



**HISTORIC DISTRICT PRESERVATION COMMISSION
MEETING NOTICE**

**September 11th, 2023
5:00pm**

**Town Hall Committee Meeting Room, 3rd Floor, Room 3300
100 Ann Edwards Lane, Mount Pleasant, SC 29464**

NOTE: Items in [blue](#) are hyperlinks (some files are large and may take a minute to load).

AGENDA

- I. Approval of Agenda
- II. Approval of [Minutes August 14, 2023](#)
- III. General Public Comment
- IV. [Correspondence](#)
- V. Consent Motions
- VI. Business - [STAFF REPORT](#)
 - a. [409 Church Street](#) – [Survey 6201](#)/Historic – (TMS#5320100068) Applicant is seeking preliminary comment for an addition to the primary structure and a screened porch.

- Approved with Conditions
 - b. [109 Center Street](#) – [Survey 6059](#)/Non-Historic – (TMS#5321300001) Applicant is seeking final approval for the demolition of the existing primary structure and the building of a new primary structure.

- Approved with Conditions
 - c. [135 Hibben Street](#) – [Survey 6229](#)/Non-Historic – (TMS#5320100007) Applicant is seeking final approval for the modification of an existing accessory structure, replacement of existing rear fence, installation of new fencing, driveway gate, pool, and pool porch with fireplace.

- Approved with Conditions

- d. [701 Pitt Street](#) – [Survey 5909](#)/Non-Historic – (TMS#5320900038) Applicant is seeking preliminary comment for the demolition of the existing primary structure, and the construction of a new primary structure with detached garage and rear pool.
- e. [448 Church Street](#) – [Survey 6190](#)/Historic – (TMS#5320100091) Applicant is seeking preliminary comment for an addition to the primary structure, partial porch restoration, and new detached garage.

VII. Staff Approvals

- a. [6 Pierates Cruze](#) – [Survey 6065](#)/Non-Historic - (TMS#5320900011) Application approved for the removal, replacement, and painting of exterior windows, storm windows, and shutters.
- b. [507 Whilden Street](#) – [Survey 6169](#)/Non-Historic – (TMS#5320100253) Application approved for the installation of an accessory shed structure.
- c. [833 Pitt Street](#) – [Survey 4219](#)/Non-Historic – (TMS #5320900257) Applicant is seeking minor work approval for removal and replacement of all exterior windows, replacement of the front door, repainting of the shutters, trim, exterior of home, and changing of the front porch lights.

VIII. Vote on [HDPC Rules of Procedure](#) Revisions

- **Vote Passed**

IX. Discussion of shed roof requirements in HDPC Guidelines.

X. Discussion of pools located on corner lots and their locations relative to the front of the home.

XI. Discussion of Items for Next Agenda

- **Address corner lot setbacks and setback orientation.**

XII. Adjourn

Commission may enter into Executive Session to receive legal advice pursuant to S.C. Code Ann. Sec. 30-4-70(a)(2).

CORRESPONDENCE RECEIVED AFTER 4:30 PM ON THURSDAY, September 7, 2023, WILL NOT BE PASSED ALONG TO THE COMMISSION.

Title VI Notice: The Town of Mount Pleasant fully complies with Title VI of the Civil Rights Act of 1964, the Americans with Disabilities Act, and related statutes and regulations in all programs and activities. Town meetings are conducted in accessible locations, materials can be provided in accessible formats, and provided in languages other than English. If you would like accessibility or language accommodation, please

contact the Title VI Coordinator one week in advance of the meeting, at the Town of Mount Pleasant at [843-884-8517](tel:843-884-8517).

RESOURCE LINKS

[OVHD Guidelines](#)

[OVHD Overlay District Zoning Ordinance](#)

[Map of Historic District and Properties](#)

[Property Card Interactive Map](#)