

The scheduled meeting of the Beaufort County Development Review Team was held on Wednesday, May 5, 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

MEMBER ABSENT

Mr. Arthur Cummings, Building Codes Director

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 11:04 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: Mr. Klink made a motion to approve the April 21, 2010 minutes as submitted. Ms. Frazier seconded the motion. The motion passed (FOR: Frazier, Klink; Austin Abstained).

3. SEAGLASS CONDOMINIUM (FINAL)

Ms. Frazier stated, that she would like to recommend final approval, with the condition that the applicant submit revised tree protection/removal plans to the Planning Department to be approved by Judy Timmer. Ms. Frazier stated, that the applicant shall submit the Fire Marshall approval, after an agreement, has been met with County Council for the purchase of a ladder truck, to accommodate the building height of 50-feet.

MOTION: Ms. Frazier made a motion to approve the project, with the condition that applicant submit revised tree protection/removal plans to the Planning Department to be approved by Judy Timmer CRB Planner and submit the Fire Marshall approval, after an agreement, has been met with County Council, for the purchase of a ladder truck. Mr. Klink seconded the motion. The motion passed (FOR: Austin, Frazier, Klink;).

4. BEAUFORT COUNTY LIBRARY/BEAUFORT JASPER COMP. HEALTH (MASTER PLAN)

Mr. Criscitiello stated, that at last week's Development Review Team meeting, during the pre-application conference for the Beaufort County Library/Beaufort Jasper Comp. Health, Master Plan both projects will be required to meet the natural resource, landscape surface ratio and buffers per the County Zoning & Development Standards Ordinance.

Mr. Chris Darnell, with J K Tiller & Associates, presented the Master Plan showing the building layout, for both buildings the access to both buildings, parking, dirt turn-around from Pen Center Road to the Comp. Health building, and the proposed traffic circle located off Dr. Martin Luther King Jr. Drive.

Mr. Chris Caudle, Architect for Beaufort Jasper Comp Health stated, that they would like to have a traffic circle at the Comp Health Building, as reflected on the layout for the library.

Discussion between Mr. Caudle and Mr. Ian Hill, Archeologist, Beaufort County Planning Department concerning the proposed circular driveway, shown on plans from Penn Center Road to the Comp. Health Building and the possibility that the State Archive Office would not, approve that access.

Mr. Scott Baldwin, Lady's Island/St. Helena Fire Department commented that the Comp. Health Building would require full access around the building if Penn Center Road could not be improved. He also discussed the possibility of the building having to be sprinkled, if adequate access around building is not feasible.

Mr. Criscitiello requested that the project be deferred until the next DRT meeting.

The meeting adjourned at approximately 11:47 a.m.