



## HISTORIC PRESERVATION DESIGN REVIEW COMMISSION

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May 21, 2026  
Regular Session, 4:00 P.M.  
City Hall, 3<sup>rd</sup> Floor, Council Chambers, 1737 Main Street, Columbia, S.C.

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CHARLES LEEDECKER • HUNTER MCKENZIE • TIA SAVAGE  
JOSHUA SHELTON • JOHN SHERRER • CLEVE WALKER • DENISE WELLMAN

The City of Columbia Historic Preservation Design Review Commission will conduct a meeting on **Thursday, May 21, 2026 at 4:00pm, in City Hall Council Chambers**. This meeting will be open to the public, and public comment may be provided in-person.

The public may submit letters and statements via email to [CoCDDRC@columbiasc.gov](mailto:CoCDDRC@columbiasc.gov) until 12:00 noon the day before the meeting (Wednesday). Please be sure to include your name and the case information, such as the address and topic of the request. These comments will be provided to the HPDRC members in advance of the meeting. For additional information please visit our website at <https://planninganddevelopment.columbiasc.gov>.

Please note that any inquiries regarding these or other projects may ONLY be directed to staff, reachable at 803-545-3222, in order to avoid ex parte communications with commission members.

\*\* Prior to participating in the meeting, please turn all electronic devices (cell phones, pagers, etc.) to a silent, vibrate or off position.\*\*

### I. CALL TO ORDER / ROLL CALL

### II. CONSENT AGENDA

1. [1612 Main Street](#) (TMS# 09014-04-15) BBILL-2026-0007: Request preliminary certification of the Bailey Bill. *Columbia Commercial Historic District*
2. [1004 Gervais Street](#) (TMS# 08916-03-03) BBILL-2026-0010: Request preliminary certification of the Bailey Bill. *West Gervais Historic Commercial District*
3. [100 Mulberry Street](#) (TMS# 08913-08-06) DDRC-2026-0029: Request for a rear addition to a single family home. *Whaley Street Protection Area*
4. [2438 Greene Street](#) (TMS# 11409-07-16) DDRC-2026-0028: Request for a Certificate of Design Approval for construction of a single family home. *Old Shandon/Lower Waverly Protection Area, Area B*
5. [1132 Queen Street](#) (TMS# 11409-08-13) DDRC-2026-0027: Request for a Certificate of Design Approval for construction of a single family home. *Old Shandon/Lower Waverly Protection Area, Area B*

6. [2512 Greene Street](#) (TMS# 11410-14-03) DDRC-2026-0026: Request for a Certificate of Design Approval for construction of a single family home. *Old Shandon/Lower Waverly Protection Area, Area B*
7. [4 Gibbes Court](#) (TMS# 11308-03-02) BBILL-2026-0009: Request for preliminary certification of the Bailey Bill. *University Hill Architectural Conservation District*
8. [722 Heidt Street](#) (TMS# 11312-03-12) BBILL-2026-0008: Request for preliminary certification of the Bailey Bill. *Old Shandon/Lower Waverly Protection Area, Area A*
9. [213-215 Huger Street](#) (TMS# 08913-19-03) BBILL-2026-0011: Request for a Certificate of Design Approval for exterior changes and an addition and for preliminary certification of the Bailey Bill. *Granby Architectural Conservation District*
10. [220-222 Tryon Street](#) (TMS# 08913-19-07) BBILL-2026-0012: Request for a Certificate of Design Approval for exterior changes and an addition and for preliminary certification of the Bailey Bill. *Granby Architectural Conservation District*
11. [114 Tryon Street](#) (TMS# 08816-12-08) DDRC-2026-0030: Request for a Certificate of Design Approval for exterior changes and an addition. *Granby Architectural Conservation District*

#### APPROVAL OF MINUTES

##### [April Minutes](#)

#### III. REGULAR AGENDA

1. [1423 Maple Street](#) (TMS# 11414-07-03) DDRC-2026-0032: Appeal staff decision regarding accessory structure. *Melrose Heights/Oak Lawn Architectural Conservation District*
2. [1017 Daly Street](#) (TMS# 13901-13-06) DDRC-2026-0031: Appeal staff decision regarding painting. *Melrose Heights/Oak Lawn Architectural Conservation District*
3. [3325 River Drive](#) (TMS# 09102-14-03) DDRC-2026-0020: Request for a Certificate of Design Approval for construction of a duplex. *Larlewood Protection Area, Area A*

**DEFERRED**

#### IV. OTHER BUSINESS

#### IIV. ADJOURN

#### CONSENT AGENDA

The Historic Preservation Design Review Commission uses the consent agenda to approve non-controversial or routine matters by a single motion and vote. Examples of such items include residential site improvements such as fences, minor exterior changes, or signage. If a member of the HPDRC or the general public wants to discuss an item on the consent agenda (at the beginning of the meeting), that item is removed from the consent agenda and considered during the meeting. The HPDRC then approves the remaining consent agenda items.

#### MEETING FORMAT

Applicants with requests before the HPDRC are allotted a presentation time of 10 minutes. This time should include but is not limited to an overview of the project, case history, and any pertinent meetings held regarding the request. This time also includes all persons presenting information on behalf of the applicant such as attorneys, engineers, and architects. This time limit does not include any questions asked by the HPDRC or staff regarding requests. PLEASE NOTE: all materials for a submission are due at the deadline date; any new materials presented at the meeting by the applicant may result in a deferral to allow the Commission adequate time for review.

Members of the general public are given the opportunity to address their concerns in intervals of 2 (two) minutes. Anyone wishing to give testimony will be sworn in. The HPDRC reserves the right to amend these procedures on a case-by-case basis.

#### **PUBLIC MEETING ACCOMMODATIONS**

It is the policy of the City of Columbia that all City-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in this meeting or event due to a disability as defined under the ADA, please call the City's Interim ADA Coordinator at (803) 545-3004 or e-mail [Sharon.Nelson@columbiasc.gov](mailto:Sharon.Nelson@columbiasc.gov) as soon as possible but no later than 48 hours before the scheduled meeting or event to request an accommodation.