

NORTHERN BEAUFORT COUNTY CORRIDOR REVIEW BOARD  
MINUTES  
August 21, 2002

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The Corridor Review Board met at the Carnegie Building at 701 Craven Street, Beaufort, SC.

**Members Present:**

Wayne “Cooter” Ramsey, Chair  
Eliza Hill  
William Palphreyman  
Sara Reynolds

**Members Absent:**

Brian Coffman  
Judy Nash  
Darrell Snyder

**Staff Present:**

Robert Merchant, Development Review Planner

- I. Call To Order:** The meeting was called to order by Wayne “Cooter” Ramsey at 4:30 P.M.
- II. Review of the Minutes of August 7, 2002 Meeting:** Eliza Hill motioned to approve the minutes of the August 7, 2002 meeting. Sara Reynolds seconded. Motion carried.
- III. General Public Comment:** There was no general public comment.
- IV. Old Business:**
- A. Steamers:** Robert Merchant gave the project background. Paul Moore of Andrews Engineering gave the presentation. Eliza Hill motioned to give the project final approval with the following conditions:
- The Board would like to see all of the area between the sidewalk and the proposed porch either sodded or landscaped. The applicant needs to explore whether this is feasible with DOT.
  - One of two options below needs to be followed with respect to the handicapped ramp:
    1. Either relocate the handicapped ramp to the area to the south of the main entrance of the building;
    2. use a walkway in between the building and US 21 to access the entrance on the front porch;
    3. or, if the handicapped ramp must remain where it is shown on the drawing, provide more landscaped area to screen it from the highway.

- The proposed front gable on the street side elevation needs to have signage in the gable area for accent.
- The detailing on the existing breezeway and proposed porch need to match.

William Palphreyman seconded. Motion carried.

**V. New Business:**

**A. Grayco Office Park:** Wayne “Cooter” Ramsey recused himself. Paul Moore presented to the Board revised landscaping and site plans that addressed the Board’s comments at its August 7 meeting. The Board requested that the applicant return to the Board with the following revisions to be made to the landscaping plan:

- Move the understory trees to the buffer area between proposed Building A-B and Old Sams Point Road. Remove the proposed pampas grass and change the understory trees to an evergreen species.

**VI. Other Business:** There was no other business.

**VII. Adjournment:** The meeting was adjourned at 5:30 p.m.