

The scheduled meeting of the Beaufort County Development Review Team was held on Wednesday, September 14, 2011, 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  
Ms. Delores Frazier, Assistant Planning Director  
Mr. Robert Klink, County Engineer

#### **STAFF PRESENT**

Mrs. Tamekia Judge, Zoning Analyst I

**1. CALL TO ORDER:** Ms. Austin called the meeting to order at approximately 11:02 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. Klink made a motion to approve the September 7, 2011 minutes as submitted. Ms. Austin seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, and Frazier).**

#### **3. OPTIMA TOWERS, IV – SPECIAL USE (FINAL)**

Mr. Klink made a motion to approve the Special Use request for the tower, as submitted.

**MOTION: Mr. Klink recommended approval of the Special Use permit, as submitted. Mr. Cummings seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, Frazier, and Klink).**

#### **4. PARKER'S CONVENIENCE STORE #38 – (FINAL)**

Mr. Klink made a motion, to approve the project submitted.

**MOTION: Mr. Klink recommended the project be approved as submitted. Ms. Frazier seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, Frazier, and Klink).**

#### **5. MOSS CREEK PLANTATION – 2012 SOUTH GREEN GOLF COURSE RENOVATION – (FINAL)**

Mr. Cummings asked Mr. Wilkerson, "Have you considered pruning the trees, rather than completely removing the trees?"

Mr. Wilkerson replied, that they have pruned the trees.

Ms. Frazier asked Mr. Wilkerson, "In your options, you stated, that the #7 green can be moved back 30 feet, but in your cover letter, you stated that the green could not be moved back 30 feet without taking out additional trees; can you provide a tree survey of the additional trees?"

Mr. Wilkerson stated, that they can submit a tree survey showing the trees, but it doesn't solve the problem by moving the green back 30 feet, because it doesn't produce enough sunlight on the green.

Mr. Klink stated, that he would like the applicant to submit a copy of the sunlight study, and a copy of the POA meeting minutes in reference to this project.

Mr. Cummings stated, that he recommends the project be deferred, until the applicant submits, minutes taken at the POA meeting, a sunlight study of the golf course holes #7 & #16, and a tree survey of the additional trees that will be affected, if the green will be shifted.

**MOTION: Mr. Cummings recommended the project be deferred, until the applicant submits a copy of the minutes taken at the POA meeting, a sunlight study for holes #7 & #16, and a tree survey of the additional 20 trees that will be affected if the greens were to be shifted. Mr. Klink seconded the motion. The motion passed unanimously (FOR: Austin, Cummings, Frazier, and Klink).**

*The meeting adjourned at approximately 11:21 a.m.*