

NORTHERN BEAUFORT COUNTY
CORRIDOR REVIEW BOARD MINUTES
September 11, 2007

Members Present:

Darrell Snyder, Chairman
Brian Coffman, Vice Chairman
Brad Bowden
Mark Dixon
James Stevens

Members Absent

Bill Harris
Kevin Farruggio

Staff Present: Judy Timmer, Development Review Planner

- I. **Call to Order:** Chairman Snyder called the meeting to order at 4:30 p.m.
- II. **General Public Comments:** There were no public comments.
- III. **Review of the Minutes:** Mark Dixon motioned to approve the August 21, 2007 minutes with the condition that Brian Coffman be listed as recused on the Low Country Skating and Family Center. James Stephens seconded. Motion carried.
- IV. **Old Business:** There was no old business submitted for review.
- V. **New Business:**
 - A. **Four Seasons Self Storage – Phase 2 (conceptual):** The applicant was not present so the project was moved to the end of the agenda.
 - B. **Suncoast Motor Cars – Awning/Sign (final):** Chairman Darryl Snyder recused himself from project review due to previous working relationship with the applicant. Vice Chairman Brian Coffman took over the chair to lead the meeting. Legare Jones, Suncoast Motor Cars was present to discuss the changes. Staff presented the project report. The board made the following recommendations for changes:
 1. The left overhang should be redesigned to match the right overhang in depth.
 2. Add shrubs in the front buffer.
 3. Add more columns and realign with porch railing.
 - C. **Four Seasons Self Storage – Phase 2 (conceptual):** The applicant arrived during the Suncoast Motor Cars discussion. Chairman Darryl Snyder recused himself from project review due to previous working relationship with the applicant. Vice Chairman Brian Coffman took over the chair to lead the meeting. David Karlyk, Carolina Engineers was present to discuss the project. Staff read the project report. The Board made the following recommendations for changes to the plans:
 1. Revise the landscape plan to reflect the following changes: a) Leyland Cypress 15' OC b) Yaupon Holly 5' OC c) Red Cedars 10' OC d) Waxmyrtles 6' OC.
 2. The left buffer may remain natural with no landscape supplementation.
 3. Show retention pond location and details with proposed landscape.

4. Provide cutsheets for all proposed lights.
5. The architecture and building colors were approved as they matched the existing buildings.
6. Submit lighting plan showing existing and proposed lights location and footcandles out to 0.0 with a legend delineating light symbols for existing and proposed with a table that outlines lighting minimum, maximum and average footcandles.
7. Replant any missing/dead landscape required in the first phase.

VI. **Other Business:** Chairman Snyder asked staff to discuss the Publix project. Staff discussed the following items in brief:

- A. The project had been given DRT conceptual approval with conditions that the site plan may change based on implementation of the Corners Community Preservation ordinance.
- B. Staff would send the ordinance to the board members for review and discussion.
- C. DRT recommended a meeting between CP committee members, DRT and CRB.

VII. **Adjournment:** Meeting was adjourned at 6 p.m.