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## Historic Preservation Commission

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Arthur A. Mendonsa Room  
110 East State Street  
2:00 p.m.  
Final Agenda

### February 26, 2025 HISTORIC Preservation Commission Meeting

#### I. CALL TO ORDER AND WELCOME

#### II. SIGN POSTING

#### III. CONSENT AGENDA

##### VICTORIAN DISTRICT

##### 1. Petition of Nicole Koplik | 24-006187-COA | 915 Habersham Street | Roof Replacement

🔗 [Submittal Packet - 915 Habersham Street.pdf](#)

🔗 [Staff Report - 24-006187-COA 915 Habersham St..pdf](#)

##### 2. Petition of Local11ten Food, Jamie Durrence | 25-000226-COA | 1110 Bull Street | Illuminated Signs

🔗 [Submittal Packet - 1110 Bull Street.pdf](#)

🔗 [Staff Report - 25-000226-COA 1110 Bull Street.pdf](#)

##### 3. Petition of Your Exterior Pros, Tegan Cuyar | 25-000261-COA | 403 East Bolton Street | Roof Replacement

🔗 [Submittal Packet - 403 East Bolton Street.pdf](#)

🔗 [Staff Report - 25-000261-COA 403 E. Bolton St..pdf](#)

##### CUYLER-BROWNVILLE DISTRICT

##### 4. Petition of Knollwood Builders, Shon Benson | 24-006805-COA | 1802 Ogeechee Road | Roof Replacement

🔗 [Submittal Packet - 1802 Ogeechee Road.pdf](#)

🔗 [Staff Report- 24-006805-COA 1802 Ogeechee Road.pdf](#)

##### 5. Petition of Global Investment Traders, Naser Jaber | 25-000260-COA | 726 West Victory Drive | Amendment to 22-005714-COA

🔗 [Submittal Packet - 726 West Victory Drive.pdf](#)

🔗 [Staff Report - 25-000260-COA 726 W Victory Dr.pdf](#)

🔗 [Staff Research - 726 W. Victory Dr.pdf](#)

##### STREETCAR DISTRICT

##### 6. Petition of Your Exterior Pros, Tegan Cuyar | 24-005996-COA | 219 West 37th Street | Roof Replacement

☞ [Submittal Packet - 219 West 37th Street.pdf](#)

☞ [Staff Report - 24-005996-COA 219 West 37th Street.pdf](#)

7. Petition of Ann Haggins | 24-006269-COA | 418 West 38th Street | Roof Replacement

☞ [Submittal Packet - 418 West 38th Street.pdf](#)

☞ [Staff Report - 24-006269-COA 418 W 38th St.pdf](#)

8. Petition of Your Exterior Pros, Tegan Cuyar | 24-006531-COA | 304 West 41st Street | Roof Replacement

☞ [Submittal Packet - 304 West 41st Street.pdf](#)

☞ [Staff Report - 24-006531-COA 304 W 41st St.pdf](#)

9. Petition of Seaport Roofing, Kyle Conaway | 24-006535-COA | 1600 Habersham Street, Units 1-3 | Roof Replacement

☞ [Submittal Packet - 1600 Habersham Street.pdf](#)

☞ [Staff Report - 24-006535-COA 1600 Habersham St.pdf](#)

10. Petition of Savannah Car Spa, LLC, Wendell Burns | 24-006801-COA | 1803 Barnard Street | Roof Replacement

☞ [Submittal Packet - 1803 Barnard Street.pdf](#)

☞ [Staff Report - 24-006801-COA 1803 Barnard St.pdf](#)

11. Petition of James Burnsed | 25-000039-COA | 1508 Bull Street | Non-illuminated Sign

☞ [Submittal Packet - 1508 Bull St.pdf](#)

☞ [Staff Report - 25-000039-COA 1508 Bull Street.pdf](#)

12. Petition of Doug Bean Signs, Angela Bean | 25-000375-COA | 1702 Bull Street | Non-Illuminated Signs

☞ [Submittal Packet - 1702 Bull Street.pdf](#)

☞ [Staff Report - 25-000375-COA - 1702 Bull Street.pdf](#)

13. Petition of Jocelyn Cooper Sterling | 25-000215-COA | 518 East 36th Street | Fence

☞ [Submittal Packet - 518 East 36th Street.pdf](#)

☞ [Staff Report - 25-00215d-COA 518 East 36th St.pdf](#)

14. Petition of Be Smart Home Solutions | 25-000666-COA | 511 Seiler Avenue | Solar Panels and Special Exception

☞ [Submittal Packet - 25-000666-COA 511 Seiler Ave.pdf](#)

☞ [Staff Report - 25-000666-COA 511 Seiler Avenue.pdf](#)

15. Petition of Be Smart Home Solutions | 25-000671-COA | 406 Seiler Avenue | Solar Panels and Special Exception

☞ [Staff Report - 25-000671-COA 406 Seiler Avenue.pdf](#)

☞ [Submittal Packet - 25-000671-COA 406 Seiler Ave.pdf](#)

**IV. ADOPTION OF THE AGENDA**

16. Adopt the February 26, 2025 Historic Preservation Commission Meeting agenda as presented.

**V. APPROVAL OF MINUTES OF PREVIOUS MEETING**

[17. Approve the December 18, 2024 HPC Meeting Minutes](#)

📎 [12.18.24 MEETING MINUTES.pdf](#)

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

**VII. CONTINUED AGENDA**

[18. Petition of LS3P Savannah, Michael Garcia | 24-004735-COA | 1015 / 1001 Whitaker Street & 120 / 124 West Park Avenue | New Construction Large, Parts I & II and Special Exception & Variance Recommendation Requests](#)

[19. Petition of Esteen Williams | 24-005670-COA | 2101 Ogeechee Road | Amendment to 21-006071-COA](#)

[20. Petition of J. Elder Studio, Martin Ronaszegi | 24-006789-COA | 1011 Jefferson Street | Amendment to 24-004714-COA](#)

**VIII. REQUEST FOR EXTENSION**

[21. Petition of Lynch Associates Architects | 22-003188-COA | 1825 Montgomery Street | 6-month COA Extension Request](#)

📎 [SIGNED Commission Decision - 22-003188-COA 1825 Montgomery St.pdf](#)

📎 [Submittal Packet - Drawings, Renderings, Materials.pdf](#)

📎 [6-month Extension Request - 22-003188-COA 1825 Montgomery St.pdf](#)

📎 [Emailed request for extension 1825 Montgomery St.pdf](#)

**IX. REGULAR AGENDA**

**VICTORIAN DISTRICT**

[22. Petition of Scally Design + Construction, Braeden Scally | 25-000223-COA | 538 East Bolton Street | Amendment to 23-002082-COA](#)

📎 [Submittal Packet - 538 East Bolton Street.pdf](#)

📎 [Previously Approved Stamped Drawings 538 E. Bolton St.pdf](#)

📎 [Staff Research - Current Site Photos 538 E. Bolton St..pdf](#)

📎 [Staff Report - 25-000223-COA 538 E Bolton St.pdf](#)

[23. Petition of M.E. Sack Engineering, Chris Herold | 25-000490-COA | 1210 Drayton Street | Fence / Wall](#)

📎 [Submittal Packet - 1210 Drayton Street.pdf](#)

📎 [Staff Report - 25-000490-COA 1210 Drayton St.pdf](#)

**CUYLER-BROWNVILLE DISTRICT**

[24. Petition of Red Oak Valuation Services, LLC | 24-006790-COA | 1025 West 38th Street | Rehabilitation / Alterations](#)

📎 [Submittal Packet - 1025 West 38th Street.pdf](#)

📎 [Applicant Photos.pdf](#)

📎 [Staff Report - 24-006790-COA 1025 W 38th St.pdf](#)

[25. Petition of Juan Hernandez Sanchez | 25-000505-COA | 1011 West 40th Street | After-the-Fact Alterations / Addition](#)

☞ [Submittal Packet - 1011 West 40th St.pdf](#)

☞ [Staff Report - 25-000505-COA - 1011 West 40th St.pdf](#)

## **STREETCAR DISTRICT**

[26. Petition of VP2 Design, LLC | 24-006282-COA | 222 West 38th St | New Construction, Small: Part I & II](#)

☞ [Submittal Packet - 222 W 38TH STREET - Photos.pdf](#)

☞ [Submittal Packet - 222 W 38TH STREET - Plans.pdf](#)

☞ [Staff Report - 24-006282-COA 222 W 38th St.pdf](#)

[27. Petition of Robertson Loia Roof, Architects & Engineers | 24-006744-COA | 2515 Habersham Street | Rehabilitation / Alterations, Addition and Special Exception Requests](#)

☞ [Submittal Packet - 2515 Habersham Street.pdf](#)

☞ [Staff Report - 24-006744-COA 2515 Habersham St.pdf](#)

☞ [Public Comment - 1.pdf](#)

[28. Petition of Sawyer Design, Jonathan Leonard | 24-006815-COA | 421 West 31st Street | New Construction Large, Part I](#)

☞ [Submittal Packet - 421 West 31st Street.pdf](#)

☞ [Submittal Packet - 421 West 31st Street - 2.pdf](#)

☞ [Staff Report - 24-006815-COA.pdf](#)

[29. Petition of Maxwell Erickson | 25-000374-COA | 222 West 36th Street | Addition / Alterations](#)

☞ [Submittal Packet - 222 West 36th Street.pdf](#)

☞ [Staff Report - 25-000374-COA 222 W 36th St.pdf](#)

[30. Petition of J. Elder Studio, Eric Meckley | 25-000503-COA | 2613 Montgomery Street | Amendment to 22-003186-COA](#)

☞ [Staff Report - 25-000503-COA 2613 Montgomery Street.pdf](#)

☞ [PREVIOUS Submittal Packet 2613 Montgomery St.pdf](#)

☞ [CURRENT Submittal packet 2613 Montgomery St.pdf](#)

## **X. APPROVED STAFF REVIEWS**

## **XI. NOTICES, PROCLAMATIONS, AND ACKNOWLEDGEMENTS**

[31. Stamped Drawing Report - January](#)

☞ [January 2025.pdf](#)

[32. Report of COA Inspections - January](#)

☞ [Staff Inspections January 2025.pdf](#)

[33. Inspections Completed by Staff - February Report](#)

☞ [Staff Inspections February 2025.pdf](#)

[34. Stamped Drawing Report - February](#)

☞ [February 2025.pdf](#)

## XII. OTHER BUSINESS

## XV. ADJOURNMENT

[35. Next Pre-Meeting: Wednesday, March 26, 2025 at 1:30 PM - 112 East State Street: Mendonsa Hearing Room](#)

[36. Next Meeting: Wednesday, March 26, 2025 at 2:00 PM - 112 East State Street: Mendonsa Hearing Room](#)

[37. Adjourn](#)

***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.***