**TOWN OF ATLANTIC BEACH**

**BOARD OF ZONING APPEALS MEETING**

December 28, 2023 at 5:00 p.m.

Atlantic Beach Community Center

1010 32nd Avenue South, Atlantic Beach, SC 29582

1. Call to Order and Determination of a Quorum
2. Invocation/Moment of Silence
3. Pledge of Allegiance
4. New Business
   1. Approval of September 28, 2023 Meeting Minutes.
   2. Approval of 2024 Meeting Calendar.
   3. Public Hearing, **VARIANCE CASE 3-2023**: Palmetto Architecture, LLC, on behalf of Owen and Angela Metts, request variances from the Land Management Ordinance for PIN 39201010078, located at 407 30th Avenue South, Atlantic Beach, SC 29582. Variances requested to reduce the minimum lot area necessary per multi-family unit and to decrease the front setback allowed within the MS1 District as defined within Section 5.3.420 and to reduce the parking requirements defined in Section 5.3.630.
5. Adjournment.