

Mr. Alvarado asked how tall the building is. Mr. Folsom stated it was ten feet in height. Mr. Alvarado asked what the pitch is. Mr. Folsom said it was a small pitch, about 1 to 12. Mr. Alvarado asked what the square footage of the building is. Chairman Strickland stated about 8300 square feet. Chairman Strickland stated that when the variance request was first submitted, the building was proposed to be green. Mr. Folsom stated yes, but the LDR had no color requirements. Mr. McCall asked where the detention pond was. Mr. Folsom stated it was just to the north of the cart building. Chairman Strickland asked if they had a color chip to show the Board what color the building would be. Mr. Folsom stated they did not, but it would be the same basic color as the main building. Mrs. Quarterman asked if they could put vinyl siding on the building. Ms. Tolley stated they could. Mrs. Quarterman stated that they were lucky not to have two front yards, because some parcels in town had two front yards. Mrs. Quarterman stated, when she was young, she read a book about building a fort, and they built a green fort to blend in with the landscaping, but once the leaves fell off and the gray trunks were left, the fort was more visible, like a green building would be once the leaves fell off of deciduous landscaping. Mr. McCall stated you wouldn't see the end (front) of the building as much as you would the side facing the entrance. Mrs. Quarterman stated, being a master gardener, she would much rather them use a native plant in landscaping the yard. Chairman Strickland asked if they would have a problem with a requirement of an evergreen landscaping around the western side of the building? Mr. Alvarado asked if there was some sort of bamboo along the front of the building? Mr. Folsom stated there was. Mr. Alvarado stated that on Amelia Island, everything was green so everything blended in. Mr. Alvarado asked how difficult it would be for the building to be green. Mr. Folsom stated the building had already been ordered and it was gray, and they were trying to get the most out of their membership's dollars. Mr. Folsom stated that if they were required to spend five to seven thousand dollars in landscaping, or install a fence, they might as well spend the money to cover the building as required. Mr. Alvarado asked what kind of roof the building has. Mr. Folsom stated it has a dark gray metal roof. Mr. Alvarado asked why they ordered a gray building. Mr. Folsom stated that the LDR did not require a particular color, and that no matter how you buffer it, you will see a building. Mr. Hogan asked if it would be a hardship to meet the requirements. Mr. Folsom stated they would save a few thousand dollars that they could use elsewhere.

There being no further discussion with Mr. Folsom, Chairman Strickland asked if there was anyone else who would like to speak in support. No one spoke. Chairman Strickland asked if there was anyone who would like to speak in opposition to the request. No one spoke. Chairman Strickland asked Ms. Tolley if anyone had contacted her office. Ms. Tolley stated that a neighbor had, but due to medical difficulties, could not come to the meeting. The neighbor stated that she did not want a metal building placed there because she did not want to look at an industrial building across the street from her house.

There being no further discussion, Chairman Strickland opened the floor for a motion. Mrs. Quarterman made a motion to approve the variance as presented with three conditions: Approval is for this building only, the existing vegetative buffer along Country Club Road is to be maintained, and additional buffering of a native evergreen species, such as wax myrtle or native holly, is to be added in a density as required by new commercial development being constructed adjacent to an existing residential development. Dr. Houseal seconded the motion. The motion was called and carried with a vote of 3-2-1, with Mr. Hogan and Mr. Alvarado voting against the motion. Mrs. Quarterman asked what the number of plantings was to meet the buffer requirements. Ms. Tolley stated she was not familiar with the specific numbers. Mrs. Quarterman stated she wanted a solid buffering of plantings.

OTHER BUSINESS

Agenda Item # 4: Approval of Minutes: March 7, 2017

Mrs. Hobby resumed her seat at the table.

Chairman Strickland asked if there were any concerns with the draft minutes. There being none, he called for a motion. Dr. Houseal made a motion to approve the minutes as presented. Mrs. Hobby seconded the motion and it was called and carried unanimously (6-0 vote).