

SOUTHERN BEAUFORT COUNTY CORRIDOR REVIEW BOARD
MINUTES
November 18, 2002

The Corridor Review Board met at the Bluffton Library in Bluffton, SC at 2:30 P.M.

Members Present:

Greg Beste, Chairman
Todd O'Dell, Vice-Chairman
Laura Barrett
John Pinckney
John Thomas
James Tiller

Members Absent:

Martha Crapse

Staff Present:

Robert Merchant, Development Review Planner

- I. Call To Order:** Greg Beste called the meeting to order at 2:30 p.m.
- II. Review of the Minutes of the Previous Meeting:** James Tiller motioned to approve the minutes of the November 4, 2002 meeting. John Thomas seconded. Motion carried
- III. General Public Comment:** There was no public comment.
- IV. Old Business:** There was no old business.
- V. New Business:**
 - A. Lots 16 & 17 Plantation Business Park, Plantation Commons II:** Robert Merchant gave the project background. Robert Dumler gave the presentation.

The Board took no action but gave the following comments:

- ◆ Several revisions should be made in the site plan to preserve significant trees. The applicant needs to make an attempt to save trees that are more than 20" in diameter.
- ◆ The landscaping plan needs to show how the root zone of saved trees will be protected. Pervious parking is recommended around the root zone of large existing trees. The applicant needs to be conscious of the grading plan and make provisions for tree wells where necessary.
- ◆ Planning staff will double-check the height restrictions in Plantation Business

Park to determine whether Building A is compliant.

- ◆ The stucco joints will be designed to complement the design of the building.
- ◆ The applicant should provide an alternate front elevation for Building A that alternates between single and double columns.
- ◆ An additional handicap parking space will be provided for Building A.
- ◆ The proposed chandelier in Building A shall be a cutoff fixture.

VI. Other Business:

- A. Bluffton Commons (Publix): James Tiller brought to the Board's attention that chain link fences have been installed around the detention ponds at the Bluffton Commons shopping center contrary to what the Board required. He asked planning staff to look into this issue.
- B. Robert Merchant announced that the Board would no longer be able to meet at the South Carolina Bank and Trust conference room. Staff has scheduled for the Board to meet at the Stafford A conference room at the Holliday Inn Express at the Target Shopping Center for the 2003 calendar year.

VII. Adjournment: The meeting was adjourned at 3:15 p.m.