



City of Savannah Zoning Board of Appeals

Arthur A. Mendonsa Hearing Room
August 24, 2023 - 9:00 A.M
Final Agenda.

AUGUST 24, 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

V. Item(s) Requested to be Withdrawn

VI. Approval of Minutes

[3. Approve July 27, 2023 Meeting Minutes](#)

📎 [July 27, 2023 Meeting Minutes.pdf](#)

VII. Approval of Final Agenda

[4. Approval of Final Agenda](#)

VIII. Consent Agenda

IX. Old Business

X. Regular Agenda

[5. 216-218 West 43rd Street | Variance to the minimum interior side yard setback | 23-003969-ZBA](#)

📎 [Application.pdf](#)

📎 [COA - HPC May 25, 2022.pdf](#)

- ☞ [Registered Agent - Andrew Altfest.pdf](#)
- ☞ [ZBA DRAWINGS.pdf](#)
- ☞ [Staff Report - 23-003969-ZBA.pdf](#)

6. 909 Whitaker Street | Variances to the Accessory Structures and Uses Ordinance | 23-004004-ZBA

- ☞ [Application.pdf](#)
- ☞ [HPC COA Approval 23-003030-COA Dated July 26, 2023.pdf](#)
- ☞ [10. SIGNED_Text Amendment to Revise Building Measurements_For Accessory Dwelling Units_File-no.22-005883-ZA.pdf](#)
- ☞ [Sotitle & Sottile Shearer Residence Updated July 5th, 2023.pdf](#)
- ☞ [Variance Recommendation Request - 909 Whitaker Street Carriage House.pdf](#)
- ☞ [Additional Information - 909 Whitaker Street.pdf](#)
- ☞ [Letters of Support.pdf](#)
- ☞ [Staff Report - 23-004004-ZBA.pdf](#)

7. ROW Setback Variance Request | 74 Rio Road

- ☞ [Staff Report 74 Rio Rd.pdf](#)
- ☞ [74 Rio - Carport setback variance_1.pdf](#)
- ☞ [SITE MAP 23-003613-ZBA.pdf](#)

8. 1402 East 49th Street | Variance to the minimum side yard and street side yard setbacks | 23-003943-ZBA

- ☞ [Application.pdf](#)
- ☞ [Przybyl Residence - Detached Garage.pdf](#)
- ☞ [Site Plan.pdf](#)
- ☞ [Variance Request Documentattion.pdf](#)
- ☞ [Site Visit.pdf](#)
- ☞ [Staff Report - 1402 East 49th Street - 23-003943-ZBA.pdf](#)

9. ADU Minimum Lot Size Variance | 1018 E Gwinnett St

- ☞ [Staff Report 1018 E Gwinnett.pdf](#)
- ☞ [SITE MAP 23-004007-ZBA.pdf](#)

10. Rear Setback Variance | 104 Calm Oaks Circle

- ☞ [HOA Approval.pdf](#)
- ☞ [Staff Report 104 Calm Oaks.pdf](#)
- ☞ [Encroachment.pdf](#)
- ☞ [SITE MAP 23-003680-ZBA.pdf](#)

11. Marsh Buffer Setback Variance | 5 Sherborn Lane

- ☞ [5 Sherborn_Letter of Opposition.pdf](#)
- ☞ [Attachment C - Encroachment.pdf](#)
- ☞ [Attachment D - Comparison of Perimeter Lot.pdf](#)
- ☞ [Attachment E - Comparative Market Value.pdf](#)

- 🔗 [Attachment F - Concept Plan.pdf](#)
- 🔗 [Detailed Explanation.pdf](#)
- 🔗 [Staff Report-23-003946-ZBA-ABM.pdf](#)
- 🔗 [Attachment A - Setback and Buffer.pdf](#)

12. Rear Setback Variance | 216 East Bolton Street

- 🔗 [Staff Report 216 E Bolton.pdf](#)
- 🔗 [Citizen Comment 23-003957.pdf](#)
- 🔗 [216 E Bolton Exhibits.pdf](#)

13. Fence Height Variance | 4306 Heard Street

- 🔗 [Staff Report 4306 Heard.pdf](#)
- 🔗 [More Pictures of Trespassing.pdf](#)
- 🔗 [Pictures of Trespassing.pdf](#)
- 🔗 [Plat.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.