 E. Anderson St.pdf](#)

### STREETCAR DISTRICT

[13. Petition of Derst Hardscape Design | 23-004686-COA | 1711 Price Street | Wall and Special Exception Request](#)

- [☞ Submittal Packet, Part I - 1711 Price Street.pdf](#)
- [☞ Submittal Packet, Part 2 - 1711 Price Street.pdf](#)
- [☞ Submittal Packet, Part 3 - 1711 Price Street.pdf](#)
- [☞ Staff Report - 23-004686-COA 1711 Price St.pdf](#)

[14. Petition of Omega Properties & Investments | 23-004673-COA | 2420 Abercorn Street | After the Fact Porch Alterations](#)

- [☞ Submittal Packet - 2420 Abercorn St.pdf](#)
- [☞ Staff Research - 2420 Abercorn Street.pdf](#)
- [☞ Staff Report - 23-004673-COA 2420 Abercorn St.pdf](#)

[15. Petition of Shane Fatland | 23-004332-COA | 102 East 38th Street | Rehabilitation](#)

- [☞ Staff Report - 23-004332-COA 102 E 38th St.pdf](#)
- [☞ Submittal Packet - 102 E 38th St.pdf](#)
- [☞ Staff Research - Sanborn Maps.pdf](#)

16. Petition of RK Construction & Development Co. | 23-003652-COA | 217 East 38th Street | Addition and Alterations

- [☞ Staff Report - 23-003652-COA 217 E 38th St.pdf](#)
- [☞ Submittal Packet - 217 E 38th St - Drawings.pdf](#)
- [☞ Submittal Packet - 217 E 38th St - Photographs.pdf](#)
- [☞ Submittal Packet - 217 E 38th St - Porch Reference Images.pdf](#)
- [☞ Staff Research - 2016 Photographs.pdf](#)
- [☞ Staff Research - Current Photographs.pdf](#)
- [☞ Staff Research - Sanborn Maps.pdf](#)

**X. APPROVED STAFF REVIEWS**

17. Acknowledgement and approval of Staff-approved petitions.

18. Petition of Your Exterior Pros | 23-004674-COA | 120 E 32nd St | Roof replacement

- [☞ SIGNED Staff Decision - 23-004674-COA 120 E 32nd St.pdf](#)

19. Petition of Monarch Roofing | 404 E 32nd Street | 23-004699-COA | Roof replacement

- [☞ SIGNED Staff Decision - 23-004699-COA 404 E 32nd St.pdf](#)

20. Petition of Michael & Jennifer Tood | 23-004783-COA | 116 East 36th Street | Fence

- [☞ SIGNED Staff Decision - 23-004783-COA 116 E 36th St.pdf](#)

21. Petition of David Hay | 23-004325-COA | 538 East 37th Street | In-kind window replacement

- [☞ SIGNED Staff Decision - 23-004325-COA 538 E 37th St.pdf](#)

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

22. Inspections Report - September 2023

- [☞ Inspections Report - September 2023.pdf](#)

23. Stamped Drawings Report - September 2023

- [☞ Stamped Drawings Report - September 2023.pdf](#)

**XII. OTHER BUSINESS**

**XV. ADJOURNMENT**

24. Next Pre-Meeting: Wednesday, October 25, 2023 at 2:30 PM - 112 East State Street: Mendonsa Hearing Room

25. Next Regular Meeting: Wednesday, October 25, 2023 at 3:00 PM - 112 East State Street: Mendonsa Hearing Room

26. 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.***