

The scheduled meeting of the Beaufort County Development Review Team was held on Wednesday, March 10, 2010, in the Executive Conference Room, the Beaufort County Administration Building at 100 Ribaut Road, Beaufort, South Carolina.

MEMBERS PRESENT

Ms. Hillary Austin, Zoning Administrator
Ms. Delores Frazier, Assistant Planning Director
Mr. Robert Klink, County Engineer

MEMBERS ABSENT

Mr. Arthur Cummings

STAFF PRESENT

Mr. Tony Criscitiello, Planning Director
Ms. Jian Fei, Assistant County Engineer
Mrs. Katherine Smith, Zoning Analyst II

1. CALL TO ORDER: Mr. Criscitiello called the meeting to order at approximately 11:01 a.m.

Mr. Criscitiello explained, that the members of the Development Review Team reviewed each item independently, and provided their comments to the Zoning Administrator.

2. REVIEW OF MINUTES:

MOTION: Ms. Austin made a motion to approve the February 17, 2010 and March 3, 2010 minutes as submitted. Ms. Frazier seconded the motion. The motion passed unanimously (FOR: Austin, Frazier, Klink).

3. GRAVES TRACT – MERCEDES DEALERSHIP (FINAL)

Mr. Klink stated, to approve the project with the conditions, that the Traffic Engineer conditions be met per the recommendation letter dated March 3, 2010.

Ms. Frazier stated, that the applicant shall include on the plans, the CRB Administrator and Traffic Engineer's signoff.

MOTION: Mr. Klink made a motion to approve the project, with the conditions, that the Traffic Engineer's conditions be met, per the recommendation letter dated March 3, 2010. The applicant shall include on the plans, the CRB Administrator and Traffic Engineer's signoff. Ms. Frazier seconded the motion. The motion passed unanimously (FOR: Austin, Frazier, Klink).

4. MYRTLE PARK – ENMARK STATION – LOT 6A (AMENDMENT)

Mr. Klink stated, that he recommends disapproval, based on the concerns of the fire chief, regarding the road; the county will try to accommodate the fire chief, if possible. Mr. Klink stated that the amendment is being denied, not the original permit.

Mr. Ryan Lyle, with Andrews & Burgess stated, that the access easement is already built for the roads, water and sewer lines.

Mr. Klink stated that, the phasing has been done and he'll confirm the roads has been built, and recommend deferring the amendment until a site visit is done.

MOTION: Mr. Klink made a motion to defer the project as submitted until Mr. Klink goes out to the site to verify the road issue. Ms. Frazier seconded the motion. The motion passed unanimously (FOR: Austin, Frazier, Klink)

5. TANGER HH-1 – LONGHORN STEAKHOUSE (CONCEPTUAL)

Ms. Frazier made a motion to approve the project with the condition, that the Traffic Engineer sign off on any changes that are made to the plans, in order to accommodate the location of the dumpster, prior to CRB approval.

MOTION: Ms. Frazier made a motion to approve the project with the condition, that the Traffic Engineer review the plans for the dumpster location. Ms. Austin seconded the motion. The motion passed unanimously (FOR: Austin, Frazier, Klink)

6. THE MARSHES @ COOPER RIVER (PERMIT EXTENSION)

Mr. Criscitiello stated for the record, that County Council will be considering new “form-based” zoning standards for Daufuskie Island this year. If the applicant has not begun to construct the subdivision during this one-year extension, additional regulations in the new ordinance may apply.

Ms. Frazier stated, that she would like to recommend approval for the one year extension

MOTION: Ms. Frazier made a motion to approve the extension as submitted. Permit # 4812 shall expire April 16, 2011, in another extension is not requested a minimum of 30 days prior to the expiration date. This extension is #1 of the five (5), one (1)-year extension permitted by the ZDSO. Ms. Austin seconded the motion. The motion passed unanimously (FOR: Austin, Frazier, Klink)

The meeting adjourned at approximately 11:16 a.m.