

SOUTHERN BEAUFORT COUNTY CORRIDOR REVIEW BOARD

MINUTES

September 10, 2001

The Corridor Review Board met at First National Bank in Bluffton, SC at 2:30 P.M.

Members Present:

Greg Beste, Chairman
Laura Barrett
Doug Corkern
Martha Crapse
John Pinckney
James Tiller

Members Absent:

Todd O'Dell, Vice-Chairman

Staff Present:

Robert Merchant, Development Review Planner

I. Call To Order: The meeting was called to order by Greg Beste at 2:30 p.m.

II. Review of the Minutes of the Previous Meeting: John Pinckney motioned to approve the minutes of the August 6, 2001 meeting. Doug Corkern seconded. Motion carried

III. General Public Comment: There was no public comment

IV. Old Business:

A. Specialty Motorsports Revision Lighting Plan: Robert Merchant gave the project background. James Tiller motioned to give the lighting plan final approval. Doug Corkern seconded. Motion carried.

B. Pars Oriental Rugs Color Revision: The owner planned to present to the Board a revision of the stucco color, but was not present. Doug Corkern motioned to have the applicant submit the revised color to staff for approval. John Pinckney seconded. Motion carried.

V. New Business:

A. Belfair Towne Village, Phase II: Robert Merchant gave the project background. J. C. Williams of Connor and Associates gave the presentation.

Landscaping: Doug Corkern motioned to give the landscaping plan final approval with the following conditions.

- The plan will be revised to have a Landscape Architect's seal from the State of South Carolina.
- The note on the drawings will be revised to state that all deletions or amendments of plant material will be presented to the Corridor Review Board for approval.

James Tiller seconded. Motion carried.

Site: Doug Corkern motioned to give the site plan final approval. James Tiller seconded. Motion carried.

Lighting: Doug Corkern motioned to give the lighting plan final approval. James Tiller seconded. Motion carried.

Retail Building II Architecture: The applicant stated that no other site or architectural lighting is proposed other than the gooseneck sign lighting fixtures and what was presented in the lighting plan. James Tiller motioned to give the architecture final approval. Doug Corkern seconded. Motion carried.

Tavern Architecture: Doug Corkern motioned to give the building's architecture final approval. James Tiller seconded. Motion carried.

B. Okatie Presbyterian Church: Robert Merchant gave the project background. Dave Karlyk of Carolina Engineering Consultants, Inc. gave the presentation. The Board took no action but gave the following comments:

- The proposed architecture needs to be reworked. Currently, the cupola and steeple are the only architectural features that make it look like a church.
- The entrance portico should be made more prominent by raising the plate height.
- The sides of the building should be made flat gable ends.
- Detailing on features, such as the windows, are very important in articulating the building.

VI. Other Business:

A. Lot #5 Kittie's Landing (Eight Bay Carwash): Greg Beste recused himself and gave the presentation. Doug Corkern motioned to approve the vacuum pad lighting fixtures as long as the fixtures did not exceed 150 watts. Martha Crapse seconded. Motion carried.

VII. Adjournment: The meeting was adjourned at 3:50 p.m.