



**PROJECT LOCATION**  
1914 CENTRAL AVE

THIS PROJECT FALLS UNDER THE CATEGORY OF: **RESTORATION - DEPICTS A PROPERTY AT A PARTICULAR PERIOD OF TIME IN ITS HISTORY, WHILE REMOVING EVIDENCE OF OTHER PERIODS.**

ALL WORK ON PROJECT TO ENSURE HISTORIC PRESERVATION STANDARDS ARE MET:

- USING A PROPERTY AS IT WAS USED HISTORICALLY OR GIVING A NEW USE THAT REQUIRES MINIMAL CHANGE TO ITS DISTINCTIVE MATERIALS, FEATURES, SPACES, AND SPATIAL RELATIONSHIPS;
- RETAINING AND PRESERVING THE HISTORIC CHARACTER OF A PROPERTY; AVOIDANCE OF THE REMOVAL OF DISTINCTIVE MATERIALS OR ALTERATION OF FEATURES, SPACES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE A PROPERTY;
- AVOIDING CHANGES THAT CREATE A FALSE SENSE OF HISTORICAL DEVELOPMENT, SUCH AS ADDING CONJECTURAL FEATURES OR ELEMENTS FROM OTHER BUILDINGS;
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- UTILIZING THE GENTLEST MEANS OF CHEMICAL OR PHYSICAL TREATMENTS;
- PROTECTING AND PRESERVING THE ARCHEOLOGICAL RESOURCES IN PLACE, AND IF DISTURBING, MITIGATION MEASURES WILL BE UNDERTAKEN;
- NOT DESTROYING HISTORIC MATERIALS, FEATURES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE THE PROPERTY; DIFFERENTIATING THE NEW WORK FROM THE OLD AND MAKING IT COMPATIBLE WITH THE HISTORIC MATERIALS, FEATURES, SIZE, SCALE, AND PROPORTION, AND MASSING TO PROTECT THE INTEGRITY OF THE PROPERTY AND ITS ENVIRONMENT; AND,
- UNDERTAKING NEW CONSTRUCTION IN SUCH A MANNER THAT, IF REMOVED IN THE FUTURE, THE ESSENTIAL FORM AND INTEGRITY OF THE HISTORIC PROPERTY AND ITS ENVIRONMENT WOULD BE UNIMPAIRED.

**SCOPE OF WORK:**

RESTORATION OF HISTORIC STRUCTURE, REMOVAL OF NON-HISTORIC ADDITIONS AND MATERIALS; DEMO NON-HISTORIC GARAGE

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# PRIVATE RESIDENCE

1914 CENTRAL AVE, SULLIVANS ISLAND, SC 29482

TMS: 529-05-00-059

DRB FINAL - SUBMITTED 02.21.25; MEETING: 03.19.25

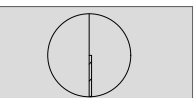
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SHEET: **C**

**AUMENT DESIGN STUDIO**

1 cool blow street. # 136  
charleston, south carolina 29403  
T.843.822.0426



CURRENT IMAGES OF SITE:



Perspective view of the façade.



Close up of the painted cinderblock foundation skirting that runs continuously around the portions of the house that predate 1992.



Perspective view of the ell bay, which has vinyl windows and horizontal wood siding.



Rear wall of the bedroom addition.



Images the end wall of the house, which has evidence of later repairs. The original back exterior wall of the house can be seen (painted grey and white) and the gable roof over the earlier iteration of the side ell.



Perspective views of the wrap around side screened porch, which is framed with treated dimensional lumber.

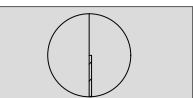
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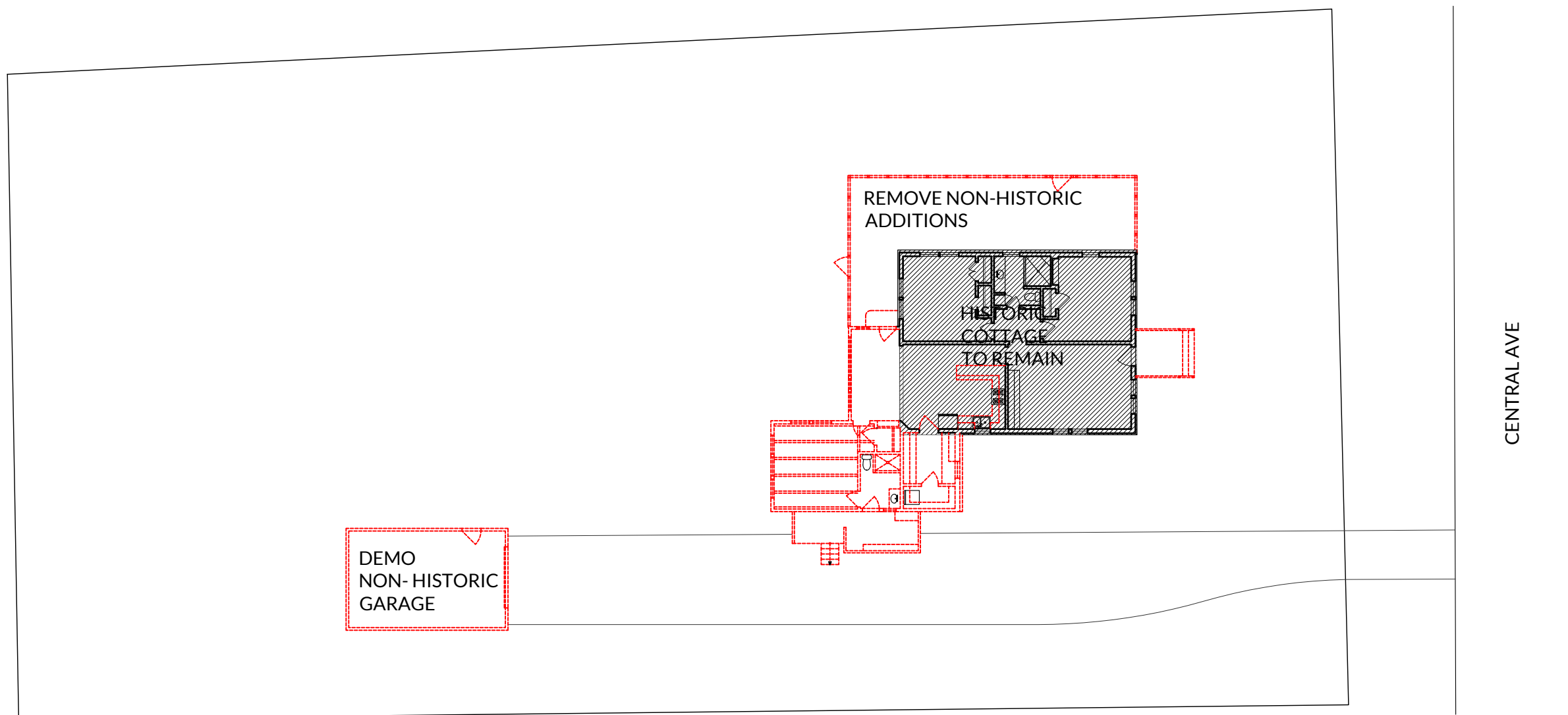
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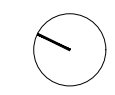
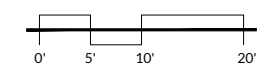
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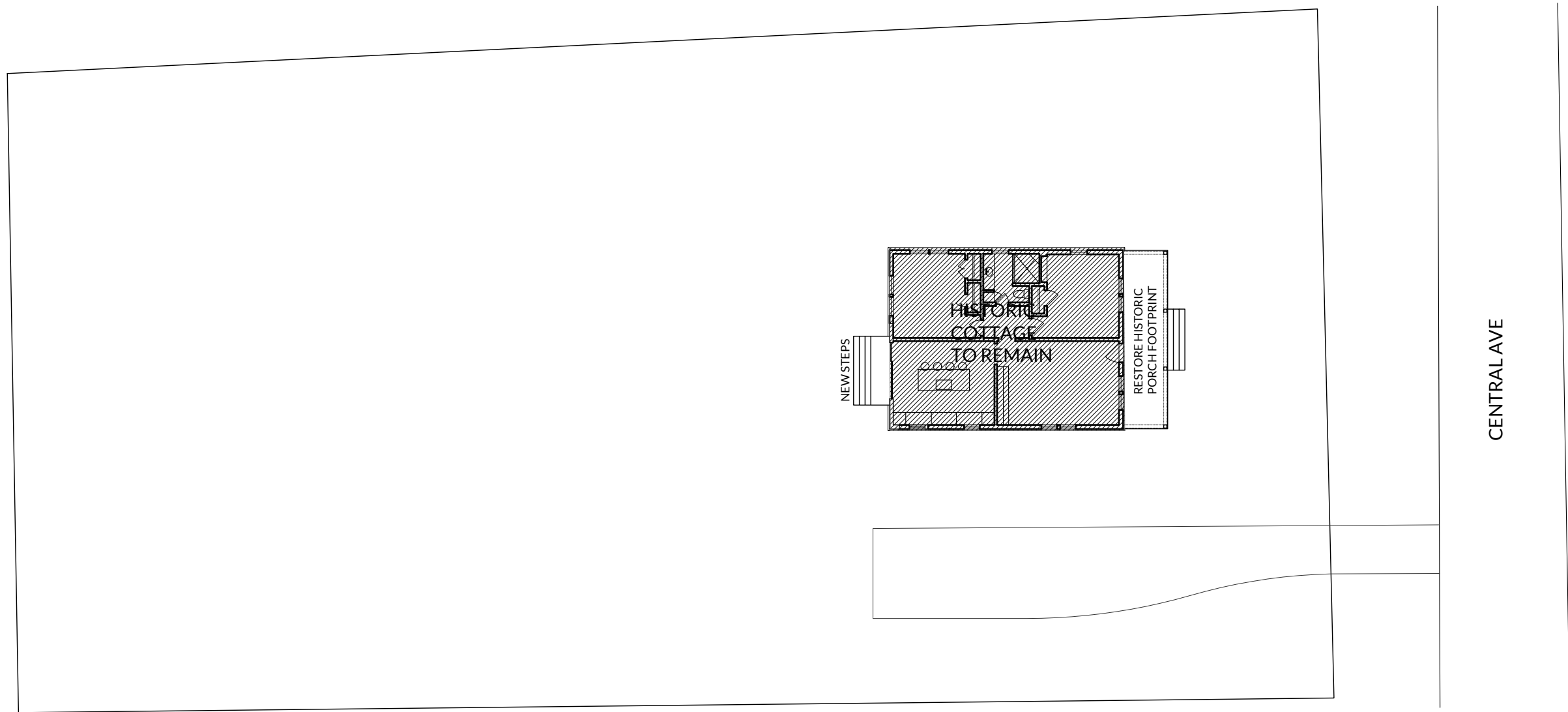
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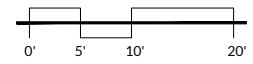


1 SITE PLAN - DEMO  
scale 1"=20'-0"





1 SITE PLAN - PROPOSED  
scale 1"=20'-0"



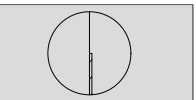
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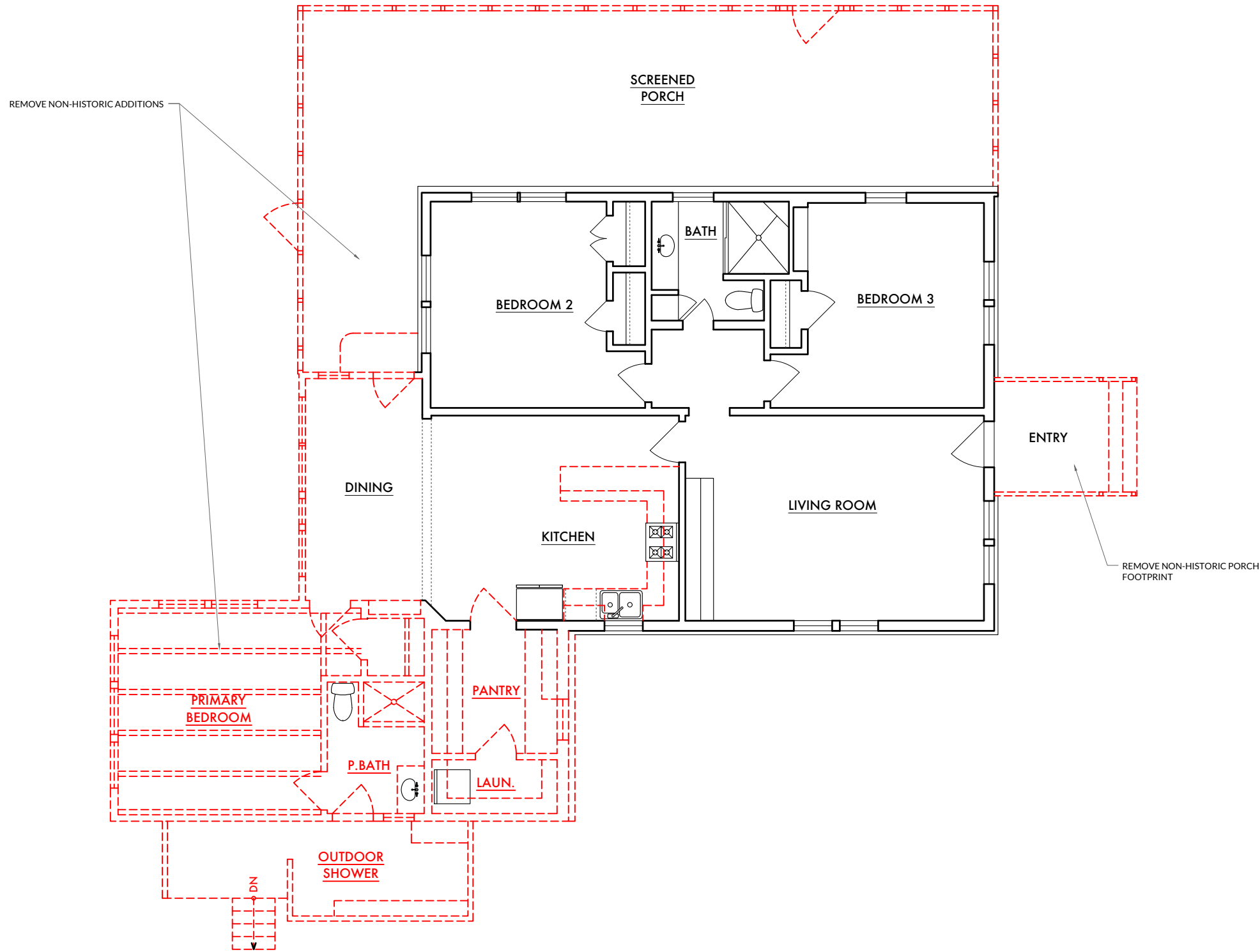
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SHEET: **S3**

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**1 FIRST FLOOR PLAN - EXISTING**

scale 1/8"=1'-0"

- 1,597 SF - HEATED FIRST FLOOR
- 55 SF - ENTRY PORCH
- 652 SF - SCREENED PORCH
- 120 SF - OUTDOOR SHOWER DECK
- 30 SF - STEPS

TO BE REMOVED



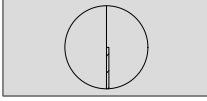
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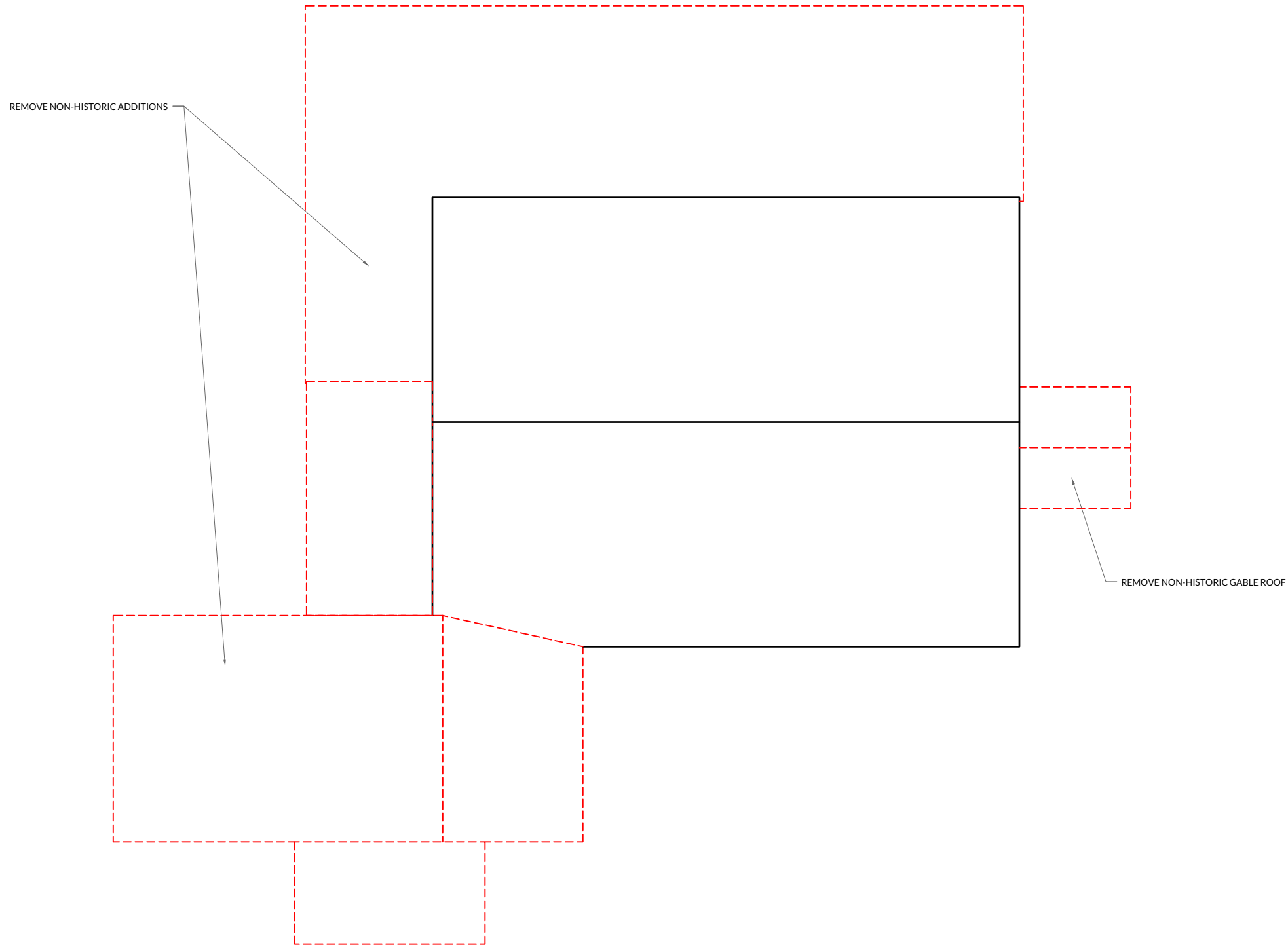
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SHEET: **X1.1**

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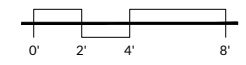
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**1 ROOF PLAN - EXISTING**

scale 1/8"=1'-0"

TO BE REMOVED



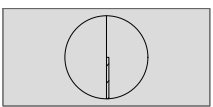
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SHEET: **X1.2**

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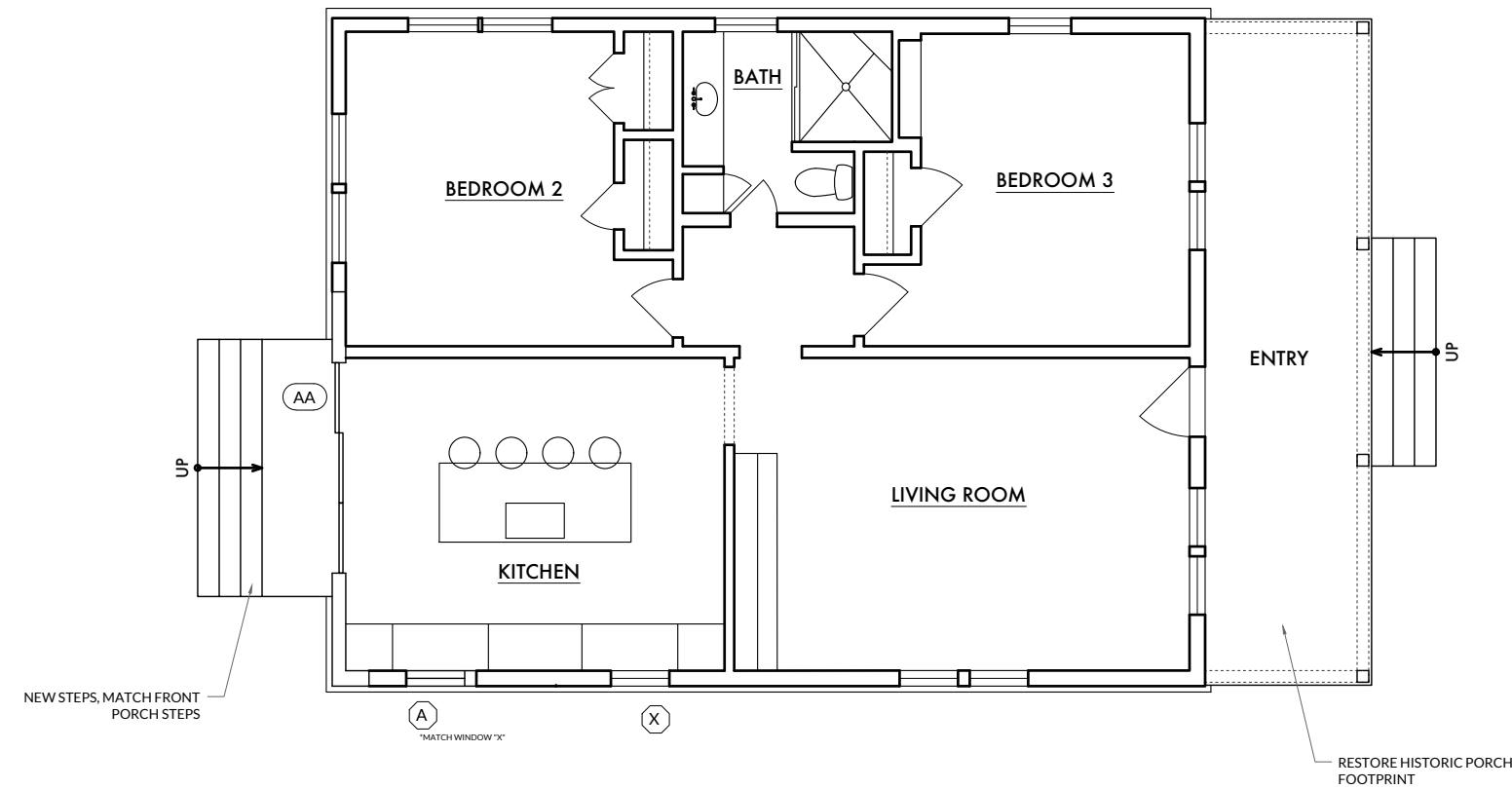
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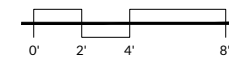
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**1 FIRST FLOOR PLAN - PROPOSED**

scale 1/8"=1'-0"

1,067 SF - HEATED FIRST FLOOR  
 200 SF - ENTRY PORCH  
 27 SF - ENTRY STEPS  
 64 SF - REAR STEPS



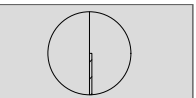
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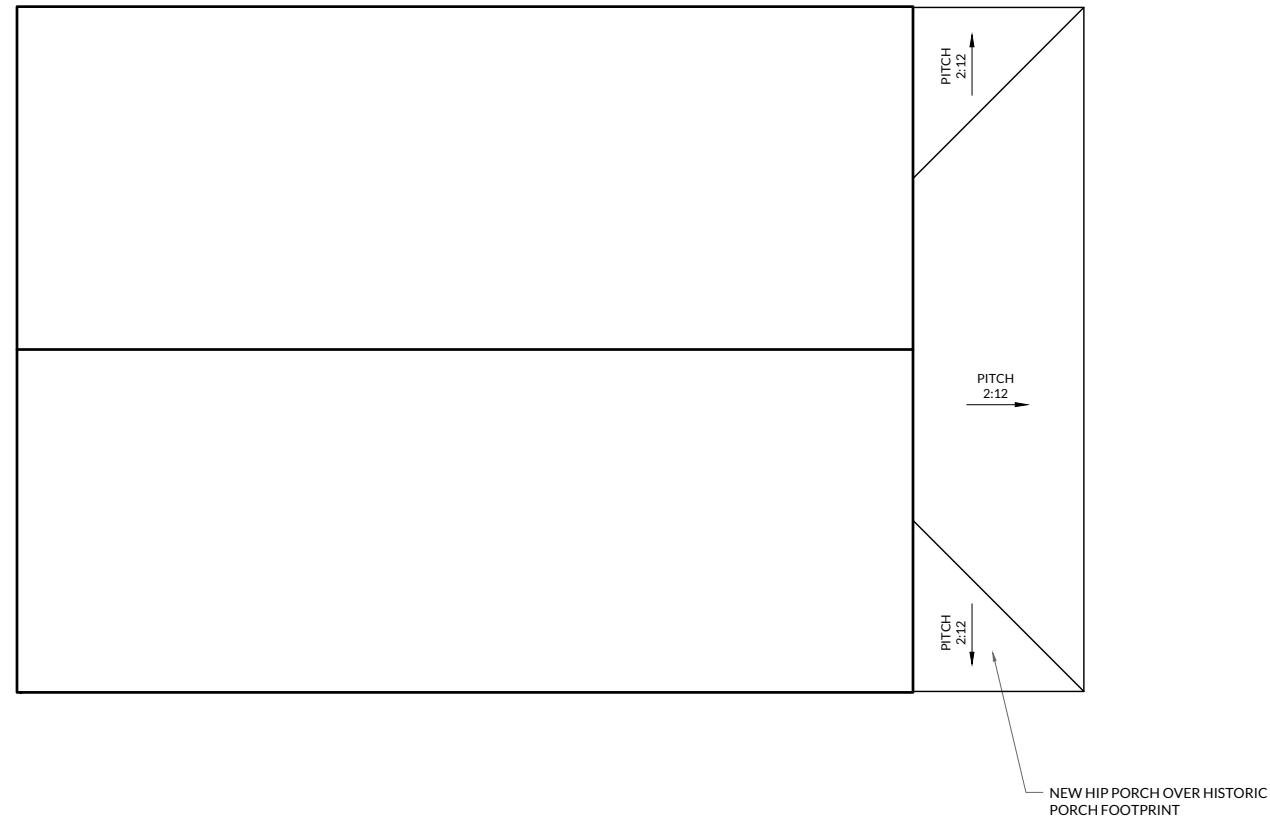
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scale 1/8"=1'-0"



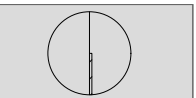
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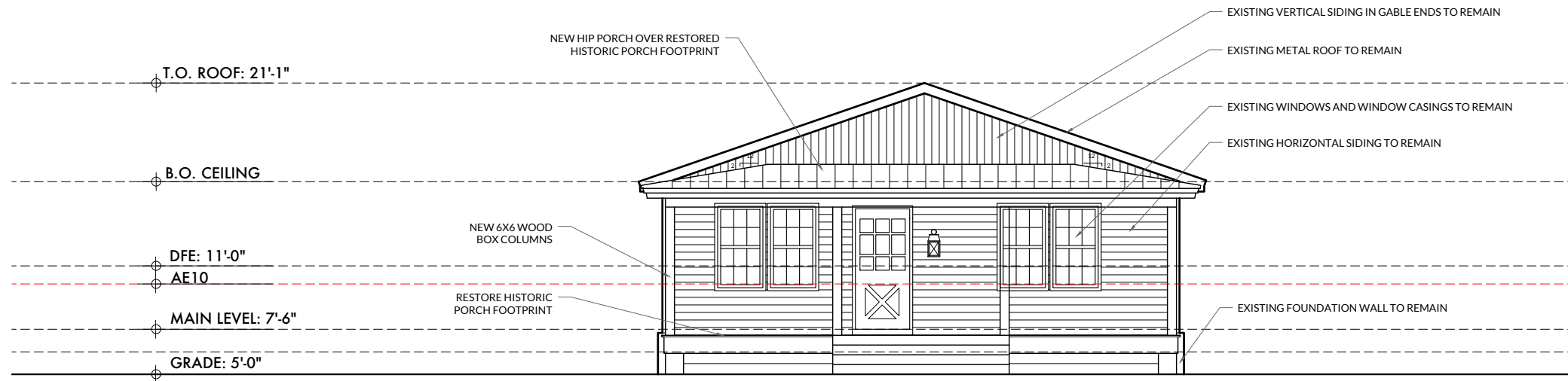




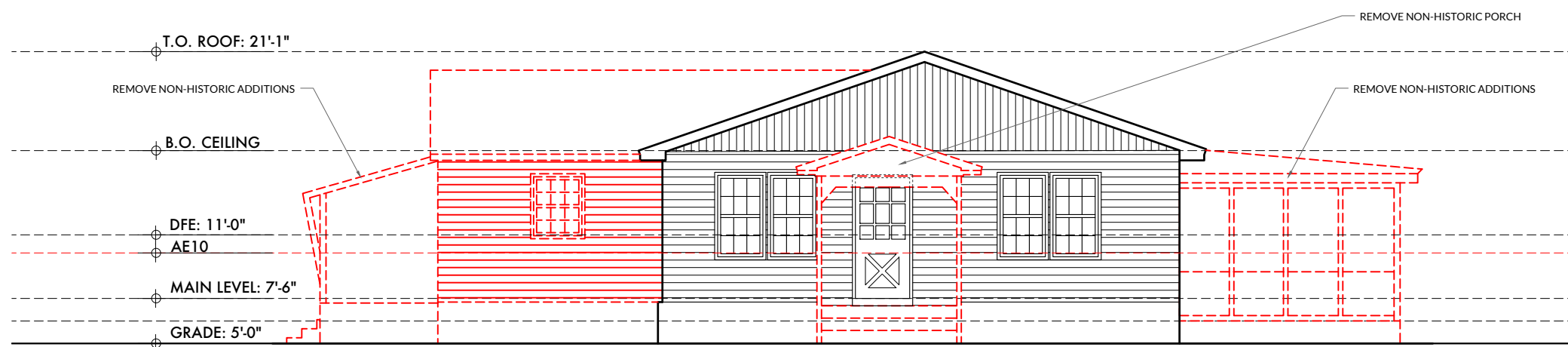
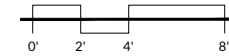
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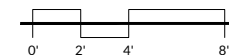
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scale 1/8"=1'-0"



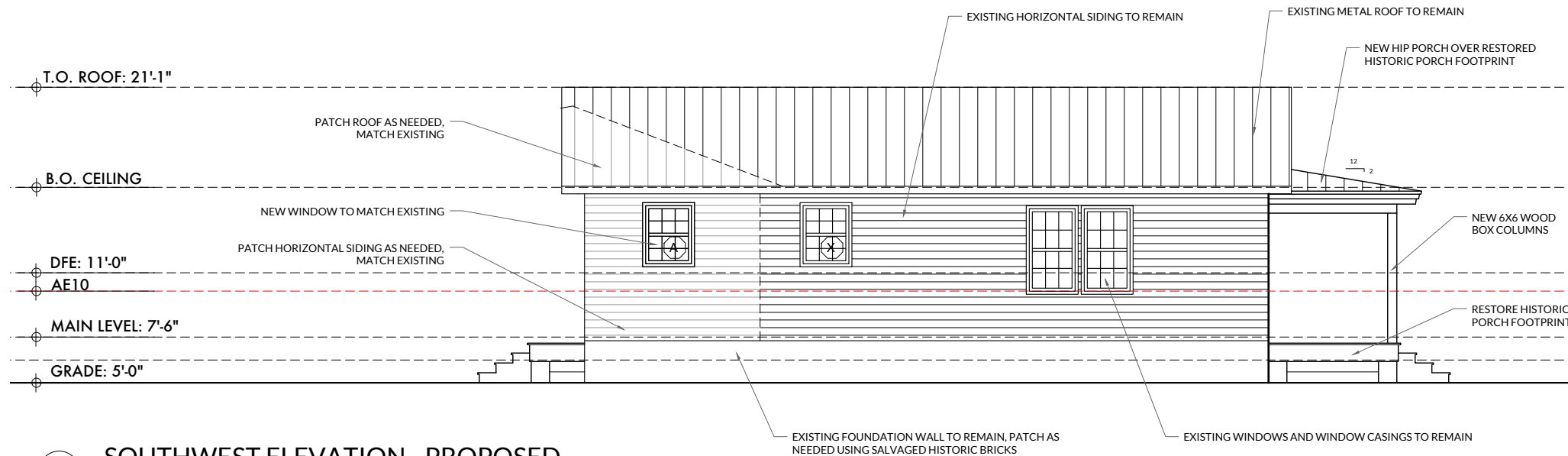
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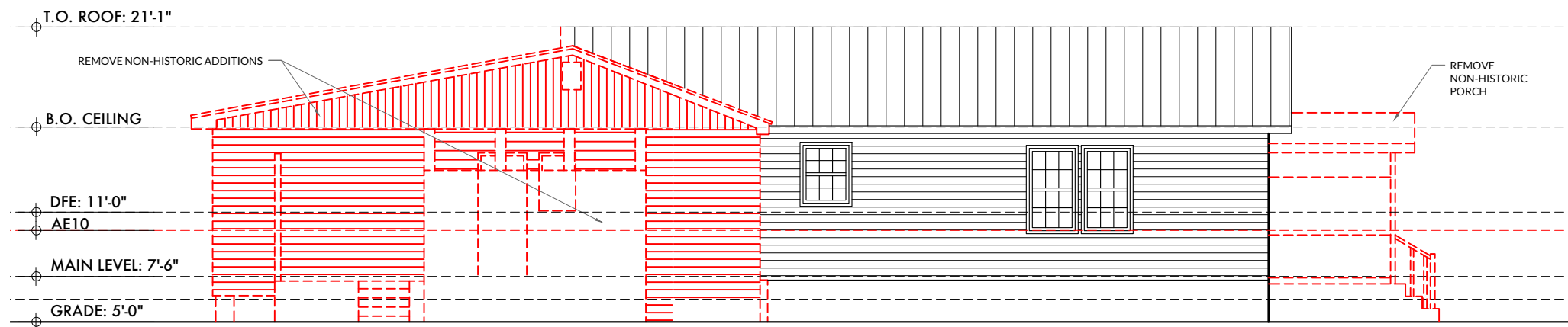
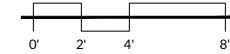
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- NOT DESTROYING HISTORIC MATERIALS, FEATURES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE THE PROPERTY; DIFFERENTIATING THE NEW WORK FROM THE OLD AND MAKING IT COMPATIBLE WITH THE HISTORIC MATERIALS, FEATURES, SIZE, SCALE, AND PROPORTION, AND MASSING TO PROTECT THE INTEGRITY OF THE PROPERTY AND ITS ENVIRONMENT; AND,
- UNDERTAKING NEW CONSTRUCTION IN SUCH A MANNER THAT, IF REMOVED IN THE FUTURE, THE ESSENTIAL FORM AND INTEGRITY OF THE HISTORIC PROPERTY AND ITS ENVIRONMENT WOULD BE UNIMPAIRED.



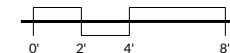
1 **SOUTHWEST ELEVATION - PROPOSED**

scale 1/8"=1'-0"



1 **SOUTHWEST ELEVATION - EXISTING**

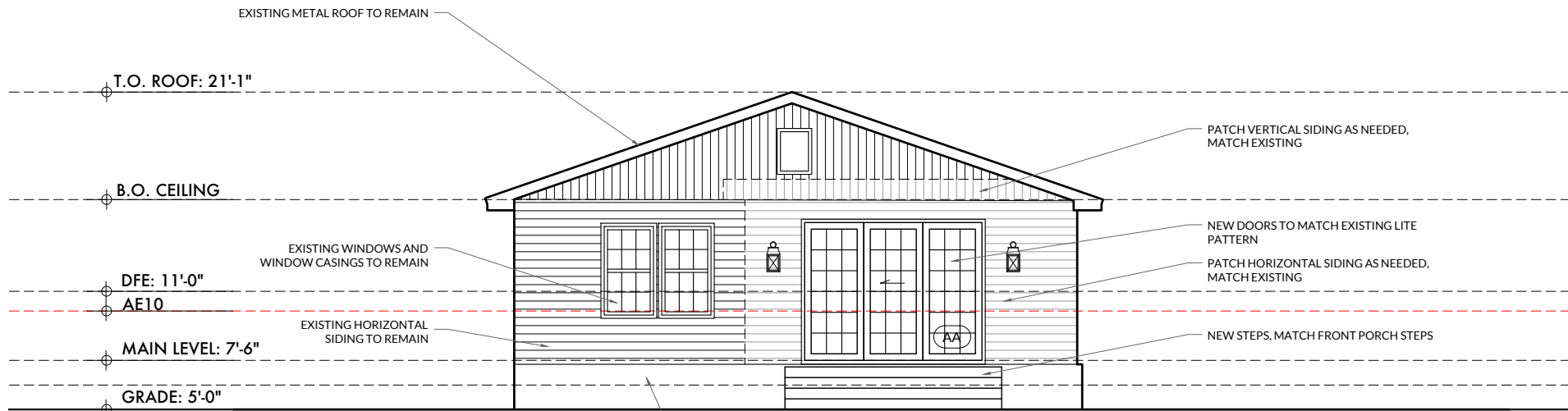
scale 1/8"=1'-0"



THIS PROJECT FALLS UNDER THE CATEGORY OF: **RESTORATION - DEPICTS A PROPERTY AT A PARTICULAR PERIOD OF TIME IN ITS HISTORY, WHILE REMOVING EVIDENCE OF OTHER PERIODS.**

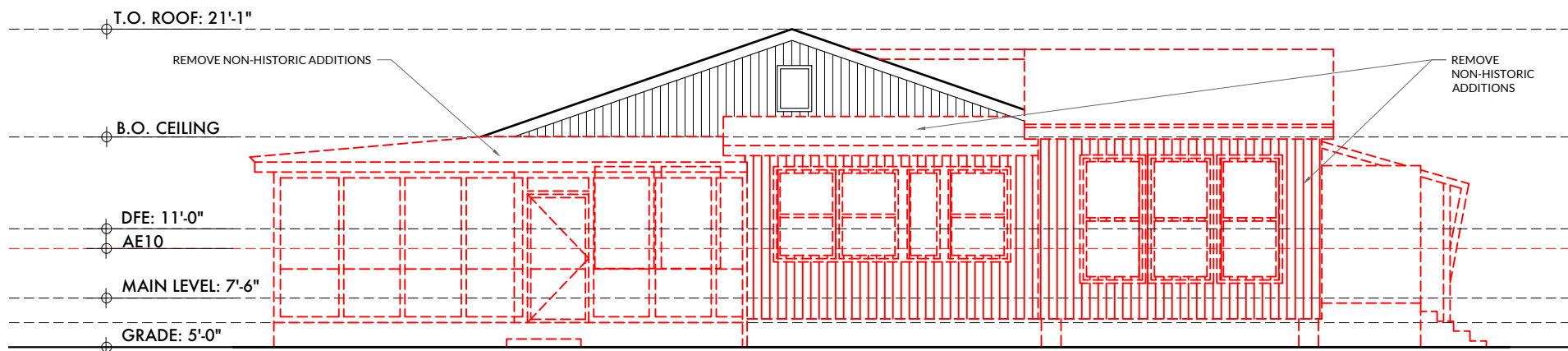
**ALL WORK ON PROJECT TO ENSURE HISTORIC PRESERVATION STANDARDS ARE MET:**

- USING A PROPERTY AS IT WAS USED HISTORICALLY OR GIVING A NEW USE THAT REQUIRES MINIMAL CHANGE TO ITS DISTINCTIVE MATERIALS, FEATURES, SPACES, AND SPATIAL RELATIONSHIPS;
- RETAINING AND PRESERVING THE HISTORIC CHARACTER OF A PROPERTY; AVOIDANCE OF THE REMOVAL OF DISTINCTIVE MATERIALS OR ALTERATION OF FEATURES, SPACES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE A PROPERTY;
- AVOIDING CHANGES THAT CREATE A FALSE SENSE OF HISTORICAL DEVELOPMENT, SUCH AS ADDING CONJECTURAL FEATURES OR ELEMENTS FROM OTHER BUILDINGS;
- RETAINING AND PRESERVING CHANGES TO A PROPERTY THAT HAVE ACQUIRED HISTORIC SIGNIFICANCE IN THEIR OWN RIGHT;
- PRESERVING DISTINCTIVE MATERIALS, FEATURES, FINISHES, AND CONSTRUCTION TECHNIQUES OR EXAMPLES OF CRAFTSMANSHIP THAT CHARACTERIZE A PROPERTY;
- REPAIRING RATHER THAN REPLACING DETERIORATED HISTORIC FEATURES; OR WHERE THE SEVERITY OF DETERIORATION REQUIRES REPLACEMENT OF A DISTINCTIVE FEATURE, THE NEW FEATURE WILL MATCH THE OLD IN DESIGN, COLOR, TEXTURE, AND, WHERE POSSIBLE, MATERIALS;
- UTILIZING THE GENTLEST MEANS OF CHEMICAL OR PHYSICAL TREATMENTS;
- PROTECTING AND PRESERVING THE ARCHEOLOGICAL RESOURCES IN PLACE, AND IF DISTURBING, MITIGATION MEASURES WILL BE UNDERTAKEN;
- NOT DESTROYING HISTORIC MATERIALS, FEATURES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE THE PROPERTY; DIFFERENTIATING THE NEW WORK FROM THE OLD AND MAKING IT COMPATIBLE WITH THE HISTORIC MATERIALS, FEATURES, SIZE, SCALE, AND PROPORTION, AND MASSING TO PROTECT THE INTEGRITY OF THE PROPERTY AND ITS ENVIRONMENT; AND,
- UNDERTAKING NEW CONSTRUCTION IN SUCH A MANNER THAT, IF REMOVED IN THE FUTURE, THE ESSENTIAL FORM AND INTEGRITY OF THE HISTORIC PROPERTY AND ITS ENVIRONMENT WOULD BE UNIMPAIRED.



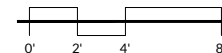
1 **NORTHWEST ELEVATION - PROPOSED**

scale 1/8"=1'-0"



1 **NORTHWEST ELEVATION - EXISTING**

scale 1/8"=1'-0"



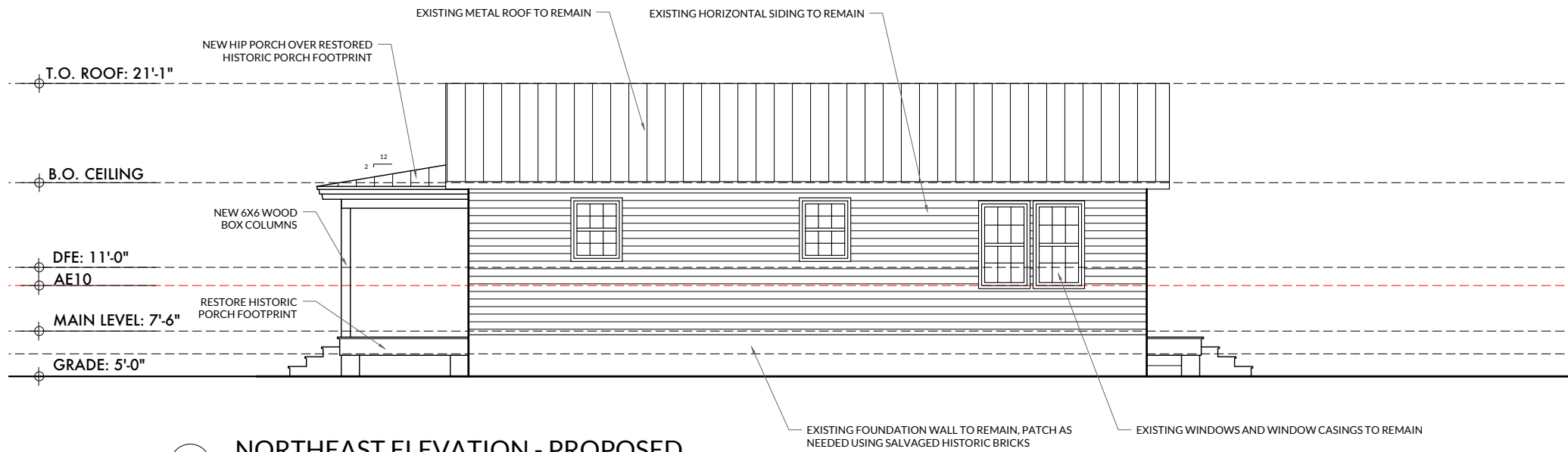
ADDRESS: 1914 CENTRAL AVE, SULLIVANS ISLAND, SC 29482  
 DATE: SUBMITTED 02.21.25; DRB FINAL: 03.19.25  
**AUMENTI DESIGN STUDIO**  
 1 cool blow street, # 136  
 charleston, south carolina 29403  
 T.843.822.0426

SHEET: **A2.3**

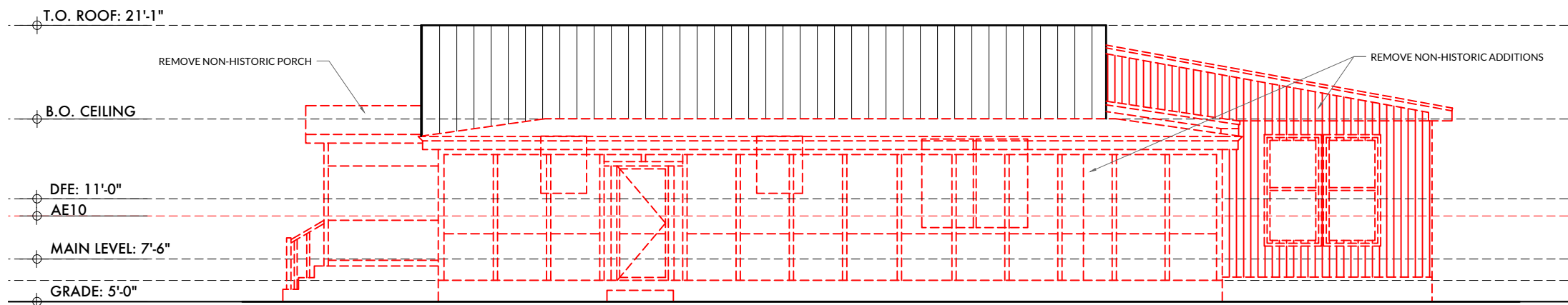
THIS PROJECT FALLS UNDER THE CATEGORY OF: **RESTORATION - DEPICTS A PROPERTY AT A PARTICULAR PERIOD OF TIME IN ITS HISTORY, WHILE REMOVING EVIDENCE OF OTHER PERIODS.**

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- UNDERTAKING NEW CONSTRUCTION IN SUCH A MANNER THAT, IF REMOVED IN THE FUTURE, THE ESSENTIAL FORM AND INTEGRITY OF THE HISTORIC PROPERTY AND ITS ENVIRONMENT WOULD BE UNIMPAIRED.



1 **NORTHEAST ELEVATION - PROPOSED**  
scale 1/8"=1'-0"



1 **NORTHEAST ELEVATION - EXISTING**  
scale 1/8"=1'-0"