



## Historic Preservation Commission

---

Arthur A. Mendonsa Hearing Room  
February 25, 2026  
2:00 P.M.  
Final Agenda

### February 25, 2026 HISTORIC Preservation Commission Meeting

#### I. CALL TO ORDER AND WELCOME

#### II. SIGN POSTING

#### III. CONSENT AGENDA

##### VICTORIAN DISTRICT

[1. Petition of Michael Blakemore | 26-000065-COA | 808-810 Barnard Street | Rehabilitation & Alteration](#)

📎 [Submittal Packet 808-810 Barnard.pdf](#)

📎 [Metal Roof Specs & Color.pdf](#)

📎 [Staff Report - 26-000065-COA 808, 810 Barnard St.pdf](#)

[2. Petition of Veterans Fence & Supply, Alexis DeMinico | 26-000398-COA | 211 East Duffy Street | Fence](#)

📎 [Submittal Packet 211 E Duffy.pdf](#)

📎 [Staff Report - 26-000398-COA 211 E Duffy St.pdf](#)

[3. Petition of Your Exterior Pros | 26-000452-COA | 214 West Waldburg Street | Roof](#)

📎 [Submittal Packet 214 W Waldburg.pdf](#)

📎 [Roof Report .pdf](#)

📎 [Staff Report - 26-000452-COA 214 W Waldburg.pdf](#)

##### CUYLER-BROWNVILLE DISTRICT

[4. Petition of Full Circle Properties Unlimited, LLC, Marvin Jenkins | 25-005024-COA | 623 W 36th St | Rehab/Alterations](#)

📎 [Submittal Packet 623 W 36th St.pdf](#)

📎 [Staff Report - 25-005024-COA 623 W 36th Street.pdf](#)

##### STREETCAR DISTRICT

[5. Petition of JCB Roofing | 26-000213-COA | 1900 Abercorn Street | Roof Replacement](#)

📎 [Submittal Packet - 1900 Abercorn St.pdf](#)

📎 [Staff Report - 26-000213-COA 1900 Abercorn St.pdf](#)

[6. Petition of Wells Anderson Construction | 26-000200-COA | 217 East 41st Street | After-the-Fact Roof](#)

☞ [Submittal Packet - 217 E 41st St.pdf](#)

☞ [Staff Report - 26-000200-COA 217 E 41st.pdf](#)

[7. Petition of A. Field Construction Inc, Ashley Field | 26-000218-COA | 8 East 41st Street | Rehabilitation](#)

☞ [Submittal Packet 8 E 41st St.pdf](#)

☞ [Staff Report - 26-000218-COA 8 E 41st St.pdf](#)

[8. Petition of WM Building Envelope Consultants, LLC | 26-000627-COA | 1707 Bull Street | Roof repair/replace](#)

☞ [Submittal Packet - 1707 Bull St.pdf](#)

☞ [Staff Report - 26-000627-COA 1707 Bull St.pdf](#)

#### **IV. ADOPTION OF THE AGENDA**

[9. Adopt the February 25, 2026 Historic Preservation Commission Meeting agenda as presented.](#)

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

[10. Approve the January 28, 2026 Historic Preservation Commission Meeting minutes as presented.](#)

☞ [01.28.26 MEETING MINUTES.pdf](#)

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

#### **VII. CONTINUED AGENDA**

[11. Petition of Adam Turoni | 25-004058-COA | 213 West 38th Street | After-the-Fact Alterations](#)

[12. Petition of Savannah Roofs LLC, Javier Medina | 25-006007 COA | 225 E 31st Street | Re-Roof](#)

[13. Petition of Core Design and Architecture, Tim Kinsey | 25-005247 COA | 309 W 31st Street](#)

#### **VIII. REQUEST FOR EXTENSION**

[14. Petition of Array Design, Shauna Kucera | 24-000440-COA | 211 West Waldburg Street | 6-Month Extension Request](#)

☞ [Submittal Packet - 211 W. Waldburg St..pdf](#)

☞ [Staff Report - 24-000440-COA -6-Month Extension Request.pdf](#)

☞ [SIGNED Commission\\_Decision\\_- 24-000440-COA\\_211\\_W\\_Waldburg\\_St.pdf](#)

#### **IX. REGULAR AGENDA**

##### **VICTORIAN DISTRICT**

[15. Petition of 312 W. 37th, LLC, Samuel Kopelman | 25-005761-COA | 220 West Duffy Street | New Construction, Small \(Parts I & II\)](#)

☞ [Updated Submittal Packet - 220 W Duffy St.pdf](#)

☞ [Previous Submittal Packet - 220 W Duffy St.pdf](#)

☞ [Staff Report - 25-005761-COA 220 W Duffy St.pdf](#)

[16. Petition of Neptune South Properties, LLC, Joachim Kelly | 26-000399-COA | 205 E Park Avenue | Rear Deck and Stair Rehabilitation](#)

- [📎 205 E Park Elevation.pdf](#)
- [📎 205 E Park Ave Submittal Packet.pdf](#)
- [📎 Staff Report - 26-000399-COA 205 E Park.pdf](#)

## **CUYLER-BROWNVILLE DISTRICT**

### 17. Petition of GIT Homes, LLC, Naser Jaber | 25-006134-COA | 2203 Harden Street | Rehabilitation

- [📎 2203 Harden Revised Submittal.pdf](#)
- [📎 Staff Report Revised 25-006134 COA 2203 Harden.pdf](#)

### 18. Petition of Array Design, Shauna Kucera | 26-000646-COA | 625 W 36th Street | Addition

- [📎 Submittal Packet 625 W 36th St.pdf](#)
- [📎 Staff Report - 26-000464-COA 625 W 36th St.pdf](#)
- [📎 Applicant Presentation.pdf](#)

## **STREETCAR DISTRICT**

### 19. Amicus Properties, Inc | 25-005239-COA | 215 West Anderson Street | Rehabilitation & Alterations

- [📎 Submittal Packet - 215 W Anderson](#)
- [📎 Staff Report - 25-005239-COA 215 W Anderson St.pdf](#)

### 20. Petition of Samuel Kopelman | 25-004739-COA | 2324 Martin Luther King, Jr. Boulevard | Non-Contributing Demolition

- [📎 Submittal Packet - 2324 MLK Jr Blvd.pdf](#)
- [📎 Interior photos including updates 2324 MLK.pdf](#)
- [📎 Staff Site Visit photos - 2324 MLK Blvd Jan 5 2026.pdf](#)
- [📎 Staff Site Visit photos 2 - 2324 MLK Blvd Jan 5 2026.pdf](#)
- [📎 Staff Report - 25-004739-COA 2324 MLK Blvd.pdf](#)

### 21. Petition of Samuel Kopelman | 25-004778-COA | 402 West 40th Street | New Construction, Small (Parts I & II)

- [📎 Submittal Packet - 402 West 40th Street.pdf](#)
- [📎 Staff Report - 25-004778-COA 402 W 40th St.pdf](#)

### 22. Petition of Samuel Kopelman | 25-004812-COA | 404 West 40th Street | New Construction, Small (Parts I & II)

- [📎 Submittal Packet - 404 West 40th St.pdf](#)
- [📎 Staff Report - 25-004812-COA 404 W 40th St.pdf](#)

### 23. Petition of J. Elder Studio | 26-000465-COA | 2601 Bull Street | Rehabilitation, Alterations, and Additions

- [📎 Submittal Packet - 2601 Bull St.pdf](#)
- [📎 Staff Report - 26-000465-COA 2601 Bull St.pdf](#)
- [📎 Petitioner Presentation.pdf](#)

## **X. APPROVED STAFF REVIEWS**

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

[24. Stamped Drawings Report - February 2026](#)

📎 [February 2026.pdf](#)

[25. Inspection Report - February 2026](#)

📎 [Staff Inspections February 2026.pdf](#)

**XII. OTHER BUSINESS**

[26. Text Amendment discussion](#)

📎 [MPC Recommendation Packet.pdf](#)

**XV. ADJOURNMENT**

[27. Next Pre-Meeting: Wednesday, March 25, 2026 at 1:30 PM - 112 East State Street: Jerry Surrency Meeting Room](#)

[28. Next Meeting: Wednesday, March 25, 2026 at 2:00 PM - 112 East State Street: Mendonsa Hearing Room](#)

[29. 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.***