

SAVANNAH ZONING BOARD OF APPEALS

ARTHUR A. MENDONSA HEARING ROOM
112 EAST STATE STREET

DECEMBER 19, 2006

11:00 A.M.

FINAL AGENDA

This Agenda can be accessed on the Internet at <http://www.thempc.org>

I. MINUTES

1. Approval of SZBA Minutes – November 28, 2006

II. CONSENT AGENDA

The Consent Agenda consists of items for which the applicant is in agreement with the staff recommendation and for which no known objections have been identified nor anticipated by staff. Any objections raised at the meeting will result in the item being moved to the Regular Agenda.

1. Petition of Gary Butch, For
Elizabeth on 37th
B-061127-34764-2
105 East 37th Street

Nature of Request

The petitioner is requesting approval of an application to establish a use (package store) as required by Part 8, Chapter 3, Article K, Section 5.8.2 of the Savannah Code of Ordinances in order to allow package wine sales from the Elizabeth on 37th Restaurant. The subject property is located at 105 East 37th Street. The property is zoned TC-1 (Traditional Commercial).

Summary of Findings: All of the conditions necessary for granting the use approval sought appear to be met.

III. REGULAR AGENDA

1. Continued Petition of Dannette Johnson
B-061030-41017-2
822 Tatum Street

Nature of Request

The petitioner is requesting approval of an application to establish a use (child care) that must be approved by the Board in accordance with Section 8-3025(a) of the Savannah Zoning Ordinance. Additionally, the petitioner is requesting a waiver of the requirement that said use be located on a collector street or greater. The subject property is located at 822 Tatum Street. The property is zoned R-6 (One-Family Residential).

Summary of Findings: All of the conditions necessary for granting use approval for a child care center appear not to be met.

MORE

2. Continued Petition of Southside Baptist Church
B-061107-42708-2
5502 Skidaway Road
(Continued Per Petitioner's Request)

3. Petition of Charles Oxford
B-061127-35453-2
1601 Huntingdon Street

Nature of Request

The petitioner is requesting approval of a variance to allow lot coverage of 79.6 percent as opposed to the 75 percent lot coverage allowed by Section 8-3025 of the City of Savannah Zoning Ordinance in order to construct a single family residence. The subject property is located at 1601 Huntingdon Street. The property is zoned R-I-P-A (Residential – Medium Density).

Summary of Findings: All of the conditions necessary for granting the variance requested appear not to be met.

4. Petition of Dawson Wissmach Architects, For
Sam & Elena Ferreira
B-061127-35971-2
421 East Bay Street

Nature of Request

The petitioner is requesting approval of a four space off-street parking variance from the six space off-street parking requirement of Section 8-3089 of the City of Savannah Zoning Ordinance in order to develop an inn. The subject property is located at 421 East Bay Street. The property is zoned R-B-C (Residential-Business-Conservation).

Summary of Findings: All of the conditions necessary for granting the relief requested appear not to be met.

5. Petition of Robert E. Poppell, Jr.
B-061127-36094-2
605 Rose Dhu Road

Nature of Request

The petitioner is requesting approval of a 680 square foot lot area variance from the required 20,000 square foot lot area minimum; and a 552 square foot lot area variance from the 20,000 square foot lot area minimum required by Section 8-3025 of the Savannah Zoning Ordinance in order to create two separate parcels. The subject property is located at 605 Rose Dhu Road. The property is zoned R-20 (One-Family Residential).

Summary of Findings: All of the conditions necessary for granting the relief requested appear not to be met.

MORE

6. Petition of Anne K. Smith
B-061127-36317-2
28 East 48th Street

Nature of Request

The petitioner is requesting approval of a six inch rear yard setback variance from the five foot rear yard setback requirement, and a two foot side yard setback variance from the five foot side yard setback requirement of Section 8-3025 of the City of Savannah Zoning Ordinance in order to construct an accessory structure on a legal lot of record. The subject property is located at 28 East 48th Street. The property is zoned R-6 (One-Family Residential).

Summary of Findings: All of the conditions necessary for granting the relief requested appear not to be met.

III. Other Business

IV. Adjournment