

NORTHERN BEAUFORT COUNTY CORRIDOR REVIEW BOARD
MINUTES
January 20, 2004

The Corridor Review Board met at the County Administration Building in Room 280, Beaufort, SC.

Members Present:

Wayne "Cooter" Ramsey, Chair
Eliza Hill, Vice-chair
Brian Coffman
William Palphreyman
Darrell Snyder
James Stevens

Members Absent:

Kenneth "Mark" Dixon

Staff Present:

Robert Merchant, Development Review Planner

- I. **Call To Order:** Wayne "Cooter" Ramsey called the meeting to order at 4:30 P.M.
- II. **Review of the Minutes of the Previous Meeting:** James Stevens motioned to approve the minutes of the October 21, 2003 meeting. Darrell Snyder seconded. Motion carried.
- III. **General Public Comment:** There were no general public comments.
- IV. **Old Business:** There was no old business.
- VI. **New Business:**
 - A. **Lot 37 of S.W. Whitwell Coffin Point Tract.** Robert Merchant gave the project background. Jack Edwards presented. James Stevens motioned to give the project final approval with the following conditions:
 - ◆ The handicap parking space needs to be located where the pavement won't encroach on existing tree roots. It needs to be located on the highway side of the parking lot with a paved walkway linking it to the proposed handicap ramp.
 - ◆ The applicant is cautioned that this building may not meet current building codes. Corridor Review Board approval of this project does not necessarily mean that a building permit will be issued.
 - ◆ The landscaping plan indicates shrubs to be planted in front of the handicap ramp. This needs to be corrected on the plan.

- ◆ In order to meet the highway buffer landscaping requirements, the plan needs to increase the quantity of bottlebrushes to 9 and increase the container size to seven gallons.
- ◆ The applicant needs to address the other comments provided in the staff report.

Darrell Snyder seconded. Motion carried.

B. Lady's Island Redevelopment District. Robert Merchant explained that staff is withdrawing this agenda item because the Corridor Review Board will not play any additional role in reviewing development in the proposed Lady's Island Redevelopment District beyond what the CRB would normally review – development within 500 feet of Sams Point Road and US 21 (Sea Island Parkway).

VII. Other Business: There was no other business.

VIII. Adjournment: The meeting was adjourned at 5:15 p.m.