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FOR
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City of Savannah Zoning Board of Appeals

Arthur A. Mendonsa Hearing Room
October 24, 2024 10:00 a.m.
Final Agenda

OCTOBER 24, 2024 CITY OF SAVANNAH ZONING BOARD OF APPEALS

This is a quasi-judicial proceeding. All those wishing to give testimony during these proceedings will please sign in. Witnesses will be sworn-in prior to giving testimony.

All proceedings of the Savannah Zoning Board of Appeals are recorded. Decisions of the Savannah Zoning Board of Appeals are final. Challenges to the decisions of the Savannah Zoning Board of Appeals must be filed through the Superior Court of Chatham County.

Note: All persons in attendance are requested to so note on the "Sign-In Sheet" in the meeting room on the podium. Persons wishing to speak will indicate on the sheet

I. Call to Order and Welcome

II. Invocation and Pledge of Allegiance

III. Notices, Proclamations and Acknowledgements

IV. Item(s) Requested to be Removed from the Final Agenda

[1. 301 Forrest Avenue | Variance for Side yard setback & Relief of a Non-Conforming Structure | 24-005289-ZBA](#)

[2. 533, 535, 537 East Gwinnett Lane | Variance for Rear Setback and Maximum Footprint for ADU | 24-005227-ZBA](#)

V. Item(s) Requested to be Withdrawn

VI. Approval of Minutes

[3. Approval of the October 2, 2024 Meeting Minutes](#)

[📎 october-2-2024-city-of-savannah-zoning-board-of-appeals-minutes \(1\).pdf](#)

VII. Approval of Final Agenda

VIII. Consent Agenda

[4. 4790 Waters Avenue | Variance for Sign | 24-004597-ZBA](#)

[📎 32685511 VARIANCE APPLICATION FOR SUBMITTAL.pdf](#)

[📎 Staff Report.pdf](#)

[📎 Amended Master Plan - 2013.pdf](#)

[📎 Elevation.jpg](#)

IX. Old Business

X. Regular Agenda

5. 2201 Fernwood Court | Variance for ADU | 24-003627-ZBA

- 🔗 [2201 FERNWOOD CT_24-003627-ZBA_APPLICATION.pdf](#)
- 🔗 [Staff Report - 2201 Fernwood Ct. - 24-003627-ZBA.pdf](#)

6. 417 West Bolton St. | Variance for Parking | 24-005223-ZBA

- 🔗 [417 W BOLTON ST ZONING BOARD OF APPEAL APPLICATION.pdf](#)
- 🔗 [Staff Report.pdf](#)
- 🔗 [417 W BOLTON ST_24-004280-ZCL_LETTER.pdf](#)

7. 507 Staley Avenue | Variance for Reduction of lot width and Relief from lot size | 24-005293-ZBA

- 🔗 [507 STALEY AVE_24-005293-ZBA_APPLICATION.pdf](#)
- 🔗 [staff-report_783.pdf](#)

8. 1918 Delaware Avenue | Variance for Lot size and Setbacks | 24-005061-ZBA

- 🔗 [1918 DELAWARE AVE_24-005061-ZBA_APPLICATION.pdf](#)
- 🔗 [Proposed Subdivision.pdf](#)
- 🔗 [staff-report_784.pdf](#)

9. 615 East 45th Street | Variance & Relief for Non-Conforming uses and Structures | 24-005032-ZBA

- 🔗 [615 E 45 ST_24-005032-ZBA_APPLICATION.pdf](#)
- 🔗 [PROJECT DESCRIPTION FOR 615 E 45 ST.pdf](#)
- 🔗 [staff-report_782.pdf](#)
- 🔗 [public comment, Hoffman.pdf](#)

10. 303 West 36th Street | Relief for Non-Conforming uses and Structures | 24-005287-ZBA

- 🔗 [303 W 36 ST_24-005287-ZBA_APPLICATION.pdf](#)
- 🔗 [Staff Report.pdf](#)
- 🔗 [Elevations.jpg](#)
- 🔗 [COA_HPC Staff Report](#)
- 🔗 [303 W 36TH ST PLAT_SETBACK VARIANCE_.pdf](#)

11. 637 East Anderson Street | Variance and Relief from Non-Conforming existing structure | 24-005288-ZBA

- 🔗 [637 E Anderson St_24-005288-ZBA_Application.pdf](#)
- 🔗 [Staff Report.pdf](#)
- 🔗 [637 E Anderson_Site Plan.pdf](#)

12. 511 Vinson Avenue | Variance & Relief for Non-Conforming uses and Structures | 24-005224-ZBA

- 🔗 [511 VINSON AVE_24-005224-ZBA_APPLICATION.pdf](#)
- 🔗 [Staff Report.pdf](#)
- 🔗 [511 VINSON AVE - BONUS ROOM RENDERINGS.pdf](#)
- 🔗 [511 VINSON AVE - PROPOSED PLANS - REVISED 9_4_24.pdf](#)

13. 225 West 40th Street | Variances for ADU | 24-004558-ZBA

- 🔗 [225 W 40 ST_24-004558-ZBA_APPLICATION.pdf](#)
- 🔗 [225 W 40th ZBA Variance Submittal Revised 26Aug2024.pdf](#)
- 🔗 [Staff Report](#)

14. 2309 Walz Drive | Variance to lot size reduction for ADU | 24-005292-ZBA

- 🔗 [2309 WALZ DR_24-005292-ZBA_APPLICATION.pdf](#)
- 🔗 [Staff Report.pdf](#)
- 🔗 [B. Johnson_public comment- 2309 Walz Drive.pdf](#)

15. 1605 Abercorn Street | Appeal of Decision made by HPC | 24-005229-ZBA

- 🔗 [1605 APPEAL APPLICATION - SEP 25 2024 - 11-23 AM.pdf](#)
- 🔗 [SUBMITTAL-PACKET-1605-ABERCORN-STREET.pdf](#)
- 🔗 [public comment-Karmiel-24-005229-zba.pdf](#)
- 🔗 [Staff Report 1605 Abercorn Appeal](#)

16. 201 West Jones Street | Appeal of an HDBR Decision | 24-005030-ZBA

- 🔗 [201 W JONES ST_24-005030-ZBA_APPEAL APPLICATION.pdf](#)
- 🔗 [APPEAL BY AWH 9.10.24_EXHIBITS OTHER THAN E.pdf](#)
- 🔗 [APPEAL BY AWH OF 201 W. JONES 9.10.24_EXHIBIT E.pdf](#)
- 🔗 [APPEAL OF AHW 9.10.24 SUPPLEMENTAL DOCUMENTATION.pdf](#)
- 🔗 [AUGUST 14, 2024 HDBR DECISION.pdf](#)
- 🔗 [Andrew Jones links for submission 10-24-24.pdf](#)
- 🔗 [Letter to ZBA from K. Guinn Board Chair.pdf](#)
- 🔗 [Staff Report 201 West Jones Appeal](#)
- 🔗 [Appeal of AHW - PowerPoint Presentation 10.22.24.pdf](#)
- 🔗 [Letter from Owners \(Clemson\) 201 W. Jones.pdf](#)
- 🔗 [Jarles - Opposition to Appeal \(1\).pdf](#)
- 🔗 [combined public comments.pdf](#)

XI. Other Business

17. Nomination of Officers for 2025

XII. Adjournment

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.