



Savannah Historic District Board of Review

Virtual Meeting
January 12, 2022 1:00 PM
DECISIONS

January 12, 2022 Savannah Historic District Board of Review

I. CALL TO ORDER AND WELCOME

II. SIGN POSTING

III. CONSENT AGENDA

[1. Petition of Signarama, Andy Bonner, | 21-006783-COA | 1 West Broughton Street | Illuminated Signs](#)

🔗 [Staff Recommendation - 21-006783-COA - 1 W Broughton St.pdf](#)

🔗 [Submittal Packet - Drawings and Specifications.pdf](#)

Motion

The Historic District Board of Review motioned for APPROVAL of two (2) internally illuminated projecting signs for the property located at 1 West Broughton Street as requested because the work is visually compatible and meets the standards.

Vote Results (Approved)

Motion: Steven Bodek

Second: Stan Houle

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[2. Petition of Barnard Architects | 21-006815-COA | 225 West Broughton Street | Alterations](#)

🔗 [Staff Recommendation 21-006815-COA.pdf](#)

🔗 [Submittal Packet.pdf](#)

🔗 [Staff Research.pdf](#)

🔗 [Previous Board Denial Decision.pdf](#)

[Previously Denied Submittal Packet.pdf](#)

Motion

The Historic District Board of Review motioned for APPROVAL for alterations to the property located at 225 West Broughton Street with the following condition to be submitted to staff for review and approval because the proposed work is otherwise visually compatible and meets the standards:

- 1) Provide light fixture specifications for fixtures that have a metal housing and a white light source.

Vote Results (Approved)

Motion: Steven Bodek

Second: Stan Houle

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

IV. ADOPTION OF THE AGENDA

[3. Adoption of the January 12, 2022 Agenda](#)

Motion

The Historic District Board of Review motioned to ADOPT the January 12, 2002 agenda as presented.

Vote Results (Approved)

Motion: Ellie Isaacs

Second: Steven Bodek

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

V. APPROVAL OF MINUTES

[4. Approval of the November 10, 2021 Meeting Minutes](#)

[11.10.21 MEETING MINUTES.pdf](#)

Motion

The Historic District Board of Review motioned to APPROVE the November 10, 2021 Meeting minutes.

Vote Results (Approved)

Motion: Stan Houle

Second: David Altschiller

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[5. Approval of the December 8, 2021 Meeting Minutes](#)

[12.08.21 MEETING MINUTES.pdf](#)

Motion

The Historic District Board of Review motioned to APPROVE the December 8, 2021 Meeting minutes.

Vote Results (Approved)

Motion: Stan Houle

Second: David Altschiller

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

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

[6. Petition of Patrick Johnston | 21-006811-COA | 23 West Broughton Street | Alterations and Repairs](#)

Motion

Remove from January 12, 2022 HDBR Agenda.

Vote Results (Not Started)

Motion:

Second:

[7. Petition of Eli Lurie | 21-006813-COA | 113 East Gordon Street | New Construction Accessory Building \(Part 1 and 2\)](#)

Motion

Remove from January 12, 2022 HDBR Agenda.

Vote Results (Not Started)

Motion:

Second:

VII. CONTINUED AGENDA

[8. Petition of Array Design | 21-006787-COA | 420 East Liberty Street | New Construction, Accessory Building \(Parts 1 and 2\) and Variance Recommendations](#)

Motion

The Historic District Board of Review motioned to CONTINUE the petition as requested by the petitioner.

Vote Results (Approved)

Motion: Steven Bodek

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

VIII. REQUEST FOR EXTENSION

IX. REGULAR AGENDA

[9. Petition of Savannah Hotel Investors, LLC | 21-006808-COA | 9 Lincoln Street | Demolition of a Contributing Building](#)

[☞ Staff Recommendation 21-006808-COA.pdf](#)

[☞ Submittal Packet.pdf](#)

Motion

The Historic District Board of Review motioned to CONTINUE petition to be March 9, 2022 HDBR meeting to allow petitioner to:

- 1) Engage current structural engineer to recommend structure stabilizations;
- 2) Obtain second opinion on current condition and stabilization methods,
- 3) Obtain/provide feasibility plan for relocation
- 4) Obtain documentation of existing conditions
- 5) Explore option of a preservation plan

Vote Results (Approved)

Motion: Ellie Isaacs

Second: Nan Taylor

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[10. Petition of Ethos Preservation | 21-006806-COA | 406 East Hall Street | Alterations](#)

[☞ Staff Recommendation - 21-006806-COA - 406 E Hall St.pdf](#)

[☞ Submittal Packet - Project Description and Photos.pdf](#)

[☞ Submittal Packet - Drawings and Materials.pdf](#)

Motion

The Historic District Board of Review motioned for APPROVAL of alterations to the front and rear facade and the construction of a rear fence for the property located at 406 East Hall Street with the following conditions to be submitted to staff for final review and approval, because the work is otherwise visually compatible and meets the standards:

1. Paint the exterior trim with a glossy version of Sherwin Williams Greek Villa.
2. Provide the final color of the shutters.
3. Provide a physical sample of the TimberTech wood composite fencing material.
4. The foundation infill must be recessed a minimum of three (3) inches behind the front edge of the piers.

Vote Results (Approved)

Motion: Stan Houle	
Second: Steven Bodek	
Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[11. Petition of Lynch Associates Architects | 21-006185-COA | 228 East Oglethorpe Avenue | Amendment to Previous COA](#)

- 📎 [Staff Recommendation 21-006185-COA.pdf](#)
- 📎 [Submittal Packet - Application.pdf](#)
- 📎 [Submittal Packet - Revised Drawings.pdf](#)
- 📎 [Rundum Mier, Aluminum Vehicular Gate.pdf](#)
- 📎 [Previous Board Decision 20-005066-COA.pdf](#)
- 📎 [Previous Submittal Packet 20-005066-COA.pdf](#)
- 📎 [November 12th Board Decision 20-005066-COA.pdf](#)
- 📎 [November 12th Drawing Packet 20-005066-COA.pdf](#)
- 📎 [228EOglethorpe_HDBR Presentation_2022-01-12.pdf](#)

Motion

The Historic District Board of Review motioned to AMEND the motion to have a condition as the material to have a matte paint finish.

Vote Results (Approved)

Motion: Ellie Isaacs	
Second: Nan Taylor	
Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Nay

Motion

The Historic District Board of Review motioned to APPROVE the petition as requested, with the condition to for the paint to have a matte finish.

Vote Results (Approved)

Motion: Melissa Memory

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Nay

[12. Petition of Hallett & Co. | 21-006780-COA | 337 Tattnall Street | Alterations and Rear Addition](#)

- [☞ Staff Recommendation 21-006780-COA.pdf](#)
- [☞ Submittal Packet - Application and Checklist.pdf](#)
- [☞ Submittal Packet - Narrative.pdf](#)
- [☞ Submittal Packet - Drawings.pdf](#)
- [☞ Submittal Packet - Material Specifications.pdf](#)
- [☞ Submittal - Additional Information \(Email\).pdf](#)
- [☞ Submittal Packet - Additional Drawings.pdf](#)

Motion

The Historic Board of Review motioned to APPROVE amending the motion to include a fifth condition of an addition of a false window to the south facade of the building.

Vote Results (Approved)

Motion: Nan Taylor

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye

Steven Bodek

- Aye

Motion

The Historic Board of Review motioned to APPROVE alterations to the rear openings of the building located at 337 Tattnall Street, to allow for the construction of a rear addition, with the following conditions to be submitted to Staff, because otherwise the work is visually compatible and meets the standards:

1. All openings shall be retained and preserved, so that if the addition is to be removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired. The second floor window (that is proposed to be extended to allow for access to the addition) shall have all bricks salvaged and appropriately stored on-site.
2. Provide all material specifications to Staff for review prior to the commencement of any work. All framing members shall be covered with appropriate trim; trim shall feature a header, surrounds, and pronounced sill where appropriate. All window sashes shall be inset a minimum of three (3) inches from the facade of a building, and all glazing shall be transparent with no dark tints or reflective effects.
3. The exterior walls of the addition shall be finished in true stucco and the proposed paint color shall be submitted to Staff for review. All porch elements must be painted, and the proposed color must be provided to Staff.
4. The addition shall not encroach on the adjacent property.
- 5) Add false window to south facade of building.

Vote Results (Approved)

Motion: Stan Houle

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[13. Petition of Array Design | 21-006818-COA | 18 East Jones Street | New Construction, Accessory Building \(Part I and II\)](#)

- 📎 [Staff Recommendation 21-006818-COA.pdf](#)
- 📎 [Submittal Packet - Application and Checklist.pdf](#)
- 📎 [Submittal Packet - Drawings.pdf](#)
- 📎 [Submittal - Mass Model.pdf](#)
- 📎 [Staff Research.pdf](#)
- 📎 [Staff Research - Surrounding Context.pdf](#)

Motion

The Historic District Board of Review motioned to CONTINUE to the February 9, 2022 HDBR meeting allow petitioner to provide more historical information (photographs, etc.) of age of structure (demonstrate it is non-contributing) proposed for demolition and provide accurate drawings. Apply for COA for demolition, if appropriate.

Vote Results (Approved)

Motion: Melissa Memory

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[14. Petition of Pantheon ADC | 21-006817-COA | Lot 6, Tything Lot – The Digby | Amendment to Previous COA with Special Exception Request](#)

- 🔗 [Staff Recommendation 21-006817-COA.pdf](#)
- 🔗 [Submittal Packet - Application and Checklist.pdf](#)
- 🔗 [Submittal Packet - Revised Narrative.pdf](#)
- 🔗 [Submittal Packet - Revisions and Materials.pdf](#)
- 🔗 [Submittal Packet - Revised Drawings.pdf](#)
- 🔗 [Submittal - Revised Model.pdf](#)
- 🔗 [Previous Board Decision 21-002857-COA \(Part I\).pdf](#)
- 🔗 [Previous Submittal Packet - Drawings \(Part I\).pdf](#)
- 🔗 [Previous Board Decision 21-002857-COA \(Part II\).pdf](#)
- 🔗 [Previous Submittal Packet - Drawings \(Part II\).pdf](#)

Motion

The Historic District Board of Review motioned to APPROVE an amendment to a previously approved New Construction (Part I) and New Construction (Part II) [File No. 21-002857-COA] to allow for the building to go from five (5) floors to six (6) floors (including some minor additional revisions) with the following condition, because otherwise the work is visually compatible and meets the standards:

1. A minimum of (6) feet of unobstructed sidewalk shall be maintained.

AND

Approve the request for a Special Exception from the following standard:

Windows facing a street shall be double or triple hung, awning, casement or Palladian.
"To allow for a curtain wall to be treated as a wall, rather than a window or punched opening,"; because the Special Exception criteria are met.

Vote Results (Approved)

Motion: Nan Taylor

Second: Ellie Isaacs

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Nay
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[15. Petition of Hallett & Co. | 21-006814-COA | 701 Whitaker Street | Alterations](#)

- [☞ Staff Recommendation 21-006814-COA.pdf](#)
- [☞ Submittal Packet - Application and Checklist.pdf](#)
- [☞ Submittal Packet - Narrative and Drawings.pdf](#)
- [☞ Submittal Packet - Material Specifications.pdf](#)
- [☞ Staff Research.pdf](#)
- [☞ Additional Information Regarding Rear Openings \(Email\).pdf](#)

Motion

The Historic District Board of Review motioned to APPROVE the installation of fixed shutters along the South-facing facade, and the alteration of the first floor openings along the West-facing facade, of 701 Whitaker Street with the following conditions to be submitted to Staff, because otherwise the work is visually compatible and meets the standards:

1. All existing opening widths, heights, and trim details shall be retained and incorporated into the proposed design.
2. The window sashes and trim must remain intact where fixed shutters are proposed.
3. An appropriate wood window and wood door specification must be provided, as well as shutter specifications and all proposed paint colors.
4. Any proposed exterior color changes must be submitted.

AND

Deny the alteration of the East-facing facade of the existing laundry room, because the preservation standards are not met.

Vote Results (Approved)

Motion: Stan Houle	
Second: Steven Bodek	
Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[16. Petition of Basin Company LLC | 21-006788-COA | 315 West Wayne Street | After-the-Fact Fence](#)

[☞ Staff Recommendation - 21-006788-COA 315 West Wayne Street.pdf](#)

[☞ Submittal Packet- site plan.pdf](#)

[☞ Submittal Packet-photos-.pdf](#)

Motion

The Historic District Board of Review motioned to APPROVE the after-the-fact fence at property 315 West Wayne Street, with the following conditions, to be submitted to staff for final review otherwise the work is visually compatible and meets the standards:

The fence must be painted or stained. Provide staff with color selection.

The southern fence section must be relocated to provide a minimum of 5 feet of clearance between the fence and the neighboring building to the south.

Vote Results (Approved)

Motion: Nan Taylor

Second: Steven Bodek

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

X. APPROVED STAFF REVIEWS

17. Acknowledge and approve of Staff-approved decisions as presented.

18. Petition of CHATHAM DEVELOPERS, Patrick Johnston | 21-006811-COA | 23 WEST BROUGHTON STREET | Window/Roof Replacement & Exterior Wall Repair

☞ SIGNED Staff Decision - 21-006811-COA - 23 W Broughton St.pdf

19. Petition of DANIELLE JARVIS | 21-006860-COA | 507 EAST McDONOUGH STREET | Repaint exterior wood siding

☞ SIGNED Staff Dec - 21-006860-COA 507 E McDonough.pdf

20. Petition of KELLY KESSINGER | 21-006858-COA | 13 EAST YORK STREET | Repaint rear exterior doors

☞ SIGNED Staff Dec - 21-006858-COA 13 E York St.pdf

21. Petition of ROBERT PERKINS | 21-006782-COA | 601 WHITAKER STREET | Exterior paint change

☞ SIGNED Staff Dec - 21-006782-COA.pdf

22. Petition of FLOURISH COLLABORATIVE, Erica Kelly | 21-006873-COA | 502 EAST BROUGHTON STREET | Window sign, under-awning hanging sign, and color change

☞ SIGNED Staff Decision - 21-006873-COA - 502 E Broughton St.pdf

23. Petition of GALLERY 209, Shirley Daniell | 21-006438-COA | 209 EAST RIVER STREET | Awning replacement (3) with existing colors and configurations; added graphic for middle awning

☞ SIGNED Staff Decision - 21-006438-COA - 209 E River St.pdf

24. Petition of WHITLOW CONSTRUCTION, Jeff Whitlow | 21-006602-COA | 429, 431, & 433 MONTGOMERY STREET | Replace 72 wood windows

☞ SIGNED Staff Dec - 21-006602-COA 429, 431, 433 Montgomery St.pdf

25. Petition of PATRICK PHELPS | 21-006455-COA | 208 WEST HALL STREET | Clean and seal exterior masonry

☞ SIGNED Decision Packet 21-006455-COA 208 West Hall Street.pdf

26. Petition of SCAD, Helen Morgan | 21-006604-COA | 622 DRAYTON ST | Temporary glass and frame installation (to clean existing stained glass off-site)

☞ SIGNED Staff Dec - 21-006604-COA 622 Drayton Street.pdf

27. Petition of MARRTA MIZGALA | 21-006614-COA | 14 NORTH ABERCORN STREET | Installation and screening of porch piping; paint & stain railing and deck

☞ SIGNED Staff Decision - 21-006614-COA - 14 N Abercorn St.pdf

28. Petition of METALCRAFTS, Katie Lee | 21-006578-COA | 20 EAST GORDON STREET | Roof repair

☞ SIGNED Staff Dec - 21-006578-COA 20 E Gordon Stt.pdf

29. Petition of YOUR EXTERIOR PROS | 21-006496-COA | 537 - 539 EAST HALL STREET | Roof replacement

☞ SIGNED Staff Dec 21-006496-COA 537 & 539 E Hall St.pdf

XI. WORK PERFORMED WITHOUT A CERTIFICATE OF APPROPRIATENESS

30. Report on Work Inconsistent With Issued COA for the January 12, 2022, HDBR Meeting

☞ Work Inconsistent with Issued COA_January Report.pdf

[31. Report on Work That Exceeds Scope of Issued COA for the January 12, 2022, HDBR Meeting](#)

[📎 Work That Exceeds Scope of Issued COA_January Report.pdf](#)

[32. Report on Work Performed Without a COA for the January 12, 2022 HDBR Meeting](#)

[📎 Work Performed Without a COA_January Report.pdf](#)

XII. REPORT ON ITEMS DEFERRED TO STAFF

[33. Stamped Drawings - January Report](#)

[📎 January 2022 REPORT.pdf](#)

[34. Items Deferred to Staff - January Report](#)

[📎 Items Deferred to Staff - JANUARY Report.pdf](#)

[35. COA Inspections - January Report](#)

[📎 January 2022 - REPORT.pdf](#)

XIII. NOTICES, PROCLAMATIONS, AND ACKNOWLEDGEMENTS

XIV. OTHER BUSINESS

[36. Nominating Committee Announce Nominations for Chair and Vice-Chair - Board to Vote](#)

Motion

The Historic District Board of Review motioned to APPROVE the Nominating Committee's recommendations for Chair and Vice Chair.

Vote Results (Approved)

Motion: Nan Taylor

Second: David Altschiller

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

[37. Chair](#)

Motion

The Historic District Board of Review motioned to ACCEPT nomination of Ellie Isaacs as Chairperson.

Vote Results (Approved)

Motion: Nan Taylor
Second: David Altschiller

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

38. Vice Chair

Motion

The Historic District Board of Review motioned to ACCEPT nomination of Steven Bodek as Vice-Chairperson.

Vote Results (Approved)

Motion: Nan Taylor
Second: David Altschiller

Becky Lynch	- Not Present
Dwayne Stephens	- Abstain
Melissa Memory	- Aye
David Altschiller	- Aye
Nan Taylor	- Aye
Kevin Dodge	- Aye
Stan Houle	- Aye
Ellie Isaacs	- Aye
Steven Bodek	- Aye

39. Presentation of 2022 MPC Calendar

📎 [Final Calendar - 12.14.2021.pdf](#)

XV. ADJOURNMENT

40. TENTATIVE: Next HDBR Pre-Meeting - Wednesday, February 9, 2022 at 1pm

41. Next HDBR Regular Meeting - Wednesday, February 9, 2022 at 2pm

42. Adjourn

5:06

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.