



## City of Savannah Zoning Board of Appeals

---

Arthur A. Mendonsa Hearing Room  
December 15, 2022 - 10:00 A.M.  
Final Agenda

### DECEMBER 15, 2022 CITY OF 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

#### V. Item(s) Requested to be Withdrawn

[3. VARIANCE REQUEST | 2111 East Victory Drive | File No. 22-003586-ZBA | Parking Reduction](#)

#### VI. Approval of Minutes

[4. Approve October 27, 2022 Meeting Minutes](#)

[📎 October 27, 2022 Meeting Minutes.pdf](#)

#### VII. Approval of Final Agenda

#### VIII. Consent Agenda

#### IX. Old Business

[5. VARIANCE REQUEST | 605 Seiler Avenue | File No. 22-004056-ZBA | Reduce Rear Yard Setback](#)

[📎 MAP.pdf](#)

[📎 Vicinity Map.pdf](#)

[📎 Street View Back.pdf](#)

[📎 backyard.pdf](#)

[☞ Street View Front.pdf](#)

[☞ Staff Report.pdf](#)

## **X. Regular Agenda**

### 6. 2317 Waters Avenue | variance to the minimum parking requirements | 22-004075-ZBA

[☞ Application.pdf](#)

[☞ WatersCafe\\_DRAFTMENU.pdf](#)

[☞ VICINITY MAP.pdf](#)

[☞ Bicycle Rack Application.pdf](#)

[☞ LETTERS OF SUPPORT.pdf](#)

[☞ Staff Report 22-004075-ZBA](#)

### 7. VARIANCE REQUEST | Normandy St | File No. 22-004538-ZBA | Height Variance

[☞ MAP.pdf](#)

[☞ Proposed Hotel Typical Section A-A\\_11-8-22.pdf](#)

[☞ Staff Report.pdf](#)

### 8. VARIANCE REQUEST | 601 E 31st St | 22-004886-ZBA | Rear Setback Variance

[☞ MAP.pdf](#)

[☞ Street view.pdf](#)

[☞ Staff Report.pdf](#)

### 9. 2219 W. Bay Street | variance to the minimum street side yard setback | 22-005414-ZBA

[☞ Application.pdf](#)

[☞ 2219 West Bay Street Variance Site Plan.pdf](#)

[☞ map.pdf](#)

[☞ SITE VISIT.pdf](#)

[☞ Staff Report.pdf](#)

### 10. VARIANCE REQUEST | 1114 East 48th St | 22-005394-ZBA | Rear Yard Setback

[☞ MAP.pdf](#)

[☞ Staff Report.pdf](#)

[☞ Staff Report.pdf](#)

### 11. VARIANCE REQUEST | 217 Cumming St | 22-005422-ZBA | Lot Width and Lot Size Reduction

[☞ Survey\\_217 Cumming Street.pdf](#)

[☞ MAP.pdf](#)

[☞ Street View.pdf](#)

[☞ Staff Report rev 2.pdf](#)

## **XI. Other Business**

### 12. 2023 Nomination of Officers

## **XII. Adjournment**

### 13. 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.*