

App# 10542

See back of application
for fees

CITY OF BEAUFORT HISTORIC DISTRICT REVIEW BOARD PROJECT APPLICATION (Revised - 01/31/2014)

Application #: HR/4-41 Date Received: 9-19-14 Zoning District: GR
Beaufort County 1997 Historic Survey Listing: 4-13-1200 (2120-004000-0242-0000)

Property Address: 910 Wilmington
Applicant: Christina Wilson Phone: 843-524-3476
Applicant's Address: same
Property Owner: same Phone: _____
Owner's Address: same
Architect: _____ Phone: _____
Architect's Address: _____

REQUEST FOR: () Conceptual Review () Preliminary Review
() Final Approval () Change After Certification

NATURE OF WORK: (Check All That Apply)
() Color changes () Alterations, Additions () Other: _____
() Signage, Awnings () New Construction
() Legal Plat () Minor/Major Demolition or Relocation

DRAWINGS/MATERIALS ACCOMPANYING APPLICATION: (Refer to Appropriate Checklists for Requirements)
() Photographs () Floor/Roof Plans () Color Sample () Elevation Drawings
() Site Plan/Plat () Detail Drawing () Material Sample () Model

EXPLANATION AND DESCRIPTION OF WORK:
12x21 Carport - steel

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant that is contrary to, conflicts with, or prohibits the activity described in this application? ___ Yes ___ No

An Application is incomplete until all required information is submitted. Incomplete applications will not be placed on a Board agenda. Applications are reviewed based upon the Beaufort Preservation Manual and Supplement, or the Northwest Quadrant Design Principles (refer to www.cityofbeaufort.org) which the applicants are strongly encouraged to purchase. Office copies are available for reference. In order that meetings are not excessively long, the Board maintains a strict policy that no more than ten applications are reviewed in any one meeting. If you are under a tight time frame, please be sure to submit your application early. **Submitted Requirements:** 8 hardcopies of all documents + a digital copy of all the documents must be filed by 12:00 noon on the deadline date. If the applicant or a representative is not present at the meeting, the application will not be reviewed.

OWNER'S SIGNATURE: Christina Wilson DATE: 9/18/14
APPLICANT'S SIGNATURE: _____ DATE: _____

NWQNA
P. O. Box 2431
Beaufort, SC 29901

Monday, September 08, 2014

Ms. Lauren Kelly
Project Development Planner
City Of Beaufort
1911 Boundary Street
Beaufort, SC 29902

Dear Ms. Kelly:

As officers of the Northwest Quadrant neighborhood Association, we are writing to express our individual support for the carport construction plans submitted by Mrs. Christina Wilson for 910 Wilmington Street.

We continue to support the overall mission of the Historic Review Board but agree with the requested exemption in the proposed carport replacement.

Sincerely,

Dwayne Smalley
NWQNA President

Henrietta Goode
NWQNA Vice President

CITY OF BEAUFORT
Historic District Review
Board Full Board
Staff Report
Meeting of October 08, 2014

Case Number: HR14-41
Property Address: 910 Wilmington Street
Applicant: Christina Wilson
Type of Request: New Construction - Carport - Final
Zoning: GR – General Residential – Northwest Quadrant Neighborhood

Historical: 910 Wilmington Street, c. 1910, is listed as “contributing” on the *1997 Beaufort County Above Ground Historic Sites Survey*.

Request: **The applicant is proposing to replace her existing wood framed carport with a pre-manufactured metal carport**

Background: **The concept of metal carports was a discussion item at the September HRB meeting.**

Zoning: *GR – General Residential*
Front Setback: prevailing;
Rear: 15’;
Side: 6’;
Accessory structure side and rear yard setbacks may be reduced to 5’.

Size: **12’ x 21’ footprint**

Synopsis of Applicable Guidelines:

- The *Preservation Manual Supplement* discusses secondary structures on p. 16-17. They should be subordinate to the primary structure on the lot and visually complementary to the existing building...they should be located as far to the rear of a lot as possible.

Staff Questions, Comments & Suggestions:

- The current carport has a flat, corrugated plastic roof. This is causing the wood members to rot.
- Metal structures of any kind are typically not permitted in the Historic District.
- The proposed structure is not visually complementary to the existing contributing building.
- Staff understands the financial concerns of the applicant. The metal carport is substantially less expensive than a pressure-treated wooden one (\$595 vs. ~\$2,000). However, staff cannot support the request for a metal carport in this portion of the city.

Staff Recommendation: Staff recommends denial of the request for a pre-fabricated metal carport as it is not visually complementary to the existing historic structure. However staff would support a replacement wood carport with a pitched roof in this location.



View from Greene Street

