



## Beaufort County Zoning Board of Appeals Meeting

**County Administrator**  
ERIC GREENWAY

**Chairman**  
KEVIN MACK

**Vice Chairman**  
JANE FREDRICK

**Board Members**  
EVAN BROMLEY  
JOHN CHEMSAK  
LYNNE HOOS  
WILLIAM C. MITCHELL III  
DENNIS NEILSEN

**Staff Support**  
ROBERT MERCHANT  
HILLARY AUSTIN  
LISA ANDERSON

**Administration Building**  
Beaufort County Government  
Robert Smalls Complex  
100 Ribaut Road

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# Zoning Board of Appeals Agenda

Thursday, May 26, 2022, at 5:00 PM

Beaufort County, Administration Building, County Council Chambers  
100 Ribaut Road, Beaufort

ALL OF OUR MEETINGS ARE AVAILABLE FOR VIEWING ONLINE AT  
[WWW.BEAUFORTCOUNTYSC.GOV](http://WWW.BEAUFORTCOUNTYSC.GOV) AND CAN BE VIEWED ON HARGRAY  
CHANNELS 9 AND 113, COMCAST CHANNEL 2, AND SPECTRUM CHANNEL  
1304.

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. FOIA – PUBLIC NOTIFICATION OF THIS MEETING HAS BEEN PUBLISHED, POSTED, AND DISTRIBUTED IN COMPLIANCE WITH THE SOUTH CAROLINA FREEDOM OF INFORMATION ACT
4. ADOPTION OF AGENDA
5. APPROVAL OF MINUTES – April 28, 2022

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### ACTION ITEMS

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6. Mr. & Mrs Gratton are requesting a variance to construct a carport three (3) feet from the side property line. Property is at located 200 Old Plantation Drive W, Ladys Island. The property is zoned T2-Rural Neighborhood (T2RN). **Continued from Last Month's Meeting**
7. Public Comment (Comments Limited to Three (3) Minutes)
8. Mr. David Rowe is requesting a Variance to construct a garage 30-feet from the rear property line. Property is located at 9 Cramer Avenue, Bluffton. The property is zoned T2-Rural (T2R). **Continued from Last Month's Meeting.**
9. Public Comment (Comments Limited to Three (3) Minutes)
10. Mr. Ralph McCarter is requesting a Special Use Permit for a Short-Term Rental Unit. Property is located at 2 Blythewood Road, Ladys Island. The property is zoned Ladys Island Community Preservation (LICP).
11. Public Comment (Comments Limited to Three (3) Minutes)
12. Mr. Wayne Willenberg is requesting a Special Use Permit for a Short-Term Rental Unit. Property is located at 10 Quiet Cove Way, Ladys Island. The property is zoned T2-Rural (T2R).
13. Public Comment (Comments Limited to Three (3) Minutes)

14. Mr. Mike Overton is requesting Variances from the River Buffer Requirements in order to conduct Ecotourism. Properties are located at 1 Paige Road, Daufuskie Island. The properties are zoned T1-Natural Preserve (T1NP).

15. Public Comment (Comments Limited to Three (3) Minutes)

**DISCUSSION ITEMS**

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16. OLD BUSINESS

17. NEW BUSINESS

18. ADJOURNMENT