



Board of Zoning Appeals Minutes July 23, 2024

Members Present: John Wells, Chair
Andrew Karas Vice Chair
Richard Fiden
Tony Axsom

Member Not Present: Katrina Freier

Staff Members Present: Madison Workman, Zoning Administrator

I. Call to Order

Mr. Wells called the meeting to order at 6:00 PM and read the opening remarks.

II. FOIA and Roll Call by Planning & Zoning Administrator, Establishment of a Quorum

Ms. Workman read the FOIA statement, conducted roll call, and established a quorum for the record.

III. Minutes of the Board of Zoning Appeals

Mr. Wells asked for a motion to approve minutes from April 23, 2024. Mr. Fiden made a motion to approve the minutes as submitted. Mr. Axsom seconded the motion. All in Favor. Motion carries.

IV. New Business

Mr. Wells opened the Business Meeting for the following item:

A. VA-2024-03 (Variance Request for 12916 East Wade Hampton Blvd Duncan, SC)

Staff provided the Board with an overview of the request.

The applicant, Dale Beebee, was present at the meeting and spoke on behalf of the request.

No one from the public spoke during the public hearing portion of the meeting.

Board of Zoning Appeals members and staff discussed the request.

Mr. Karas asked the Applicant if any of the proposed building would be placed within the Duke Energy Easement at the rear of the property. The applicant stated that none of it would be placed within the easement. Mr. Karas asked staff what other review processes this project would need to have if the variance was granted. Staff clarified that this project would still be reviewed by staff and the CC&I Services to verify it met all town and building code requirements.

ACTION: Mr. Axsom made a motion to approve VA-2024-03, a Variance Request for 12916 East Wade Hampton Blvd requesting a reduction in the front setback from 25 ft to 16 ft. Mr. Wells seconded the motion. The motion was approved 4-0.

VI. Adjourn

There being no other business to discuss, Mr. Karas made a motion to adjourn. Mr. Axsom seconded the motion. All in Favor. The meeting was adjourned at 6:22 p.m.