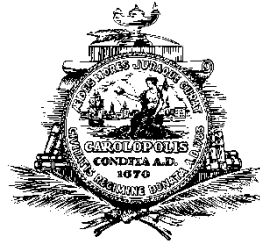


Board: Erica Chase (Chairman), Andy Smith, Dinos Liollo, Ben Whitener, Erin Stevens, Stephanie Tillerson, Ashley Jackrel

City Staff: David Meeks, Andrea Derungs, Alison Hill DeLong



RESULTS DESIGN REVIEW BOARD

January 3rd, 2021

4:30 PM.

2 George St

1. 1800 Bee's Ferry Rd. - TMS# 301-00-00-027

Request approval for a completed mock-up panel

Owner:	Madison Capital Group (Hobie Orton)
Applicant:	Cline Design Assoc./Karen Brannon)
Neighborhood/Area:	West Ashley

MOTION: Approved, with staff comments # 1-3

MADE BY: BW SECOND: AJ VOTE: FOR 7 AGAINST 0

Staff Comments:

1. Large exposed fasteners are being used at the metal edges along the top of the panel. We recommend using cleats instead.
2. The craftsmanship could be improved on the metal roof installation.
3. We recommend the caulk at the windows be dark to match the window and not white as white does not weather well over time in this area.

2. 1426 Meeting St. – TMS# 464-14-00-121

Request approval for a completed mock –up panel.

Owner:	Cohn Construction
Applicant:	Bello Garris Architects/Nick Galzia
Neighborhood/Area:	Peninsula- UP

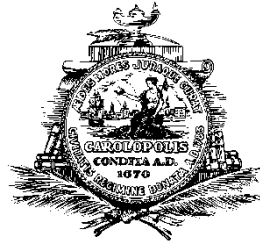
MOTION: Approved, with staff comments # 1 and 2.

MADE BY: DL SECOND: BW VOTE: FOR 6 AGAINST 0

Stevens recused

Board: Erica Chase (Chairman), Andy Smith, Dinos Liollo, Ben Whitener, Erin Stevens, Stephanie Tillerson, Ashley Jackrel

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RESULTS DESIGN REVIEW BOARD

January 3rd, 2021

4:30 PM.

2 George St

Staff Comments:

1. If exposed fasteners are permitted, they need to be done more carefully and consistently. Some fasteners were countersunk and some were flush with the material. They also need to be located in a purposeful manner, in straight lines horizontally and vertically.
2. Prevent discoloration of wood around fasteners.

3. 334 Folly Rd. – TMS# 424-05-00-028, 029, 030

Request final approval for a new Refuel gas station, convenient store and car wash

Owner:	Refuel Operation Co., Inc.
Applicant:	Graham Group Architecture/Christopher Friend
Neighborhood/Area:	James Island

MOTION: Final approval, with staff comments # 1, 2 and 3. And Board comments to submit to staff a final set showing the gas canopy as a true gable. No mock up panel is required for this project.

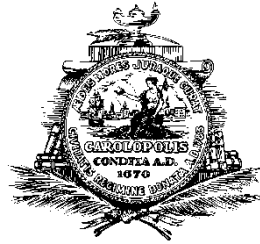
MADE BY: ___ DL ___ SECOND: ___ AS ___ VOTE: FOR 7 AGAINST 0

Staff Comments:

1. The added fence near the south lot line was not shown on the landscape plan and the proposed fence looks to be in conflict with some of the proposed landscape. Please submit a new landscape plan to staff including this fence to show there is no conflict.
2. Include in the revised landscape plan, the Board comments from the 9/20/21 DRB meeting as mentioned above in the staff observations.
3. Staff ask that the Board comment on a mock-up panel for this applicant

Board: Erica Chase (Chairman), Andy Smith, Dinos Liollo, Ben Whitener, Erin Stevens, Stephanie Tillerson, Ashley Jackrel

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RESULTS DESIGN REVIEW BOARD

January 3rd, 2021

4:30 PM.

2 George St

4. 3486 – 3492 Maybank Hwy. TMS # 279-00-00-055, 056, 057

Request conceptual approval for a new multifamily development.

Owner:	Hamlet at Maybank, LLC
Applicant:	Steve Farmartino
Neighborhood/Area:	John's Island

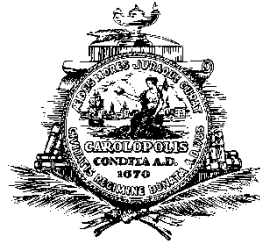
MOTION: Deferral, with staff comments # 1, 2, 4, 5 and 6. And Board comments, for the landscape and architecture to be more cohesive to unify the project through a simplified material pallet. 2) To reiterate what was said at the last Board meeting: The clubhouse should be as prominent as possible relating to scale and mass of the project. And to restudy the congestion/density of Pods 6, 7, 11, 12.

Staff Comments:

1. Staff approves of the subtle color schemes proposed as seen at the end of the set with the color renderings. We feel all the 10 color schemes proposed complement each other.
2. Please title the building elevations according to their direction facing and not "rear and side elevation".
3. It would be helpful if the renderings included a key site plan or a description of which direction we are looking in the rendering.
4. For future submittals staff ask that all sheets in the drawing set get numbered so that the Board can reference a sheet # during the presentation and Board discussion.
5. In the previous motion the Board had asked the applicant to restudy the clubhouse location and approach as it relates to the entry to the site. The applicant gave a long explanation of why the building cannot be moved, mostly due to surrounding trees. But it was staff's understanding from the Board discussion at the meeting that the Board wanted to see a better façade being presented to the approach, and pointed out that the 1st part of the building you see on the approach to the clubhouse is the back of a 2ndary wing. And that this portion of the building should be something more important and special, than the back of a wing. It seems some redesign attempts could have been made to this side of the building, or rotating the building to a degree that does not affect any trees.
6. A staff comment that was not addressed was about providing a slab for each of the buildings. This comment was not made for flood purposes as the applicant's state why

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RESULTS DESIGN REVIEW BOARD

January 3rd, 2021

4:30 PM.

2 George St

they were not adding slabs, the comment was made for aesthetic reasons. The buildings look better raised slightly and not flat at grade with no step ups.

MADE BY: DL SECOND: ST VOTE: FOR 7 AGAINST 0

5. 1475 Folly Rd. - TMS# 334-00-00-048

Request preliminary approval for a new automotive repair shop.

Owner:	1475 Folly Road LLC
Applicant:	LeCraw Engineering, Inc.
Neighborhood/Area:	James Island

MOTION: Deferral, with staff comments # 2, and 3. Board comments, 1) the Board embraces the volumetric study of the building but where the building design falls apart is at the translation of fenestration at the office area. When a resubmittal is developed, use the fenestration language of the garage bays to inform the fenestration in the office. 2) Reinforce the language of the building by omitting the exposed rafter tails. 3) Restudy and develop the landscape plan along with the evolution of the building and the addition of the stone drainage basin

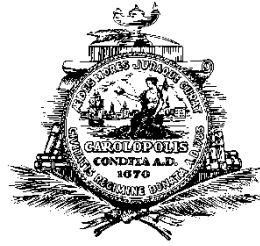
MADE BY: DL SECOND: AS VOTE: FOR 7 AGAINST 0

Staff Comments:

1. Staff recommends that the porch on the south façade be a shed roof porch across the entire façade.
2. The applicant is providing one row of shrubs to screen the back mechanical units on the ground (same as last review), but the last Board motion was to screen it better. We typically ask for a screen fence since landscape is not forever. Currently the one row of shrubs shown are deciduous and will be bare in the winter. Please add another layer of screening with evergreen shrubs for year round screening.
3. Staff does not approve of the design direction of an alternate concept being presented on the 2nd to last sheet (A-4.5). Especially the façade being presented to Folly Rd.

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RESULTS
DESIGN REVIEW BOARD

January 3rd, 2021

4:30 PM.

2 George St

6. Approval of minutes from the 12/6/21 meeting

MOTION: Approved

MADE BY: AS SECOND: ST VOTE: FOR 7 AGAINST 0