

The scheduled meeting of the Beaufort County Development Review Team was held on Wednesday, July 28, 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
Mr. Arthur Cummings, Building Codes Director
Mr. Robert Klink, County Engineer

MEMBERS ABSENT

Mr. Anthony Criscitiello, Planning Director
Ms. Delores Frazier, Assistant Planning Director

STAFF PRESENT

Ms. Judith Nash-Timmer, Planning
Mrs. Katherine Smith, Zoning Analyst II

1. CALL TO ORDER: Ms. Austin called the meeting to order at approximately 11:03 a.m.

Ms. Austin 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. Cummings made a motion to approve the July 14, 2010 minutes as submitted. Mr. Klink seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, Klink).

Ms. Austin stated, that Ms. Timmer is representing Ms. Frazier, due to her absence.

3. JC COVE 3-LOT SUBDIVISION (CONCEPTUAL)

Mr. Cummings stated, that he would like to recommend conceptual approval of the project, with the conditions that the applicant submit at final, the water line easements, and Property Owners Association documents. Ms. Austin stated, that the roads must be paved, and the applicant shall submit final septic tank approval for all lots; the applicant shall also submit plantback plans for specimen trees being removed. Ms. Austin stated, that the applicant shall submit Fire Official Approval with minimum 20 feet road width.

MOTION: Mr. Cummings made a motion to approve the project, with the conditions that the applicant submit at final, the waterline easements, and Property Owners Association documents. The roads must be paved. Applicant shall submit final septic tank approval for all lots, and plantback plans for specimen trees being removed. Applicant shall submit Fire Official approval with the minimum 20 foot road width. Mr. Klink seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, Klink, Timmer).

4. BULL ISLAND EQUIPMENT STORAGE BUILDING-SPECIAL USE (PRE-APPLICATION)

Ms. Austin stated, that the applicant is requesting permission to build an equipment storage building. Ms. Austin stated, that the applicant shall submit a Community Impact Statement, Archeological letter, and a Historic Impact Assessment. Ms. Austin stated, that the applicant shall also run the Natural Resource Calculations; the setbacks and buffers may be required based on the size of the property. Ms. Austin stated, that since this use is outdoor recreation, the applicant shall also submit the BMP calculations.

The meeting adjourned at approximately 11:25 a.m.