



Town of Sullivan's Island

DESIGN REVIEW BOARD

February 21, 2024 – 4:00 PM

Town Hall Council Chambers

2056 MIDDLE STREET

SULLIVAN'S ISLAND, SC 29482

A. CALL TO ORDER & CONFIRMATION OF FOIA

B. APPROVAL OF THE MINUTES FROM JANUARY 17, 2024

C. GENERAL PUBLIC INPUT AND BOARD CORRESPONDENCE

D. PROCESS FOR DESIGN REVIEW

E. HISTORIC DESIGN REVIEWS

1. **1501 Middle Street (Application)**: Brooke Gerbacht, of Herlong Architects, requests final approval to renovate this Traditional Island Resource home and construct a two-story addition with requests for historic exemptions to increase the principal building square footage, coverage area, and impervious coverage area, along with requests to reduce the side setback, the second story side façade setback, and the accessory structure setback (Supporting documentation) (523-08-00-018).
2. **2513 I'On Avenue (Application)**: Eddie Fava, of e e fava architects, requests final approval for the proposed renovation work to this Sullivan's Island Landmark property, with historic exemption requests for additional principal building square footage and principal building coverage area (PIN# 529-10-00-037).
3. **1118 Osceola Avenue (Application)**: Eddie Fava, of e e fava architects, requests final approval to restore and relocate the house on this Sullivan's Island Landmark property and to relocate and connect another home, from the adjacent parcel within the Stella Maris Church campus, to the rear of the historic house on the property (523-07-00-083 & -084).
4. **2814 Brooks Street (Application)**: Bryce Richey, of Clarke Design Group, requests a conceptual review to restore this historic cottage and construct a large addition and detached garage on the property, with a request from the Board for side yard setback relief (529-07-00-046).

F. NON-HISTORIC DESIGN REVIEWS

1. **2620 Atlantic Avenue (Application)**: Ross Ritchie, of Loyal Architects, requests preliminary approval to renovate this home and add an elevated pool and accessory structure to the property, with a request to re-orient the home to face I 'On Avenue and requests to increase the height of the accessory structure and increase the principal building square footage (PIN# 529-10-00-030) ([Supporting documentation](#)).

G. COMMERCIAL DESIGN REVIEWS

1. **2118 I'On Avenue (future 2119 Middle Street) (Application)**: Dane Derbyshire, of D4 Partners,

requests a conceptual review of Commercial District special exception for a short term automobile parking lot in accordance with §21-50 C (4) (PIN# 529-09-00-118).

H. REQUEST FOR REHEARING

1. **2602 Atlantic Avenue: (Application)**: Brandon Gaskins, attorney at law with Moore & Van Allen, PLLC, is representing Mr. Randy Friedman in his request for a rehearing of his request from December 2023 to remove six (6) historic windows from this Traditional Island Resource property (529-10-00-033) (Supporting documentation) (Letter of rehearing).

I. ADJOURN