



Town of Beaufort, NC

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Town of Beaufort Board of Adjustment Regular Meeting 4:00 PM Wednesday, July 22nd, 2025 - Train Depot, 614 Broad Street, Beaufort, NC 28516 Minutes

Call to Order

Chair Reeve called the July 22nd, 2025 Board of Adjustment regular meeting to order at 4:00 pm.

Roll Call

Members Present: Cathy Reeve, Chair; Clark Patton, Vice-Chair; Wendi Oliver, Charles Harrell

Members Absent: Joe Provenzano, Bruce Sheldon

A quorum was declared with four members present.

Staff Present: Mr. Kyle Garner, Planning Director; Jill Quattlebaum, Town Attorney; Laurel Anderson, Board Secretary

Attorneys Present:

Brett DeSelms, representing Town of Beaufort

Jill Quattlebaum, representing Town of Beaufort staff

Noel McDevitt, representing appellant Laura Holland

Agenda Approval

Vice-Chair Patton made the motion to approve the Agenda and Member Oliver made the second. Chair Reeve took a vote that was unanimous.

Voting yea: Chair Reeve, Vice-Chair Patton, Member Oliver, Member Harrell

Minutes Approval

1. BOA Draft Minutes for 052825

Vice-Chair Patton made the motion to approve the Minutes and Member Oliver made the second. Chair Reeve took a vote that was unanimous.

Voting yea: Chair Reeve, Vice-Chair Patton, Member Oliver, Member Harrell

Items of Consent

1. Approval of the Order to Deny an Appeal for 312 Moore Street

Brett DeSelms, representing the Town of Beaufort, presented an order dismissing the appeal for 312 Moore Street. He explained that the order encapsulated what was heard and decided at the previous hearing. Mr. DeSelms noted he had circulated the order among the involved parties and that Laura Holland's attorney and Southgate management's attorney, Mr. McDevitt, had objected to the proposed order. Mr. McDevitt submitted a formal objection to be filed, and the town's attorney, Ms. Quattlebaum, objected to his objection.

Mr. DeSelms clarified that the basis of Mr. McDevitt's objection was that the proposed order stated the board made one motion determining that the appellants had waived their right to appeal, making legally moot whether the appeal from the administrative decision was appropriate. Mr. McDevitt wanted the order to specifically affirm his appeal regarding the administrative decision, but Mr. DeSelms noted this wasn't necessary as the board didn't take a vote on that specific decision at the last meeting.

Chair Reeve confirmed that the board had already heard both sides, deliberated, and made their decision at the previous meeting, and the current order reflected that decision.

Member Oliver made the motion to approve the Order and Vice-Chair Patton made the second. Chair Reeve took a vote that was unanimous.

Voting yea: Chair Reeve, Vice-Chair Patton, Member Oliver, Member Harrell

Commission / Board Comments

There were no comments.

Staff Comments

There were no comments.

Adjourn

Member Oliver made the motion to adjourn and Vice-Chair Patton made the second. Chair Reeve took a vote that was unanimous.

Voting yea: Chair Reeve, Vice-Chair Patton, Member Oliver, Member Harrell

Clark Patton, Vice-Chair

Laurel Anderson, Board Secretary