



**05/16/2025**

**Fifth Third May River**

**Town of Bluffton, SC**

**RE: 1<sup>st</sup> Preliminary Development Comments**

**Permit #: DP-03-25-019666**

**BDG Project #: 240634**

Dear Plan Reviewer(s):

This letter is to address your review comments for the above-mentioned project. We believe that the submittal package included with this letter will address your concerns for this project. Listed below are the questions requesting additional information with a narrative response below each question.

**Planning Review:**

1. An approval letter from the May River Crossing Declarant or associated ARB will be required prior to development plan approval.

**Response: Acknowledged.**

2. Consider relocating the crosswalk to the north side of the bank access drive to May River Crossing to increase the distance from May River Road. The installation of the crosswalk and the tie to the future sidewalk will need to be coordinated with future New Riverside Medical Office Building development on the opposite side of May River Crossing.

**Response: Acknowledged, the sidewalk has been relocated plan north. Per discussion in person, we have relocated this sidewalk and will work with neighboring property to ensure safe connection.**

3. The subject property is within the Highway Corridor Overlay District and will require a Certificate of Appropriateness reviewing landscaping, lighting and architecture prior to Final Development Plan approval.

**Response: Acknowledged.**

**Watershed Management Review DRC**

1. All development shall disconnect impervious surfaces with vegetative surfaces to the maximum extent practicable. (UDO 5.10.3.A.4) Reroute the downspouts to a vegetated area.

**Response: All downspouts have been revised and rerouted. Per discussion in person, we will not be “bubbling up” our downspouts out into the vegetated area for it to percolate into the soil.**