



Beaufort County Zoning Board of Appeals Meeting

County Administrator
MICHEAL MOORE

Chairman
KEVIN MACK

Vice Chairman
JANE FREDERICK

Board Members
EVAN BROMLEY
LYNNE HOOS
WILLIAM C. MITCHELL III
DENNIS NIELSEN

Staff Support
ROBERT MERCHANT
HILLARY AUSTIN

Administration Building
Beaufort County Government
Robert Smalls Complex
100 Ribaut Road

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Zoning Board of Appeals Agenda

Thursday, September 25, 2025, at 5:00 PM

Beaufort County, Arthur Horne Building, 104 Ribaut Road, 2nd Floor
Court Room, 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 – July 24, 2025

ACTION ITEMS

6. Jeffrey & Lisa Kaden are requesting a Variance to construct a house
within the 50-feet Baseline Setback. The property is located at 52
Harbor Drive, St. Helena Island. The property is zoned Harbor Island
Planned Unit Development (PUD).
7. Public Comment. (Limited to three (3) Minutes).
8. Steven & Nicki Jacoby are requesting a Variance to construct a
House/Pool within the 50-feet River Buffer. The property is located
at 62 Cat Brier Lane, Bluffton. The property is zoned Moss Creek
Planned Unit Development (PUD).
9. Public Comment. (Limited to three (3) Minutes).
10. OLD BUSINESS
11. NEW BUSINESS
12. ADJOURNMENT