

MINUTES OF THE REGULAR MEETING OF THE CONSTRUCTION BOARD
OF ADJUSTMENTS AND APPEALS HELD ON APRIL 20, 2004 IN
THE BUILDING CODES CONFERENCE ROOM

MEMBERS PRESENT: Andrew Corriveau, Chairman; Don Dean, Herbert Brown, John Tuckwiller and John Catoe and John Garber were present. Phil Leroy was absent.

STAFF PRESENT: Arthur L. Cummings, Edward Nelson, and Marjorie Arnold were present.

1. DANIEL OGDEN (KRA, INC.) – SEA TURTLE ENTERTAINMENT-SEEKING A VARIANCE TO USE AN ALTERNATE METHOD OF CONSTRUCTION PER SECTION 104.11 OF THE INTERNATIONAL CODE:

requesting a variance for Sea Turtle Cinemas.

Arthur Cummings stated that at the last meeting Code Consultants would furnish us with some names of similar projects to what is being proposed for the town of Bluffton in order to check our the criteria used to allow these buildings to built using open mall concept. He said Amy Murdock gave him the name of four projects in different parts of the country: Short Pump Town Center, Henrico, Va; Streets at South Point, Durham, NC; Stoney Point Fashion Park, Richmond, Va; and International Plaza, Tampa, Florida. Mr. Cummings made several calls to the different locations and got a response from the Streets at South Point, Durham, NC and spoke with Mr. James Spragg, the Chief Building Inspector and he was having trouble remembering what had happened as the project was done under the 1994 code. He said he thought he had some documents and would try to forward them to show some of the things that happened which allowed the project to be built. He never gave any specifics on the project.

Mr. Cummings stated that he also contacted John Barrios and asked him about the project that was done in 1997 and basically this was an existing enclosed mall and a parking structure was added and above the parking structure from the second level of the mall was a food court. He said from that level the food court was extended.