



CITY OF BEAUFORT
ZONING BOARD OF APPEALS
1911 BOUNDARY STREET
BEAUFORT, SOUTH CAROLINA 29902
(843) 525-7011

AGENDA

City of Beaufort
ZONING BOARD OF APPEALS
Monday, January 23, 2023, 5:30 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/83683897268?pwd=YUFjZHIORUIVVnYrUHB2b3kzSkVIZz09>

Password: 576599 Meeting ID: 836 8389 7268 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.”

I. Call to Order

II. Pledge of Allegiance

III. *FREEDOM OF INFORMATION ACT COMPLIANCE*

Public Notification of the Zoning Board of Appeals meeting has been published in compliance with the *Freedom of Information Act* requirements.

IV. Review of Minutes:

A. Minutes of the December 21, 2022 Meeting

V. Review of Projects

A. 37 Robert Smalls Parkway, identified as R122 029 000 0517 0000, Appeal

Applicant: Christian Kata, South Atlantic Bank (ZB23-01)

The applicant is appealing a decision of the Administrator, to deny a minor design review application within the Boundary Street Redevelopment District, based on the interpretation of Section 3.7.2.B.1.b of the Beaufort Code.

B. 37 Robert Smalls Parkway, identified as R122 029 000 0517 0000, Variance

Applicant: Christian Kata, South Atlantic Bank (ZB23-02)

The applicant is requesting a variance to the drive-thru lane location regulated by Section 3.7.2.B.1.b. The applicant had submitted a minor design review application within the Boundary Street Redevelopment District to staff. This application was denied mainly due to its noncompliance with the location of the drive-thru lane.

C. Salem Bay Subdivision, identified as R120 029 000 0619 0000, Variance

Applicant: Rob Marek, Pulte Home Company, LLC (ZB23-03)

The applicant is requesting a variance to the number of attached garages allowed, regulated by Section 3.11.2.E. Per this section, only one attached and one detached garage is allowed per lot. The applicant is requesting a variance to allow a second attached garage on residential structures.

VI. Adjournment