

Chatham County Appearance Commission  
September 25, 2019  
Meeting Minutes — S. Jacobs, Secretary

In attendance for the meeting were:

William Causey, Chair  
Shelly Jacobs, Secretary  
Davis Andrews  
Grimsley Hobbs  
Phillip Cox  
William Garrett

Absent: Mary Barone, Clinton Miller, Dan Sunberg

**1st presentation:**

Michael Fiocco presenting for 501 Landing

The proposed project is a commercial center on a parcel that is currently a residential property with heavy tree cover along the roadside. The plans presented called for extensive regrading of the property and showed the removal of the tree line along the 15/501 side of the parcel. This was of deep concern to Appearance Commission members as this tree buffer is a crucial part of maintaining the “rural character” of Chatham County per the majority of citizen’s desire for development goals.

It was suggested that the grading area be started further back to preserve much if not all of the tree line. Michael Fiocco agreed that he would work toward redeveloping the plan to reach this goal.

There were also concerns about the parking lot islands and whether the trees planted would grow in a timely and productive fashion to provide intended shade. It was suggested and agreed to that the islands could remain the size called for in the plan submitted if the parking spots around the island be made to be of pervious material to allow the trees the best opportunity for growth and health.

Lastly the planting plans along the residential buffers to the north and south of the property were determined to be inadequate. The following substitutions were recommended to provide better buffering for the same or perhaps less cost: instead of Inkberry, single red cedar and loropetalum we recommend 3 red cedars planted in a triangular grouping 5' OC. N/S and 10' OC E/W along with 2

different Native American holly cultivars.

**2nd presentation:**

Paul Brewer presenting for Harris Lake Self-Storage.

Overall the plans were acceptable to all members. Plans call for an area of undisturbed wetland as well as regrading of the property for the storage buildings and parking areas. There was one shortcoming in the tree planting plans for the Bald Cypress and Willow Oaks. They each needed to be specified towards the dry or wet areas of the land.

The Bald Cypress need to be planted in wet areas of the property and Willow Oaks be placed in the dry areas of the property. We were assured the plans would be amended to reflect this.

The size of signage was also discussed and it was agreed that the maximum size would be 150 sq-ft.

Lighting specifications will be submitted to Angela Birchett for approval.