

McClellanville Architectural / Design Review Board Minutes
September 21, 2021 — 7:00 PM

The McClellanville Architectural Review Board/Design Review Board met on the above noted time and date. The time and date of the meeting had been advertised in compliance with state law. Members of the public present at meeting: Mr. and Mrs. Collins, Ashley Meeks, Peggy Allison, Steve Cooper. Board members present, Tammy Huggins, George Scott. Town Staff members present Natalie Lewis, Eddie Bernard and virtual attendance Kathryn Basha, Board member Bobby Wilson and applicant Doug Click. Absent from meeting, board members Leslie Scott and Eric Craig.

Meeting was called to order by Tammy Huggins and roll call was taken.

The Board reviewed minutes from August 17, 2021 meeting. Bobby Wilson motioned to approve minutes and Tammy Huggins seconded. Minutes were unanimously approved.

Tammy Huggins made a motion to discuss 143 Liberty Street in the Historic District. This application submitted by Doug Click is for consideration of revised design drawings for a single-family new home construction. This project was previously approved at the April 20, 2021 meeting. The following revisions are:

- All transoms are removed except on entry door.
- Front porch no longer extends the width of the front elevation.
- Roof material is changed from metal to asphalt.
- Roof pitch changed from 16:2 to 15:2
- Garage doors from 8' wide to 9' wide
- Louvered panels under pinning changed to not breakaway.
- Larger door to master sun deck (30" to 36")

Tammy Huggins made a motion to approve this application with the following conditions: change roof pitch from 6:2 to 5:2. Bobby Wilson seconded motion it was unanimously approved by board.

Tammy Huggins motioned to introduce for discussion, 10117 Highway 17 N. This application submitted by Home Telecom is for consideration to set electronic cabinet for to provide broadband to the area. The cabinet is 48" (H) x 25" (W) x 57" (L). Richard Gilbert with Dominion has given approval for the cabinet to be under powerlines. Tammy Huggins made a motion to grant conditional approval from DRB Board. Requested zoning provide variance for Highway 17 buffer, plant small shrubbery (no canopy trees under power lines) in 5' buffer on south property line, owner to verify cabinet and pad dimensions as well as location and orientation, temporary access to site via parent parcel, no need for driveway. Owner to coordinate site plan and buffer planting with staff. Bobby Wilson seconded motion it was unanimously approved by board.

Tammy Huggins made a motion to discuss 316 Dupre Road in the Historic District. This application submitted by Troy and Ashley. The property owner is proposing to raise the existing house to 1'-2' above base flood elevation on brick wrapped CMU block columns with painted wood louvers between columns. The left side porch is proposed to be widened by an additional 2' and a 30' wide front porch with stairs added to the front left half of the house. The chimney is proposed to be removed due to a new gas fireplace.

The existing shingled roof is to be replaced with a standing seam metal roof. The existing rear addition to the house will be removed and replaced with a larger rear addition with stairs and deck off of the addition. Tammy Huggins made a motion to approve this application concept plan. Conditions include location of home not changing. No new windows added to house plan. Any new siding will match existing materials. HVAC in rear to be elevated and screened, propane tank to be above grade located in rear. Applicant will provide staff with updated site plan details, confirm finished floor elevation for staff review and approval. George Scott seconded motion it was unanimously approved by board.

No other items were discussed. Meeting was adjourned at 8:25 PM

A handwritten signature in cursive script that reads "Natalie Lewis". The signature is written in black ink on a white background.

Respectfully submitted,
Natalie Lewis/ Secretary