



**TOWN OF BLUFFTON
CERTIFICATE OF APPROPRIATENESS-
HIGHWAY CORRIDOR OVERLAY (HCO)
APPLICATION**

Growth Management Customer Service Center
20 Bridge Street
Bluffton, SC 29910
(843)706-4500
www.townofbluffton.sc.gov
applicationfeedback@townofbluffton.com

Applicant	Property Owner
Name: Shelbi D'Avignon	Name: CVS 75651 SC, LLC
Phone: (727) 669-2900	Phone: 1 (800) 746-7287
Mailing Address: 380 Park Place Blvd. Suite 200, Clearwater, FL 33759	Mailing Address: 1 CVS Drive, Woonsocket, RI 02895
E-mail: sdavignon@boosdevelopment.com	E-mail: bryan.cook@cvshealth.com
Town Business License # (if applicable):	
Project Information (tax map info available at http://www.townofbluffton.us/map/)	
Project Name: CVS Pharmacy 2745	Conceptual: <input checked="" type="checkbox"/> Final: <input type="checkbox"/> Amendment: <input type="checkbox"/>
Project Address: 9220 Evan Way, Bluffton, SC	Application for: <input checked="" type="checkbox"/> New Construction <input type="checkbox"/> Renovation/Rehabilitation/Addition
Zoning District: Jones Estate PUD & H.C.O.D. (Overlay)	
Acreage: 1.911	
Tax Map Number(s): R610 036 000 0979 0000	
Project Description: Proposed CVS Retail and Pharmacy	
Minimum Requirements for Submittal	
<input checked="" type="checkbox"/> 1. Mandatory Check In Meeting to administratively review all items required for conceptual submittal must take place prior to formal submittal. <input checked="" type="checkbox"/> 2. Digital files drawn to scale of the Site Plan(s) and Architectural Plan(s). <input checked="" type="checkbox"/> 3. Recorded deed and plat showing proof of property ownership. <input checked="" type="checkbox"/> 4. Project Narrative describing reason for application and compliance with the criteria in Article 3 of the UDO. <input checked="" type="checkbox"/> 5. Material samples and color swatches for all proposed materials. <input checked="" type="checkbox"/> 6. An Application Review Fee as determined by the Town of Bluffton Master Fee Schedule. Checks made payable to the Town of Bluffton.	
Note: A Pre-Application Meeting is required prior to Application submittal.	
Disclaimer: The Town of Bluffton assumes no legal or financial liability to the applicant or any third party whatsoever by approving the plans associated with this permit.	
I hereby acknowledge by my signature below that the foregoing application is complete and accurate and that I am the owner of the subject property. As applicable, I authorize the subject property to be posted and inspected.	
Property Owner Signature:	Date: 9/16/24
Applicant Signature:	Date: 9/16/24
<i>For Office Use</i>	
Application Number:	Date Received:
Received By:	Date Approved:



960 Morrison Drive, Suite 200
Charleston, South Carolina 29403
o | 770.368.1399
f | 770.368.1944
w | www.foresitegroup.net

September 10, 2024

VIA EMAIL

Town of Bluffton
Development Review Committee
20 Bridge Street
Bluffton, SC 29910

applicationfeedback@townofbluffton.com

RE: 9220 Evan Way Highway Corridor Application Project Narrative

To whom it may concern,

We are working in conjunction with Boos Development Group, Inc. and the owner CVS 75651 SC, LLC. regarding the development of 9220 Evan Way. The site is a part of the Jones Estate Planned Unit Development (Church Point Planning Area) and Highway Corridor Overlay District. The site is currently covered by heavy, densely wooded vegetation, and is intended to be developed into a 11,286 SF CVS Pharmacy with retail as the primary use with a clinic, drive through, and associated parking lot. Existing vegetation will be retained where possible including the 60' buffer on the north portion of the property near Okatie Highway and additional tree plantings will be utilized to supplement removed vegetation in adherence to the Bluffton Town Ordinance. A water extension will be required across Evan Way to service the site for domestic, irrigation, and fire service. A storm drainage extension shall be required to connect the on-site inlets to the master stormwater system for the adjacent Publix development which is understood to provide detention for the CVS site.

The development will adhere to the Bluffton County Unified Development Ordinance. Please don't hesitate to contact me if you should have any questions or require further information for the proposed development.

Thank you for your time and consideration.

Sincerely,
FORESITE GROUP, LLC

A handwritten signature in black ink, appearing to read "B. Morris".

Brian F. Morris, P.E.
Senior Project Manager
bmorris@fg-inc.net
404-771-9988