



**The Town of Hilton Head Island**  
**Special Board of Zoning Appeals Meeting**  
**Monday, December 13, 2010**  
**11:00 a.m. Benjamin M. Racusin Council Chambers**  
**AGENDA**

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**As a Courtesy to Others Please Turn Off All Cell Phones and Pagers during the Meeting.**

**1. CALL TO ORDER**

**2. ROLL CALL**

**3. FREEDOM OF INFORMATION ACT COMPLIANCE**

Public notification of the Board of Zoning Appeals meeting has been published, posted and mailed in compliance with the Freedom of Information Act and the requirements of the Town of Hilton Head Island Land Management Ordinance.

**4. WIRELESS TELEPHONE USAGE**

Please turn off all wireless telephones so as not to interrupt the meeting.

**5. WELCOME AND INTRODUCTION TO BOARD PROCEDURES**

**6. APPROVAL OF AGENDA**

**7. APPROVAL OF MINUTES** – October 25, 2010 Meeting

**8. UNFINISHED BUSINESS**

**APL100007:** Request for Appeal from Chester C. Williams on behalf of Ephesian Ventures, LLC. The Community Development Department issued a letter stating revocation proceedings will not be pursued for a notice of action, approving a tabby walkway and brick areas at Edgewater on Broad Creek. The appellant contends that the Community Development Department erred in its decision and is requesting that town staff be directed to institute proceedings to revoke the notice of action. *Presented by: Nicole Dixon*  
*Request for a motion to postpone the review of this application to the January 24, 2010 meeting at 2:30 p.m.*

**APL100010:** Request for Appeal from Chester C. Williams on behalf of Ephesian Ventures, LLC. The Community Development Department issued a letter stating that an appeal application filed by the appellant should not be heard by the Planning Commission since the subject of the appeal was an administrative determination. The appellant contends that the Community Development Department erred in its decision and is requesting that town staff be directed to accept the previously submitted appeal to the Planning Commission.  
*Presented by: Nicole Dixon*

*Request for a motion to postpone the review of this application to the January 24, 2010 meeting at 2:30 p.m.*

**9. NEW BUSINESS  
PUBLIC MEETING  
APL100013**

Request for Appeal from Chester C. Williams on behalf of St. James Baptist Church. The Community Development Department issued a Tree Approval to Beaufort County allowing tree pruning and removal in the approach slopes on the north end of airport property. The appellant contends that the Tree Approval letter was issued improperly and is requesting that the letter be declared void. *Presented by: Anne Cyran*

**10. BOARD BUSINESS**

**11. STAFF REPORT**

Waiver Report – *Presented by: Nicole Dixon*

**12. ADJOURNMENT**