

NORTHERN BEAUFORT COUNTY CORRIDOR REVIEW BOARD
MINUTES
November 5, 2002

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

Members Present:

Wayne "Cooter" Ramsey, Chair
Brian Coffman
Eliza Hill
Judy Nash
Darrell Snyder

Members Absent:

Sara Reynolds
William Palphreyman

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 October 16, 2002 Meeting:** Darrell Snyder motioned to approve the minutes of the October 16, 2002 meeting. Judy Nash seconded. Motion carried with Brian Coffman abstaining.
- III. **General Public Comment:** There was no general public comment.
- IV. **Old Business:**
 - A. **3522 Trask Parkway:** Robert Merchant gave the project background. Helen Rivers gave the presentation. Darrell Snyder motioned to approve the project as revised with the acknowledgement that the roof rake will be 1-½ feet. Eliza Hill seconded. Motion carried.
- V. **New Business:**
 - A. **Low Country Housing:** Robert Merchant gave the project background. Steve Mitchell of Mitchell Engineering gave the presentation. The Board took no action, but gave the following recommendations.
 - ◆ Some of the plants in the perimeter buffer between this site and Harris Pillow should be relocated to the highway buffer.

- ◆ The open sodded area of the highway buffer needs to be planted with more vegetation.
- ◆ The applicant should avoid lining up trees in a row. A natural arrangement of vegetation is encouraged.
- ◆ When a final landscaping plan is submitted, the plan of the sales office area needs to be increased in scale to show more detail in the foundational landscaping.
- ◆ Wax Myrtle and Ligustrum are too large to be planted so close to the driveway. A smaller plant material should be planted in these areas.
- ◆ A smaller plant, such as a ground cover of low growing shrub should be added to the overall palette of plant materials.
- ◆ The roof of the proposed sales office needs to have a minimum slope of 4:12.
- ◆ In the foundation area of the sales office, setting the lattice at least 2” back from the piers and finishing the stucco along the returns of the piers is an important detail in making the foundation appear more permanent. Increasing the width of the piers to at least 16” is also important.
- ◆ If the shutters are used, they need to be sized to be half the width of the windows.
- ◆ The handicap ramp should either be moved to the side of the building or situated so that its length is perpendicular to the building and highway.
- ◆ A detail of both porches needs to be provided to the Board. Increasing the massing of the columns is an important detail.

B. Barefoot Bubba’s Fence: Robert Merchant gave the project background. Wally Davids of Barefoot Bubba’s gave the presentation. The Board took no action, but gave the following comments:

- ◆ The applicant should use a mix of deciduous vines and crape myrtles to give the fence screening more depth and allow views into the site.
- ◆ Planting should be more naturalistic rather than lined up in a row.
- ◆ The applicant needs to rework the landscaping plan with the above recommendations and submit it to planning staff for review.

VI. Other Business: Eliza Hill brought to the Board’s attention that Marie Lewis has offered the Board the use of the Sea Island Conference Center on Lady’s Island for a meeting place. The Board requested that staff research the possibility.

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