



City of Savannah Zoning Board of Appeals

OCTOBER 26, 2023 SAVANNAH ZONING BOARD OF APPEALS

Title

Entelman Street, 618-624 East Gwinnett Street | Height Variance Request | 23-004542-ZBA

Description

The Petitioner requests a variance to the maximum permissible height of structures in the TC-2 (Traditional Commercial – 2) zoning district, which is 3 stories (up to 45 feet). He proposes to redevelop a blighted historic theatre building in association with 3 new buildings – one for mixed commercial and residential use and the other two for residential use. All three new construction buildings would have partial 4th stories up to 47 feet in height. No specific development plans have been received for review by MPC and the plan submitted in association with this petition is conceptual in nature.

Recommendation

MPC Staff recommends **approval** of the requested variances to the height of the proposed structures within the TC-2 zoning district.

Contact

morrowe@thempc.org

Financial Impact

Review Comments

Attachments

- 📎 [Letters of Opposition.pdf](#)
- 📎 [718 E Broad Zoning Certification Letter.pdf](#)
- 📎 [718 EAST BROAD STREET DEVELOPMENT- Updated Concept Plan.pdf](#)
- 📎 [Staff Report - Entelman St Variance.pdf](#)
- 📎 [Damian Letter.docx](#)
- 📎 [Silvia Photo Accident 1 IMG_1981 \(3\).jpg](#)
- 📎 [Silvia Photo Accident 2 IMG_1985 \(1\).jpg](#)
- 📎 [Silvia Photos.pdf](#)
- 📎 [Silvia Letter.pdf](#)