

BOARD OF ZONING APPEALS  
July 10, 2018

AGENDA

The Isle of Palms Board of Zoning Appeals will hold its regularly scheduled meeting on July 10, 2018 in the City Hall conference room, 2<sup>nd</sup> floor, 1207 Palm Boulevard, at 5:30 p.m.

- A. Call to Order
- B. Acknowledgement that the meeting has been advertised in compliance with State law
- C. Approval of Minutes of Previous Meeting: May 1, 2018
- D. Swearing in of person(s) giving testimony
- E. Home Occupations:
  - 1. 3805 Hartnett Boulevard
  - 2. 1 Tabby Lane
- F. Miscellaneous Business
- G. Adjournment

Board of Zoning Appeals  
Minutes  
July 10, 2018

I. Call to order

The regular meeting of the Board of Zoning Appeals was called to order on July 10, 2018 at 5:30 p.m. in the City Hall Conference Room, 1207 Palm Boulevard. Members present were Elizabeth Campsen, Pete Doherty, Carolyn Holscher, Glenn Thornburg and Arnold Karig; also secretary Douglas Kerr.

Mr. Kerr acknowledged that the meeting had been advertised in compliance with State law and the properties had been posted.

II. Approval of minutes

Ms. Campsen made a motion to approve the minutes of the May 1, 2018 meeting, and Ms. Holscher seconded the motion. The motion passed unanimously.

IV. Special Exceptions

Mr. Karig explained that the Board acted as a quasi-judicial body and all comments made were treated in the same manner as court testimony; therefore, any person who would like to speak to the Board should be sworn in. He then swore in all members of the audience who intended to speak.

**3805 Hartnett Boulevard**

Mr. Kerr stated that the request was to establish a nursing business at 3805 Hartnett Boulevard; the applicant indicated on her application that there would be no work other than office work at the house, no exterior evidence of a business, and no business-related traffic would be coming to the house. He mentioned that a home occupation was operating from the house currently; it was a computer consulting business owned by the applicant's husband. Director Kerr explained that having more than one home occupation used to be prohibited in the code, which is the reason the question is on the application, but the code was amended to allow multiple home occupations at a residence.

Mr. Karig asked the applicant if she had anything to add to what has been presented already. The applicant Ms. Hooper answered no.

Ms. Campsen stated that she noticed on the application that the applicant indicated that more than 25% of the floor area of the house would be dedicated to the home occupation, and she asked why so much area was required. Ms. Hooper responded that she misunderstood the question on the application and that less than 25% of the house would be dedicated to the business and she would only have a desk and computer at the home associated with the business.

On a side note, Ms. Campsen stated that she looked the house up in the tax records to help her understand why such a large percentage of the floor area would be dedicated to the home office and the tax records show the house as being waterfront with an associated tax value, something the applicants may want to investigate. The applicant indicated she would look into this.

Ms. Campsen made a motion to approve the request as amended, and Mr. Thornburg seconded the motion. The motion passed unanimously.

### **1 Tabby Lane**

The next request was for a home office for a home repair business at 1 Tabby Lane. He explained that the applicant has indicated that the home would be used for office work only, no traffic would be coming to the house, and no exterior evidence of a business.

Mr. Doherty asked if any workers would be coming to the house or if any signs would be visible on trucks. The applicant Mr. Efremov responded that he was the only employee of the business and he did not have any signs on trucks or otherwise visible.

Ms. Campsen made a motion to approve the request and Mr. Doherty seconded the motion. The motion passed unanimously.

### **V. Adjournment**

With no other business, the meeting was adjourned at 5:45 PM.