

Town of Yemassee
Zoning Board of Appeals Minutes
June 28, 2023 / 6:30 p.m.
Yemassee Municipal Complex, 101 Town Cir, Yemassee, SC 29945-3363

Present: Mr. Tyshawn Shaw, Ms. Janice Foster, Ms. Garey Gibbs, Mr. Robert Jackson, Mr. Stephen Henson

Staff Present: Ms. Caroline Koger

Absent: None

Media Present:

Call to Order:

The Town of Yemassee Zoning Board of Appeals was called to order at 6:44 PM by Ms. Koger.

Roll Call:

All members in attendance.

Determination of Quorum:

Quorum satisfied.

Adoption of the Agenda:

Mr. Henson made a motion to consent to the Agenda for the Wednesday, June 28, 2023, Zoning Board of Appeals Meeting with one correction and one addition. The date of the meeting on the agenda showed June 21, 2023, instead of June 28, 2023. Additionally, an item under New Business will be added to discuss various training for the Board. Mr. Jackson seconded the motion. All in favor, motion passed.

Old Business:

Approval of the March 15, 2023, Zoning Board of Appeals Meeting Minutes. Ms. Koger asked if there were any corrections or changes with the minutes. Mr. Jackson made the motion to approve the minutes as presented. Second by Ms. Gibbs. All in favor, motion passed.

New Business:

Appointment of Board Chairman. Mr. Henson made a motion to appoint Mr. Jackson as the Chairman of the Zoning Board of Appeals. Ms. Gibbs seconded the motion. All in favor, motion passed. The meeting was turned over to Mr. Johnson.

Review of Application for Variance for 35 Connely Street. VARI-05-23-1047. Ms. Koger was asked to briefly explain the Variance and its history. On May 30, 2023, Mr. Christopher Lyons submitted an application for Variance for 35 Connely Street. 35 Connely Street is zoned as ½ acre Single Family

Residential. Mr. Lyons currently resides at 33 Braddy Street in a mobile home. This lot is being sold and he needs to move his mobile home and he is asking for a Variance for 35 Connely Street to allow for his mobile home to be moved to the back yard. 35 Connely Street is owned by Burbage and Eileen Lyons, his parents.

Ms. Gibbs made a motion to schedule a Public Hearing and a Special Meeting of the Zoning Board of Appeals to vote on VARI-05-23-1047 for July 17, 2023, at 6:30 p.m. Ms. Foster seconded the motion. All in favor, motion passed.

Training for the Zoning Board of Appeals. Because the entire board and staff liaison for the Zoning Board of Appeals are new to their position, training on rules, procedures, and conduct has been requested. Also, three members of the board have not completed the mandatory training provided online by the Municipal Association of South Carolina and would like to complete the training together, as a group. Ms. Koger was asked to contact the Municipal Association of South Carolina for assistance with Board Training.

Mr. Henson made a motion to hold the first of two training sessions on July 5, 2023, at 6:30 p.m. Mr. Shaw seconded the motion. All in favor, motion passed.

Ms. Gibbs made a motion to hold the second training session on July 12, 2023, at 6:30 p.m. Mr. Henson seconded the motion. All in favor, motion passed.

Ms. Koger will coordinate having training sessions to complete the Municipal Association of South Carolina training together, as a group. Tentatively, these sessions will be held on July 26, August 2, and August 9, 2023, at Town Hall at 6:30 p.m. Ms. Koger will determine availability of the space and other considerations and will report to the Board at its next regularly scheduled meeting on July 19, 2023.

Public Comment. Mr. Christopher Lyons, applicant for Variance on 35 Connely Street spoke briefly explaining his situation.

Adjournment. Ms. Gibbs made the motion to adjourn. Mr. Henson seconded the motion. All in favor, motion passed. The meeting was adjourned at 7:25 p.m.