



MEETING AGENDA

CITY OF BEAUFORT - HISTORIC DISTRICT REVIEW BOARD

Wednesday, August 12, 2026, 2:00 P.M.

City Hall, Council Chambers, 2nd Floor – 1911 Boundary Street, Beaufort, SC

Please click the link below to access the webinar:

<https://us02web.zoom.us/j/88167498049?pwd=6WwBsbRoZ0FmGPVX9jJKt6dVinou75.1>

Password: 769117 Meeting ID: 881 6749 8049 Call in Phone #: +1 929 205 6099

STATEMENT OF MEDIA NOTIFICATION: “In accordance with South Carolina Code of Laws, 1976, Section 30-4-80(d), as amended, all local media were duly notified of the time, date, place, and agenda of this meeting.”

Please note, this meeting will also be live streamed via Zoom. Anybody interested can watch this meeting on the City's YouTube page: “City Beaufort SC”.

Note: A project will not be reviewed if the applicant or representative is not present at the meeting.

I. Call to Order:

II. Review of Minutes:

- July 8, 2026 - Meeting

III. Consent agenda items:

- A. 1411 North Street, PIN: R120 004 000 0663 0000: Approval of Bailey Bill Tax Credit application for completed rehabilitation of historically contributing dwelling (Emil E. Lengnick House)**

Applicant: Rosdhu Properties, LLC c/o Mr. Steve Goggans, Owner

The applicant is requesting approval for a 10-year property tax freeze for previously completed historic renovation work to the historically contributing dwelling, based on the local Bailey Bill Act.

IV. Applications:

- A. 910 Harrington Street, PIN: R120 004 000 0256 0000: Change-after request for exterior siding material and replacement windows for renovation/upfit of contributing dwelling**

Applicant: Carlton Linnen, Owner

The applicant is requesting change of the previously approved exterior materials, including installation of Hardie Plank lap-siding (instead of wood siding) and installation of appropriate replacement

windows (instead of original window repair). The original Certificate of Appropriateness letter was issued June 1, 2026.

- B. 1010 Boundary Street/1112 Charles Street, PIN: R120 004 000 0071-/0072-/0073 0000:
Construction of eight (8) new townhomes (two 4-unit buildings) & four (4) duplexes (two 2-unit buildings; infill development)**

Applicant: MediaLink LLC (Ben and Christine Wiley), Owner

The applicant is requesting conceptual/preliminary approval for new construction/infill-development of two 4-unit townhome buildings (attached) fronting Boundary Street, and two duplex (2-unit) buildings in the rear which would be accessible from both Charles and Newcastle Streets.

V. Adjournment