



**BOARD OF ZONING APPEALS  
4:00pm, Tuesday, March 5, 2024  
1207 Palm Boulevard, Isle of Palms, SC**

**MINUTES**

**1. Call to order**

Present: Ted McKnight, Glenn Thornburg, Ellen Gower, Robert Miller, Susie Wheeler, and Zoning Director Simms

**2. Approval of Previous Meeting's Minutes**

**MOTION: Mr. McKnight made a motion to approve the minutes of the February 6, 2024 meeting, and Ms. Wheeler seconded the motion. The minutes passed unanimously.**

**3. Swearing in of applicants**

Mr. Thornburg swore in the applicants.

**4. Home Occupations**

**A. 25 Edgewater**

**MOTION: Mr. McKnight made a motion to defer this application until the applicant re-establishes communication with the City. The motion passed unanimously.**

**B. 615 Carolina Boulevard**

Zoning Director Simms said that the applicant, Andrea Rogers, is requesting a special exception to allow for the establishment of a construction management business at her home. The applicant has indicated that the home will be used for office work only, that there will be no business-related traffic coming to the residence and that there will be no employees working in the residence other than family members that live in the home.

Ms. Rogers said the neighbors will be unaware of a business in the house and there will be no signage on any vehicles.

**MOTION: Ms. Gower made a motion to approve, and Ms. Wheeler seconded the motion. The motion passed unanimously.**

**C. 5002 Palm Boulevard**

Zoning Director Simms said that the applicant, Courtney Lowell, is requesting a special exception to allow for the establishment of a interior design consulting business at her home. The applicant has indicated that the home will be used for office work only, that there will be no

business-related traffic coming to the residence and that there will be no employees working in the residence other than family members that live in the home.

Ms. Lowell said the neighbors will be unaware of a business in the house and there will be no signage on any vehicles.

**MOTION: Ms. Wheeler made a motion to approve, and Ms. Gower seconded the motion. The motion passed unanimously.**

**D. 1120 Ocean Boulevard**

Zoning Director Simms said the applicant, Perry Freeman, is requesting a special exception to allow the sale of food and drink

Mr. Freeman said the previous concern of the Board was an unused gas tank at the site of the deck area. He said since his previous appearance before the Board in 2021 the gas tank has been filled with sand and decommissioned. Zoning Administrator Simms said the Building Inspector has confirmed that the gas tank poses no threat.

Mr. Thornburg and Mr. McKnight said they recalled a concern about the proper construction of the deck where the drinks and food will be served. Director Kerr said the issue before the Board is whether or not Mr. Freeman can sell food and drink in that area. Deck construction is a building code issue.

**MOTION: Mr. McKnight made a motion to approve, and Ms. Wheeler seconded the motion. The motion passed unanimously.**

**5. Miscellaneous Business**

**6. Adjournment**

Mr. McKnight made a motion to adjourn and Ms. Gower seconded the motion. The meeting was adjourned at 4:27pm.

Respectfully submitted,

Nicole DeNeane  
City Clerk