



## City of Savannah Zoning Board of Appeals

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Arthur A. Mendonsa Hearing Room  
November 30, 2023 - 10:00 A. M.  
Final Agenda

### NOVEMBER 30, 2023 SAVANNAH ZONING BOARD OF APPEALS

This is a quasi-judicial proceeding. All those wishing to give testimony during these proceedings will please sign in. Witnesses will be sworn-in prior to giving testimony.

All proceedings of the Savannah Zoning Board of Appeals are recorded. Decisions of the Savannah Zoning Board of Appeals are final. Challenges to the decisions of the Savannah Zoning Board of Appeals must be filed through the Superior Court of Chatham County.

**Note:** All persons in attendance are requested to so note on the "Sign-In Sheet" in the meeting room on the podium. Persons wishing to speak will indicate on the sheet

#### I. Call to Order and Welcome

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

#### II. Invocation and Pledge of Allegiance

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

#### III. Notices, Proclamations and Acknowledgements

#### IV. Item(s) Requested to be Removed from the Final Agenda

[3. Parking Variance | 1401 Paulsen St | 23-005664-ZBA](#)

#### V. Item(s) Requested to be Withdrawn

#### VI. Approval of Minutes

[4. Approve October 26, 2023 Meeting Minutes](#)

[📎 October 26, 2023 Meeting Minutes.pdf](#)

#### VII. Approval of Final Agenda

#### VIII. Consent Agenda

[5. 2024 Meeting Calendar](#)

[📎 City Zoning Board of Appeals 2024 Meeting Calendar.pdf](#)

#### IX. Old Business

#### X. Regular Agenda

[6. 202 East Gwinnett Street | Variance to the 700 square feet maximum size for an ADU | 23-005673-ZBA](#)

🔗 [APPLICATION1.pdf](#)

🔗 [HDBR PACKAGE REDUCED1.pdf](#)

🔗 [STAFF REPORT.pdf](#)

7. 100 General McIntosh Boulevard | Variance to the 400 feet separation requirement for two monument signs | 23-005545-ZBA

🔗 [Application.pdf](#)

🔗 [STAFF REPORT.pdf](#)

8. Lot Width Variances | 3001 Uruguay St | 23-004910-ZBA

🔗 [2023-11-20-Staff Report - 0 E 60th St aka 3001 Uruguay St - Copy.pdf](#)

🔗 [AERIAL\\_SITE MAP 23-004910-ZBA.pdf](#)

🔗 [Recombination Plat.pdf](#)

9. ADU Minimum Lot Area Variance | 209 E DeRenne Ave | 23-005539-ZBA

🔗 [Staff Report- 209 E DeRenne Ave-abm.pdf](#)

🔗 [Rendering and ADU Floor Plan.pdf](#)

🔗 [AERIAL-SITE MAP 23-005539-ZBA.pdf](#)

10. ADU Rear Setback Variance | 203 E 45th St | 23-005659-ZBA

🔗 [Staff Report - 203 East 45th Street.pdf](#)

🔗 [Site Floor Plan\\_Page\\_1.jpg](#)

🔗 [Site Floor Plan\\_Page\\_2.jpg](#)

🔗 [Site Floor Plan\\_Page\\_3.jpg](#)

🔗 [AERIAL-SITE MAP 23-005659-ZBA.pdf](#)

🔗 [opposition letters from Ms. Woods.pdf](#)

11. Billboard Height Variance | 11511 & 11515 Abercorn St | 23-005598-ZBA

🔗 [AERIAL-SITE MAP 23-005598-ZBA.pdf](#)

🔗 [Exhibits and Lamar Lease.pdf](#)

🔗 [NewZO\\_Sec 9.9.15\\_Billboards.pdf](#)

🔗 [A Woods.pdf](#)

🔗 [opposition from Ms. Woods.pdf](#)

🔗 [Staff Report.pdf](#)

12. Reestablishment of a Nonconforming Use | 1201 E 56th Street | 23-005658-ZBA

🔗 [Staff Report-1201 E 56th St-abm.pdf](#)

🔗 [AERIAL-SITE MAP 23-005658-ZBA.pdf](#)

🔗 [Opposition Letter - Ms. Smith.docx](#)

13. 2026 Brogdon Street | Variance - Side Yard Setback and Lot Area | 23-005670-ZBA

🔗 [2026 Brogdon Street Street View.png](#)

🔗 [SAGIS\\_Parcels\\_2026BrogdonSt.jpg](#)

🔗 [SAGIS\\_Parcels\\_2026BrogdonSt\\_edit.jpg](#)

- 🔗 [Supporting Documentation\\_Page\\_2.jpg](#)
- 🔗 [Supporting Documentation\\_Page\\_3.jpg](#)
- 🔗 [Sign Posting.jpg](#)
- 🔗 [Staff Report-2026 Brogdon St-abm.pdf](#)

**XI. Other Business**

**XII. Adjournment**

14. Adjourned

*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.*