



C I T Y O F S A V A N N A H
Z O N I N G B O A R D O F A P P E A L S

Arthur A. Mendonsa Hearing Room
112 East State Street 10:00 A.M.
Minutes

January 28 Savannah Zoning Board of Appeals

Members Present: Thomas Branch III, Vice Chairman
Timothy Mackey
LaShaun Lovett
Tonia Miller

Staff Present: Jack Butler, Secretary
Constance Morgan, Assistant Secretary

Advisory Staff Present;: Tiras Petra, City Zoning Inspector

I. Call to Order and Welcome

1. [Call to Order](#)

Due to the tardiness of Vice Chairman Tommy Branch, Mr. Timothy Mackey called the January 28, 2016 SZBA meeting to order.

II. Notices, Proclamations and Acknowledgements

III. Approval of Minutes

2. [Approval of the January 14, 2016 Minutes from the Special Called Meeting from December 17, 2015](#)

Attachment: [January14SZBAMeeting.pdf](#)

Board Action:

Approval of the minutes as submitted. - PASS

Vote Results

Motion: Tonia Miller

Second: LaShaun Lovett	
Tom Branch	- Aye
LaShaun Lovett	- Aye
Timothy Mackey	- Aye
Tonia Miller	- Aye

IV. Approval of Final Agenda

Items Requested to Be Continued

3. [316 Sharondale Road | Separation Variance \(Group Home\) | 6656](#)

Board Action:

Approval of continuance to February 25, 2016 - PASS

Vote Results

Motion: Tom Branch

Second: LaShaun Lovett

Tom Branch - Aye

LaShaun Lovett - Aye

Timothy Mackey - Aye

Tonia Miller - Aye

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.

V. Consent Agenda

4. [1050 W. 36th Street | Lot Size Variance | 6462](#)

Attachment: [Staff Report 6462.pdf](#)

Attachment: [Images and Comments 6462.pdf](#)

Board Action:

Approval of the requested 3,785-square foot lot area variance in the maximum lot size permitted in order to permit the recombination of the three parcels. Also, there appears to be an unopened city - PASS right-of-way over which the church encroaches, and that this variance does not grant ownership of the right-of-way to the church.

Vote Results

Motion: Tom Branch

Second: LaShaun Lovett
Tom Branch - Aye
LaShaun Lovett - Aye
Timothy Mackey - Aye
Tonia Miller - Aye

5. [2818 Bee Road | Buffer Variance | 6633](#)

Attachment: [Staff Report 6633.pdf](#)
Attachment: [Images 6633.pdf](#)
Attachment: [REZONING FILE-14-006161-ZA.pdf](#)

Board Action:

Approval of the requested 6-foot, 8-inch variance in the required vegetative buffer. - PASS

Vote Results

Motion: Tom Branch
Second: LaShaun Lovett
Tom Branch - Aye
LaShaun Lovett - Aye
Timothy Mackey - Aye
Tonia Miller - Aye

6. [609/611 Mercer Street | Lot Width Variance | 6724](#)

Attachment: [Staff Report 6724.pdf](#)
Attachment: [Images 6724.pdf](#)

Board Action:

Approval of the requested 5.27-foot lot width variance for each of the two proposed lots at 609 - PASS and 611 Mercer Street.

Vote Results

Motion: Tom Branch
Second: LaShaun Lovett
Tom Branch - Aye
LaShaun Lovett - Aye
Timothy Mackey - Aye
Tonia Miller - Aye

7. [532 E. 50th St. | Lot Standard Variances | 6654](#)

Attachment: [Staff Report 6654.pdf](#)
Attachment: [Images 6654.pdf](#)

Board Action:

Approval of the requested 7-foot front setback variance (for a porch extension), 3-foot rear setback variance (from the 25-foot rear setback required), 12 percent lot coverage variance (above the 30 percent permitted), and 3-foot, 8-inch side setback variance (from the 5-feet required). - PASS

Vote Results

Motion: Tom Branch

Second: LaShaun Lovett

Tom Branch - Aye

LaShaun Lovett - Aye

Timothy Mackey - Aye

Tonia Miller - Aye

VI. Old Business

8. [525 W. Jones St. | Parking Variance | 5810](#)

Attachment: [Staff Report 5801.pdf](#)

Attachment: [Images 5810.pdf](#)

Board Action:

Petition withdrawn. -

Vote Results

Motion:

Second:

9. [12419 White Bluff Road | Use Approval \(Package Store\) | 6207](#)

Attachment: [Staff Report 6207.pdf](#)

Attachment: [Images 6207.pdf](#)

Attachment: [Correspondence and Public Comments.pdf](#)

Neighboring property owners in opposition to the proposed use were;

- Carol Williamson
- Betty White
- Rene Johnson
- Mary Ann Barbieri
- Jennifer Matsuoka
- Cedric Hunt
- Kevin Cohen
- Deborah White

Board Action:

Denial of the proposed use. - PASS

Vote Results

Motion: Tom Branch

Second: LaShaun Lovett

Tom Branch - Aye

LaShaun Lovett - Aye

Timothy Mackey - Nay

Tonia Miller - Aye

VII. Regular Agenda

10. [2190 Benton Boulevard Parcel B | Use Approval \(Package Store\) | 6726](#)

Attachment: [Staff Report 6726.pdf](#)

Attachment: [Images and Comments 6726.pdf](#)

Neighboring property owners in opposition to the proposed use were:

- M.P. Castro
- Diane Castro
- James Jeter

Board Action:

Staff recommends approval of the requested use, #48C (Package Store). - FAIL

Vote Results

Motion: Tom Branch

Second: Timothy Mackey

Tom Branch - Aye

LaShaun Lovett - Nay

Timothy Mackey - Aye

Tonia Miller - Nay

Board Action:

Continue to the next scheduled meeting; February 25, 2016. - PASS

Vote Results

Motion: Tom Branch
Second: LaShaun Lovett
Tom Branch - Aye
LaShaun Lovett - Aye
Timothy Mackey - Aye
Tonia Miller - Aye

VIII. Other Business

11. [Election of Officers](#)

Board Action:
Nomination of officers were: Thomas Branch as
Chairman and Timothy Mackey as Vice Chairman. - PASS

Vote Results
Motion: Timothy Mackey
Second: Tom Branch
Tom Branch - Aye
LaShaun Lovett - Nay
Timothy Mackey - Aye
Tonia Miller - Aye

IX. Adjournment

12. [Adjournment of the January 28, 2016 SZBA Meeting](#)

There being no other business to come before the board, Timothy Mackey declared the meeting adjourned.

Respectfully submitted,

Jack Butler, SZBA Secretary

/cm

Board Action:

Meeting adjournment. - PASS

Vote Results

Motion: Timothy Mackey

Second: Tom Branch

Tom Branch - Aye

LaShaun Lovett - Aye

Timothy Mackey - Aye

Tonia Miller - Aye

The Chatham County - Savannah Metropolitan Planning Commission provides meeting summary minutes which are adopted by the respective Board. Verbatim transcripts of minutes are the responsibility of the interested party.