



Beaufort County Zoning Board of Appeals Meeting

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Staff Support
ROBERT MERCHANT
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Zoning Board of Appeals Agenda

Thursday, May 28, 2026, at 5:00 PM

Beaufort County, Council Chambers, 100 Ribaut Road, Beaufort.

ALL OF OUR MEETINGS ARE AVAILABLE FOR VIEWING ONLINE AT WWW.BEAUFORTCOUNTYSC.GOV AND CAN BE VIEWED ON SPARKLIGHT CHANNELS 9 AND 417, 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 23, 2026

ACTION ITEMS

6. Allen Patterson is requesting a Special Use Permit to do Mining. The property is located at 83 Bermuda Bluff Road, St. Helena Island. The property is zoned T2-Rural (T2R)
7. Public Comment. (Limited to three (3) Minutes).
8. Bruce & Bonnie Jentner are requesting a Variance to construct a deck within the 50-foot River Buffer. The property is located at 9 River Club Drive, Fripp Island. The property is zoned Fripp Island Planned Unit Development (FIPUD).
9. Public Comment. (Limited to three (3) Minutes).
10. Cristopher & Julie Gossett are requesting a Variance to remove trees from their property. The property is located at 244 Malind Bluff Drive, Bluffton. The property is zoned Osprey Point Planned Unit Development (OPPUD)
11. Public Comment. (Limited to three (3) Minutes).
12. OLD BUSINESS
15. NEW BUSINESS
16. ADJOURNMENT