

1. Agenda

Documents:

[2024_05_07_BAR_AGENDA.PDF](#)

2. Meeting Materials

Documents:

[2024_AR_02_906 TIGER BLVD STE 3_SUBMISSION \(1\).PDF](#)

[2024_AR_03_120 LIBERTY DR.PDF](#)

[2024_AR_02_906 TIGER BLVD STE 3_SUBMISSION.PDF](#)

[2024_AR_04_412 COLLEGE AVE_ELEVATIONS.PDF](#)

[2024_AR_04_412 COLLEGE AVE_RENDERINGS.PDF](#)

[2024_AR_03_120 LIBERTY DR_SUBMISSION.PDF](#)

[2024_AR_03_120 LIBERTY DR_RENDERING.PDF](#)



CITY OF **Clemson** PLANNING & DEVELOPMENT

AGENDA
Board of Architectural Review Meeting
May 7, 2024 at 6:00 P.M.
1250 Tiger Blvd.
City Hall - City Council Chambers

The public may now attend City of Clemson public meetings in person. COVID Protocol will be in place for social distancing.

You can also view these meetings on the City of Clemson's YouTube channel.

How to Submit Public Comments

1. In-person during appropriate portions of meetings
2. On the City's MyCivic web platform no later than 5:00 p.m. the day before the meeting

1. Call to Order

2. Adoption of Minutes – March 5, 2024

3. Action Items

a. Building and Site Review

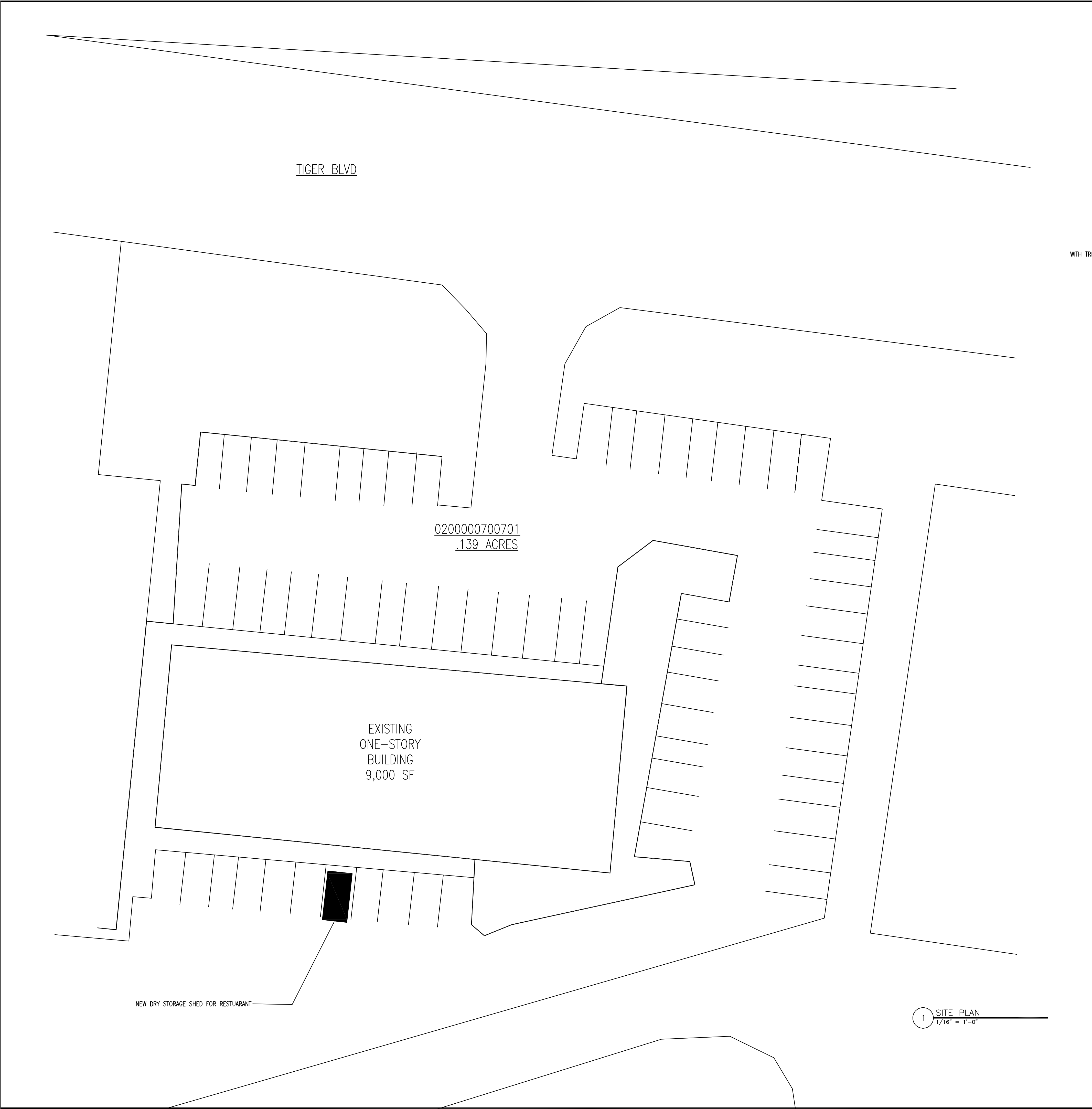
- 1) **2024-AR-02:** Applicant Deiby Jimenez is requesting approval of shed placement for additional storage at 906 Tiger Blvd, Suite 3. (ABAR-000226-2024)
- 2) **2024-AR-03:** Applicant Serji Amirkhanian is requesting preliminary review of a new gymnastics center and office building at 120 Liberty Dr. (ABAR-000236-2024)
- 3) **2024-AR-04:** Applicant Signet Tiger Realty, LLC, is requesting approval of materials for the Planned Development at 412 College Ave. (ABAR-000237-2024)

Please note that Public Comments will be heard during each of the Action Items presentation.

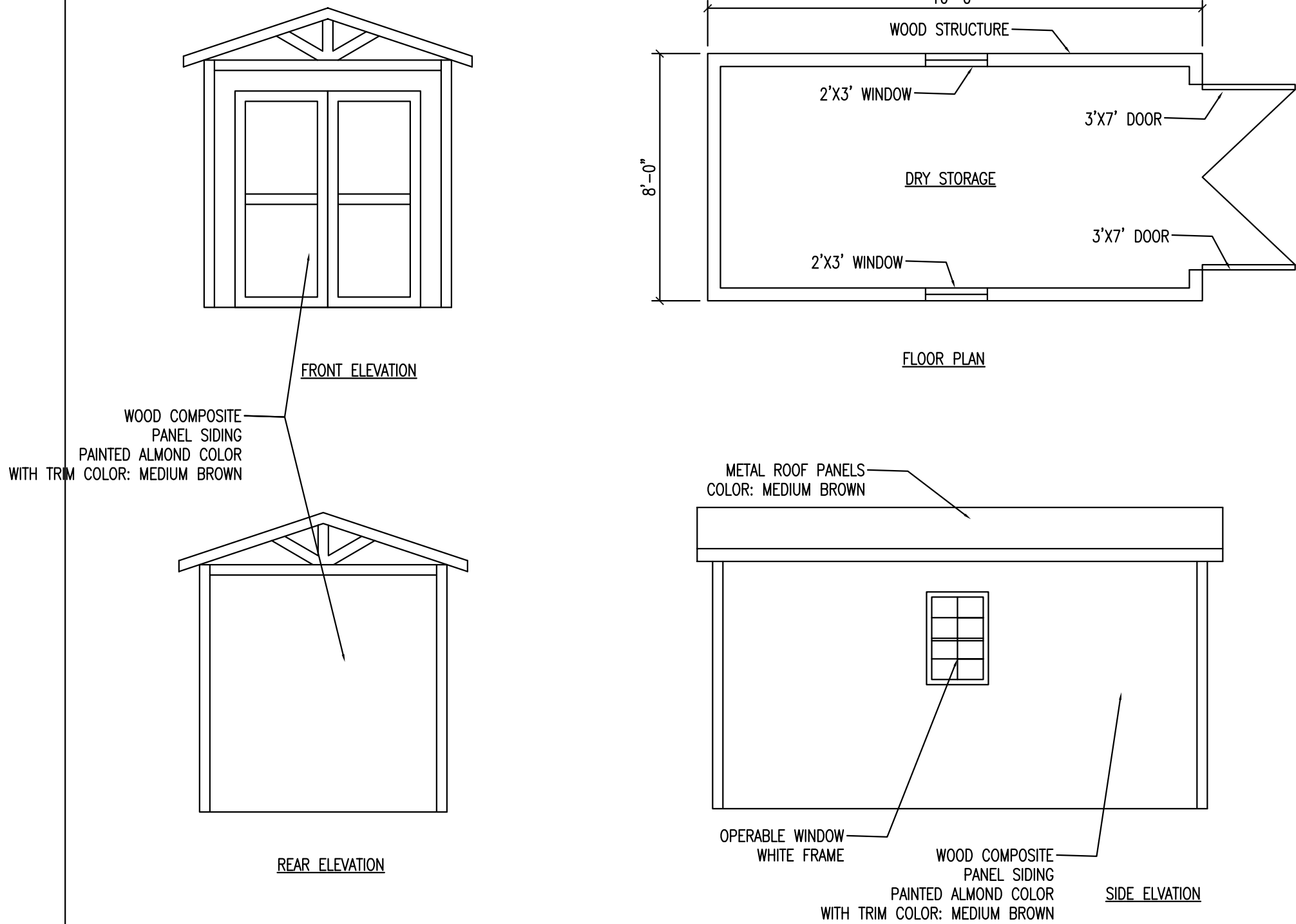
4. Staff Reports

5. Other Business

6. Adjourn



1 SITE PLAN
1/16" = 1'-0"



2 STORAGE PLANS
1/4" = 1'-0"



3 PHOTOS
NTS

REVISIONS									

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ISAIAH DUNLAP, ARCHITECT
DESIGNEDGE, LLC
PO BOX 9681, GREENVILLE, S.C. 29604
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WEBSITE: WWW.IDESIGNEDGE.COM
DIRECT: 803.730.5864

NEW DRY STORAGE SHED
906 TIGER BLVD
CLEMSON, SOUTH CAROLINA

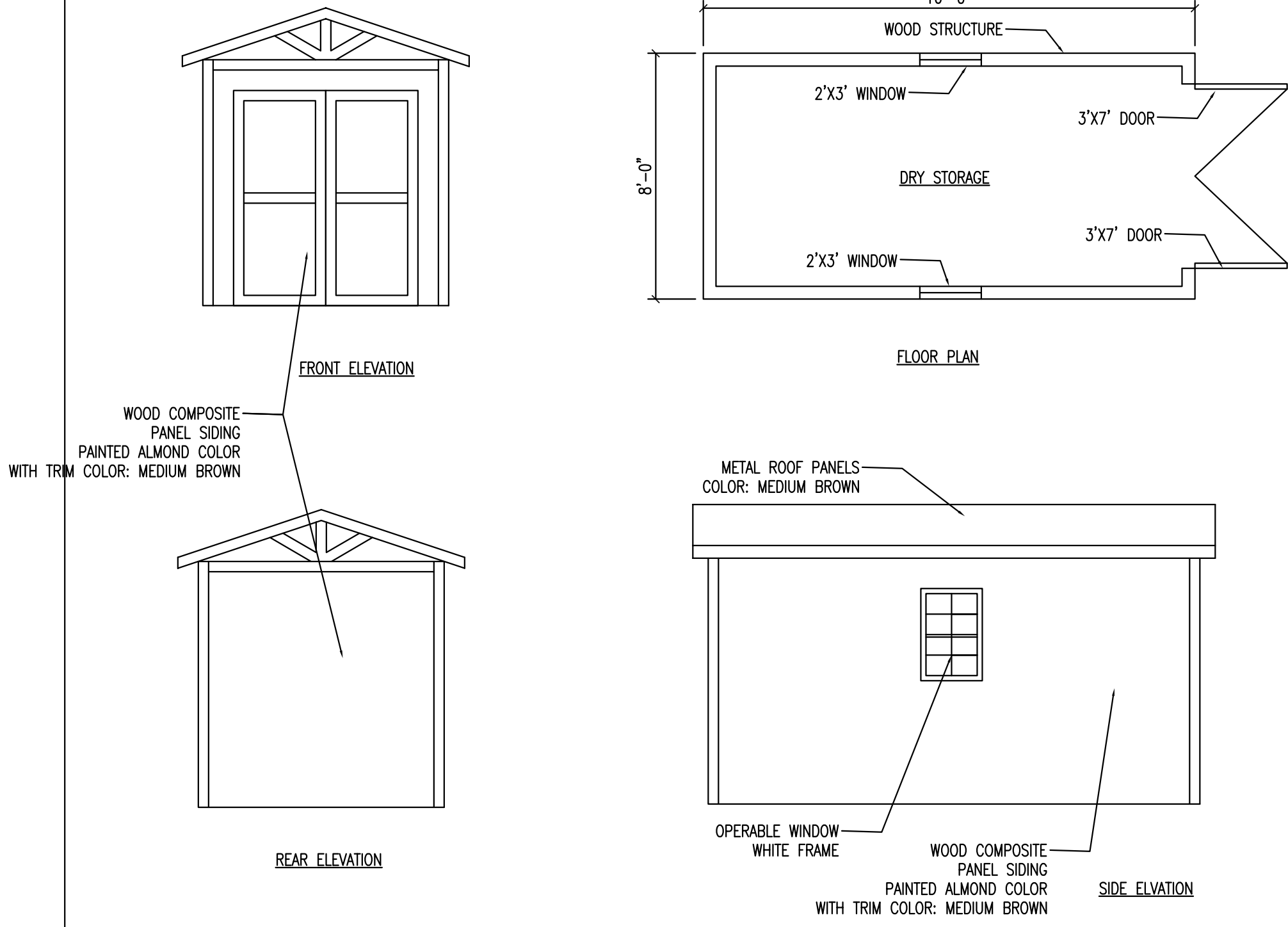
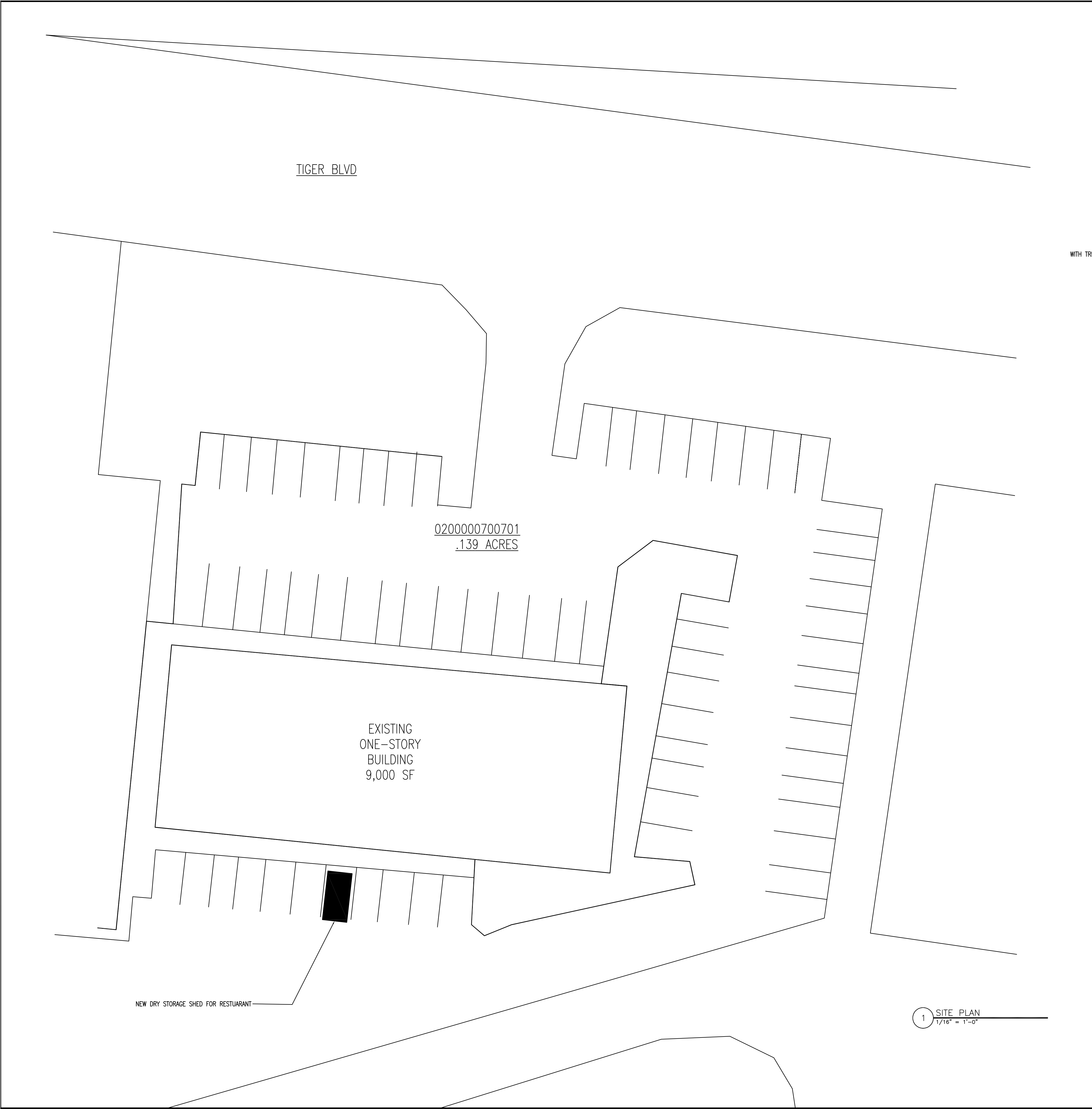
SHEET NO.
A0.0
JOB NO.
DATE: 4.1.24











NEW DRY STORAGE SHED
906 TIGER BLVD
CLEMSON, SOUTH CAROLINA

SHEET NO.
A0.0
JOB NO.
DATE: 4.1.24

ISAIAH DUNLAP, ARCHITECT
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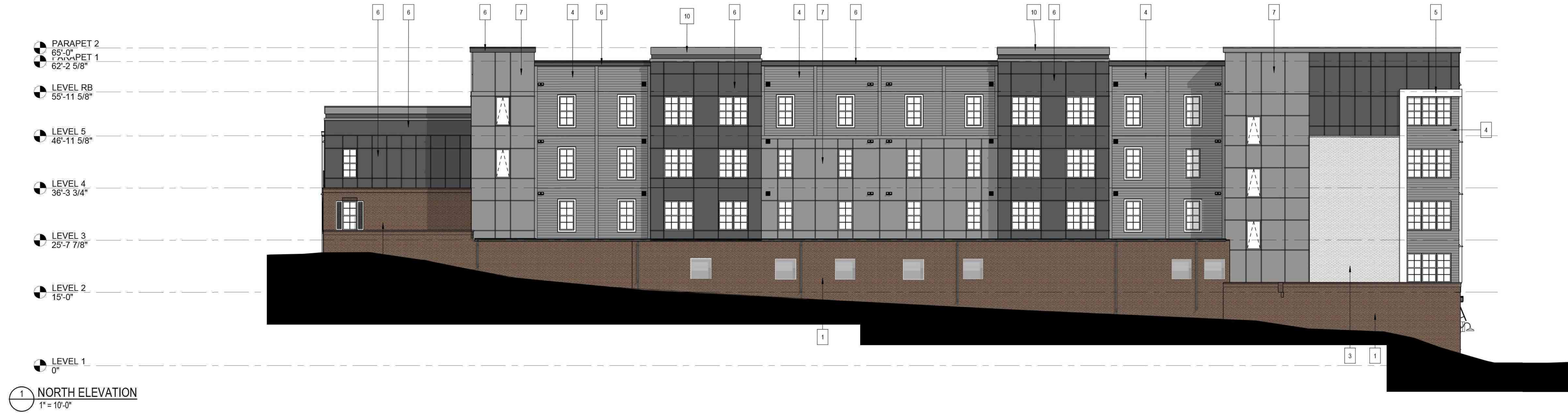


1 COLLEGE AVE. ELEVATION
1" = 10'-0"



2 KNOX LANE ELEVATION
1" = 10'-0"

MATERIAL TAG KEY:	
1 BRICK - TYPE 1	8 6" FIBER CEMENT TRIM BOARD COLOR: LIGHT GREY
2 BRICK - TYPE 2	9 GUTTER W / DOWNSPOUT
3 BRICK - TYPE 3	10 PREFINISHED METAL COPING
4 6" FIBER CEMENT HORIZONTAL SIDING COLOR: LIGHT GREY	11 AWNING - BY TENANT
5 FIBER CEMENT REVEAL PANEL COLOR: WHITE	12 SIGNAGE - BY OWNER
6 FIBER CEMENT REVEAL PANEL COLOR: DARK GREY	13 THRU WALL SCUPPER W / 6X6 SQUARE DOWNSPOUT
7 FIBER CEMENT REVEAL PANEL COLOR: LIGHT GREY	14 WALL MOUNT DECORATIVE LIGHT FIXTURE, SEE ELECTRICAL
	15 WALL PACK, SEE ELECTRICAL
	16 ALUMINUM DOORS, WINDOW FRAME AND MULLIONS
	17 SINGLE HUNG VINYL WINDOW
	18 WINDOW SHUTTERS



MATERIAL TAG KEY:	
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	17 SINGLE HUNG VINYL WINDOW
	18 WINDOW SHUTTERS





MODA CLEMSON APARTMENTS

412 COLLEGE AVENUE CLEMSON, SOUTH CAROLINA

BOARD OF ARCHITECTURAL REVIEW

**PERSPECTIVE VIEW
COLLEGE AVE**

**A - 3
05/07/2024**

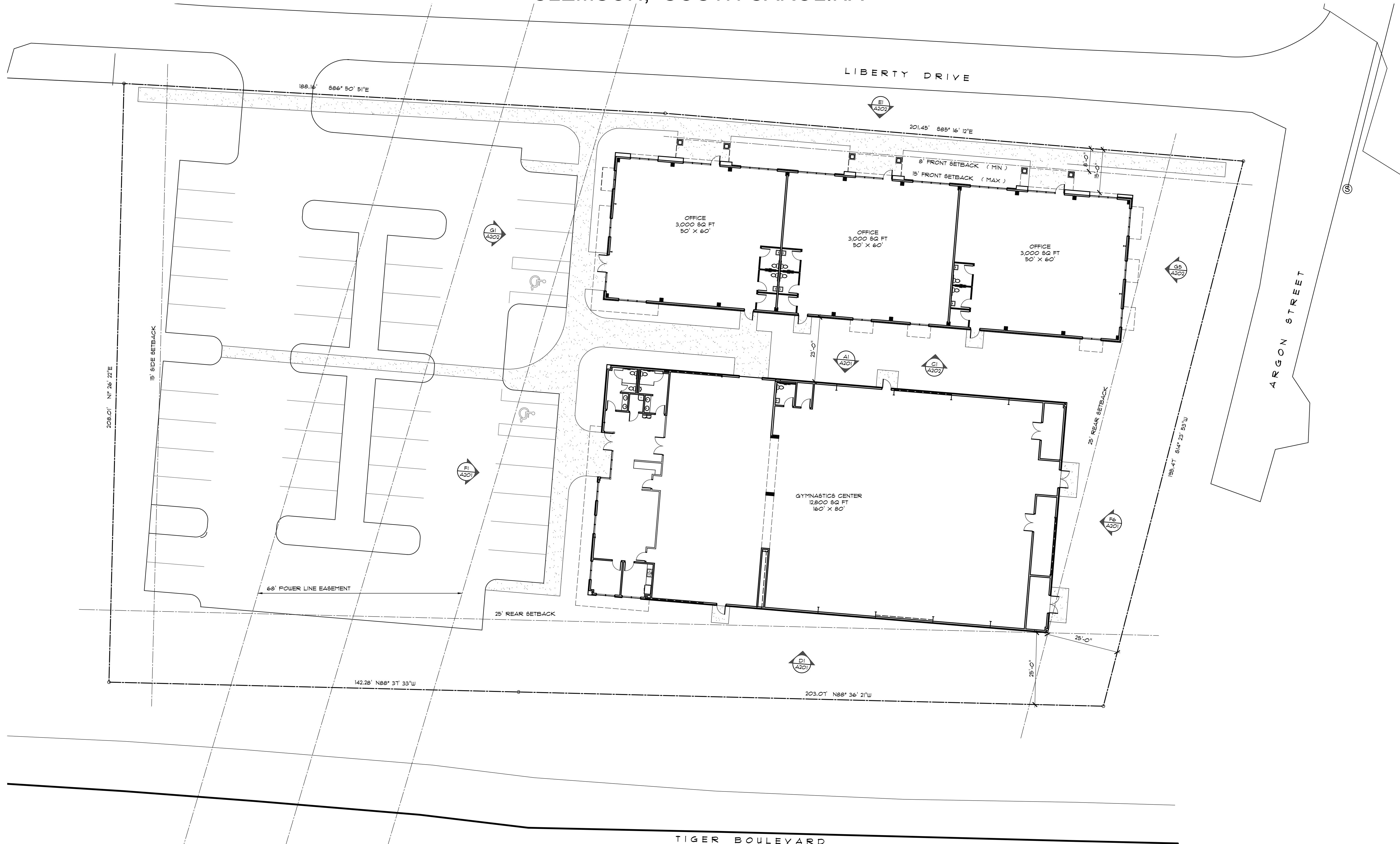
coursey architects LLC
architects . inc . aia
3621 vinings slope se, suite 4450 | atlanta, georgia 30339
770.432.2727 p | 770.432.2773 f | www.courseyarchitects.com



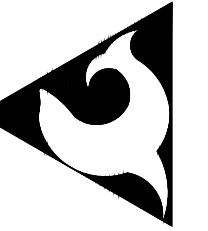


NEW GYMNASTICS CENTER AND OFFICE BUILDING FOR LIBERTY DRIVE DEVELOPMENT

120 LIBERTY DRIVE
CLEMSON, SOUTH CAROLINA



RMS ARCHITECTURE
DESIGN, INTERIORS, PLANNING, ETC.
105 WINDSOR COURT CENTRAL, SOUTH CAROLINA 29630
PH: 864.320.8441 WWW.RMS-ARCH.COM



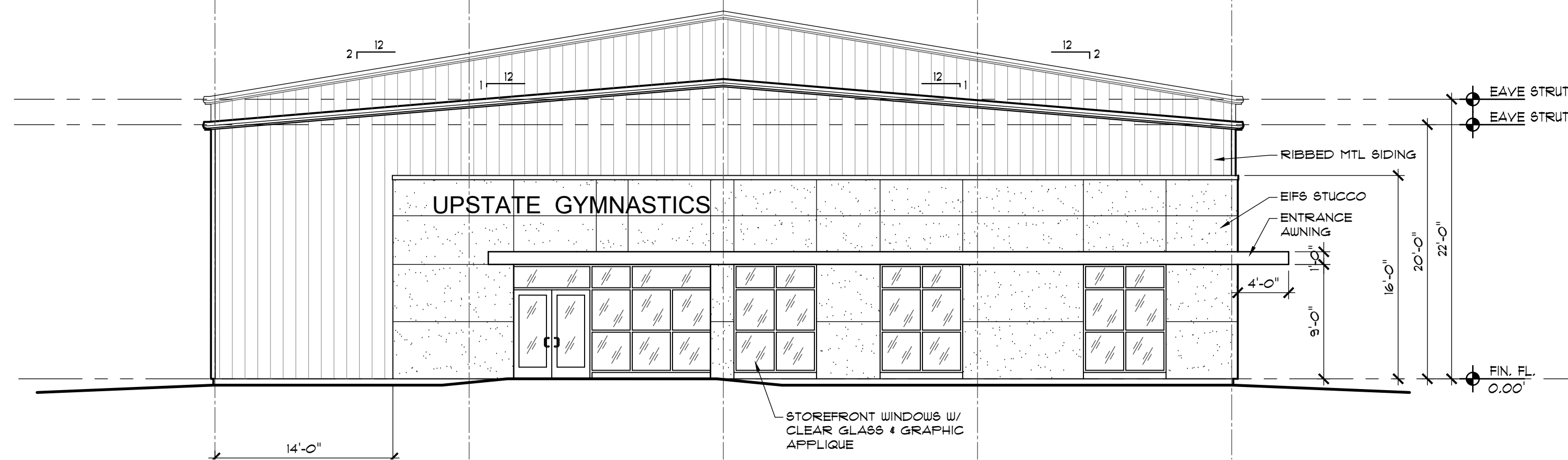
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NEW GYMNASICS CENTER & OFFICE BUILDING FOR
LIBERTY DRIVE DEVELOPMENT
120 LIBERTY DRIVE
CLEMSON, SOUTH CAROLINA

REV:	DATE	DESCR.
DRAWN BY:	RJ	16
CHECKED BY:	RJ	16
DATE:	4/16	/ 24
PROJECT No:	24-103	
DRAWING No:	A001	
SITE PLAN		

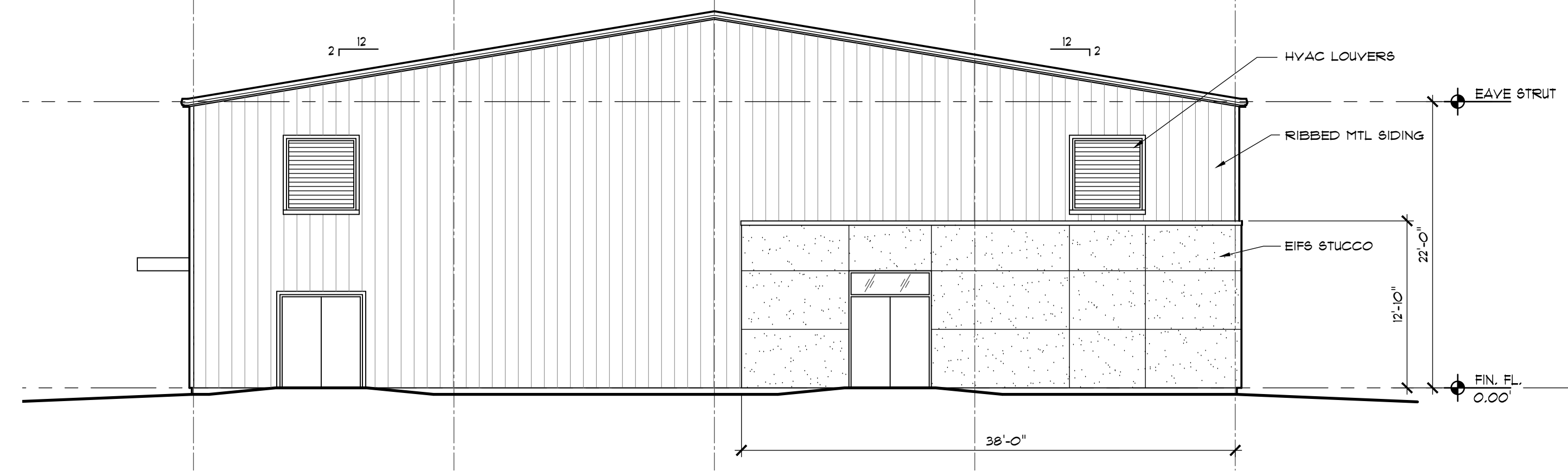
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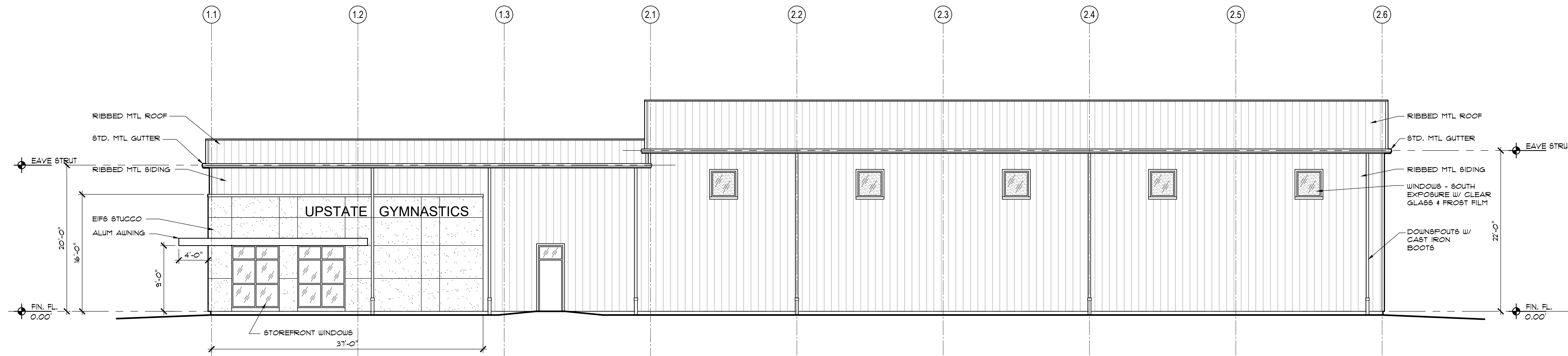
F1 A201 WEST ELEVATION (FRONT)

SCALE: 1/8" = 1'-0"



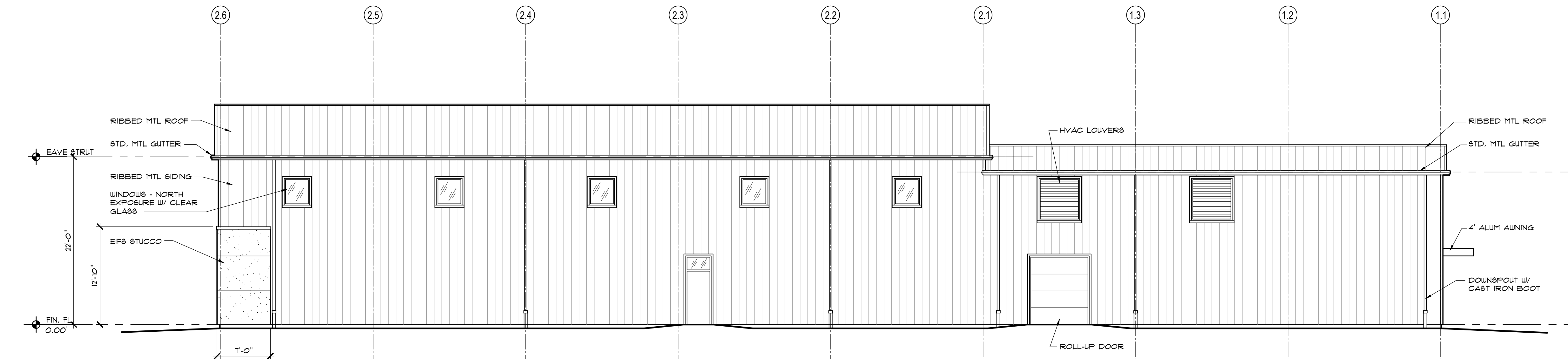
F6 A201 EAST ELEVATION (ARGON ST)

SCALE: 1/8" = 1'-0"



D1 A201 SOUTH ELEVATION (TIGER BLVD)

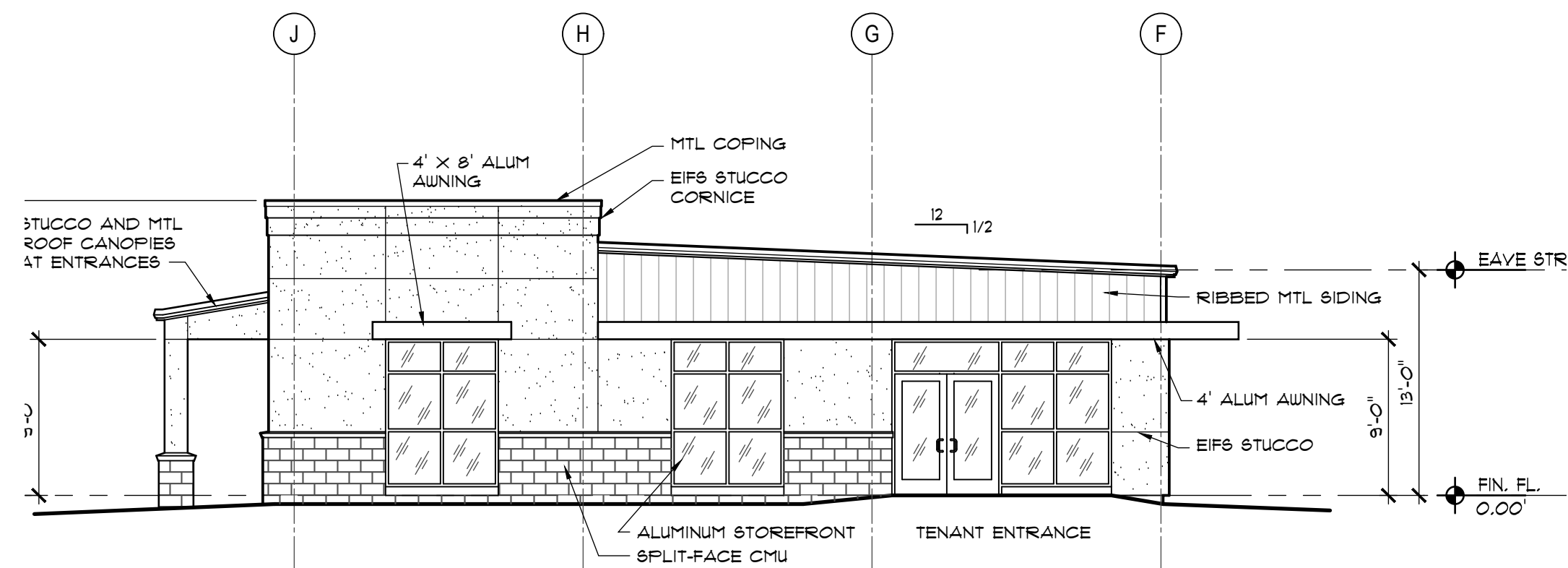
SCALE: 1/8" = 1'-0"



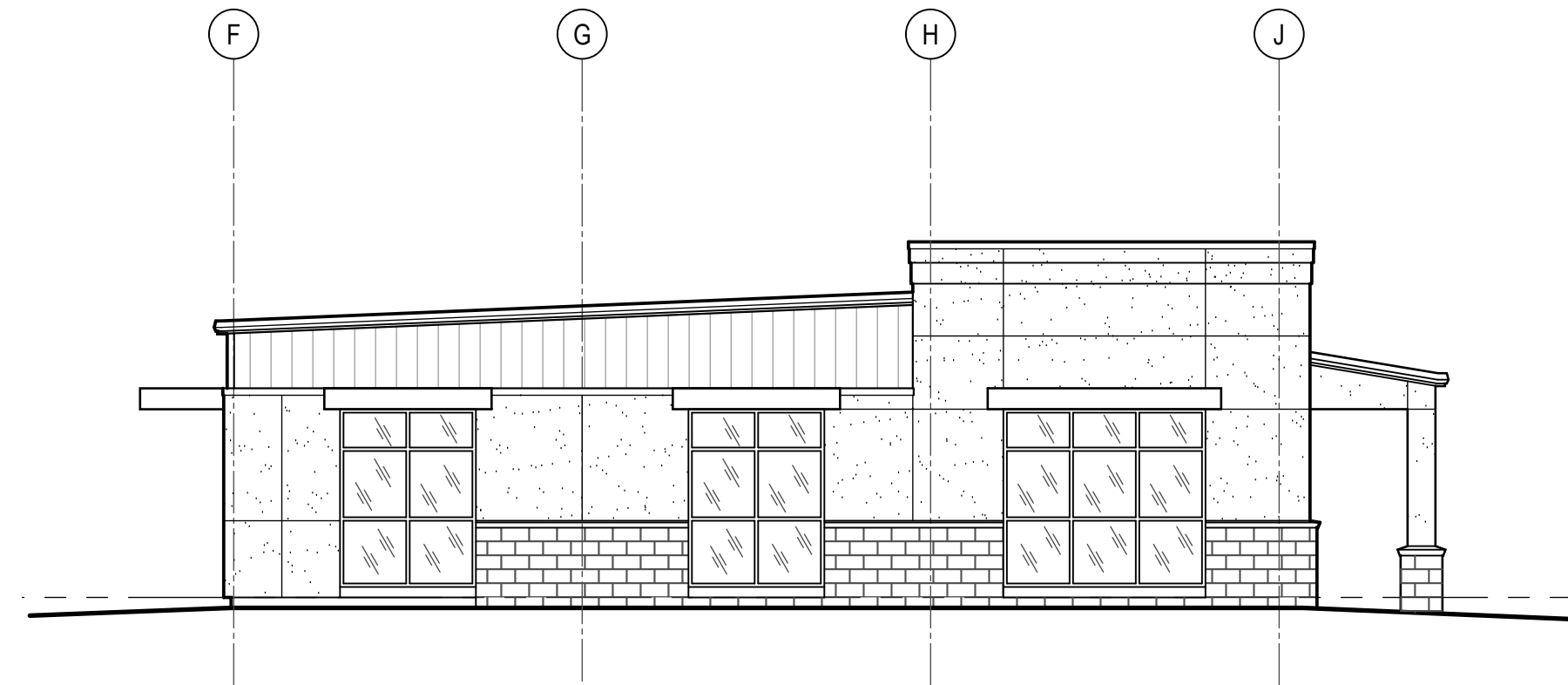
A1 A201 NORTH ELEVATION (ALLEY)

SCALE: 1/8" = 1'-0"

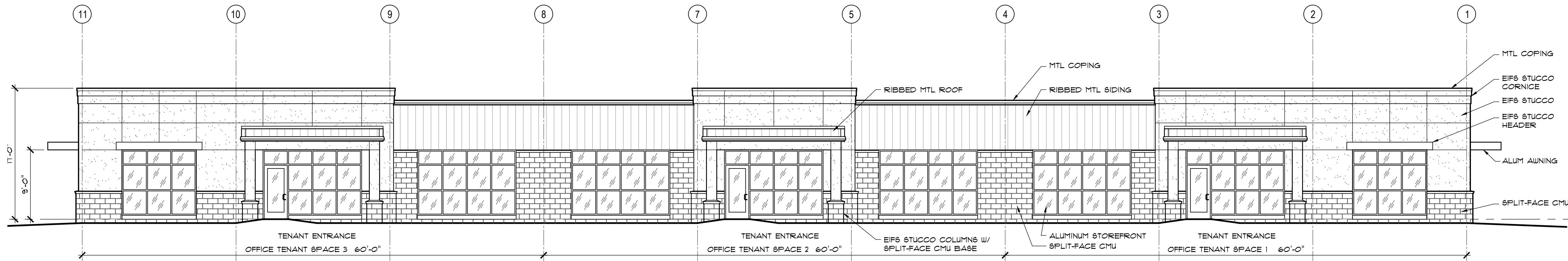
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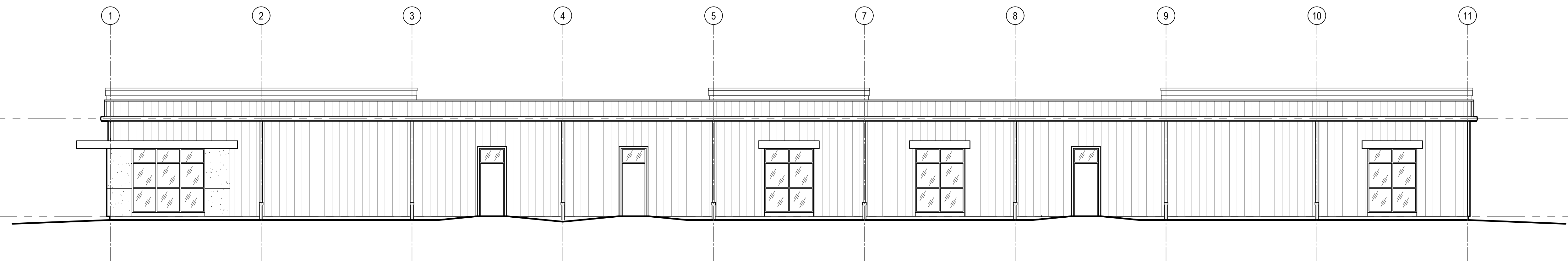
G1 WEST ELEVATION (FRONT)
SCALE: 1/8" = 1'-0"



G5 EAST ELEVATION (ARGON ST)
SCALE: 1/8" = 1'-0"

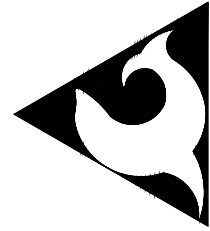


F1 NORTH ELEVATION (LIBERTY DRIVE)
SCALE: 1/8" = 1'-0"



C1 SOUTH ELEVATION (ALLEY)
SCALE: 1/8" = 1'-0"

RMS ARCHITECTURE
DESIGN, INTERIORS, PLANNING, ETC.
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NEW GYMNASICS CENTER & OFFICE BUILDING FOR
LIBERTY DRIVE DEVELOPMENT
120 LIBERTY DRIVE
CLEMSON, SOUTH CAROLINA

REV:	DATE	DESCR.
DRAWN BY:	RM	16
CHECKED BY:	RM	16
DATE:	4/16/24	
PROJECT No:	24-103	
DRAWING No:	A202	

NOT ISSUED FOR PERMIT & CONSTRUCTION

1 2 3 4 5 6

A

B

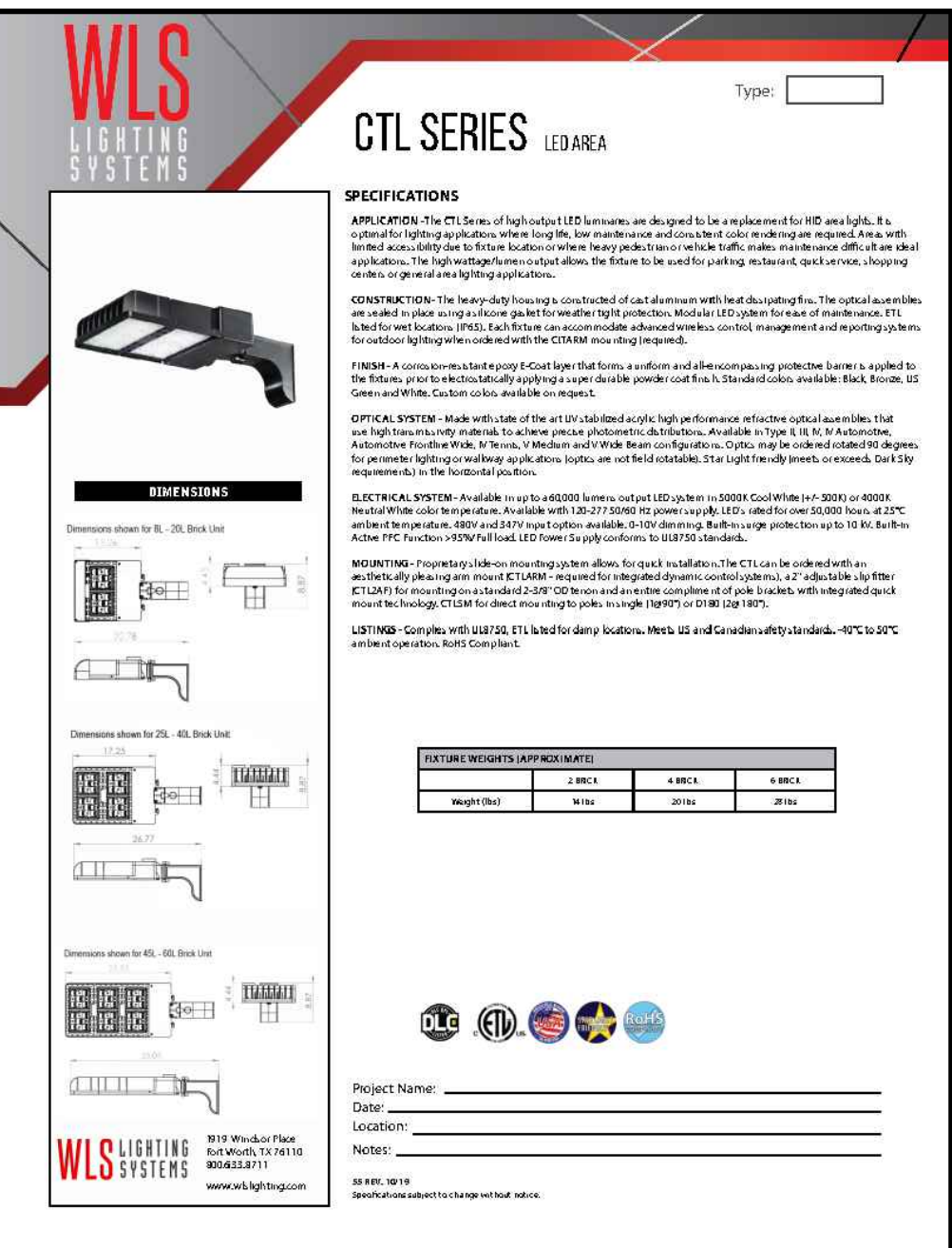
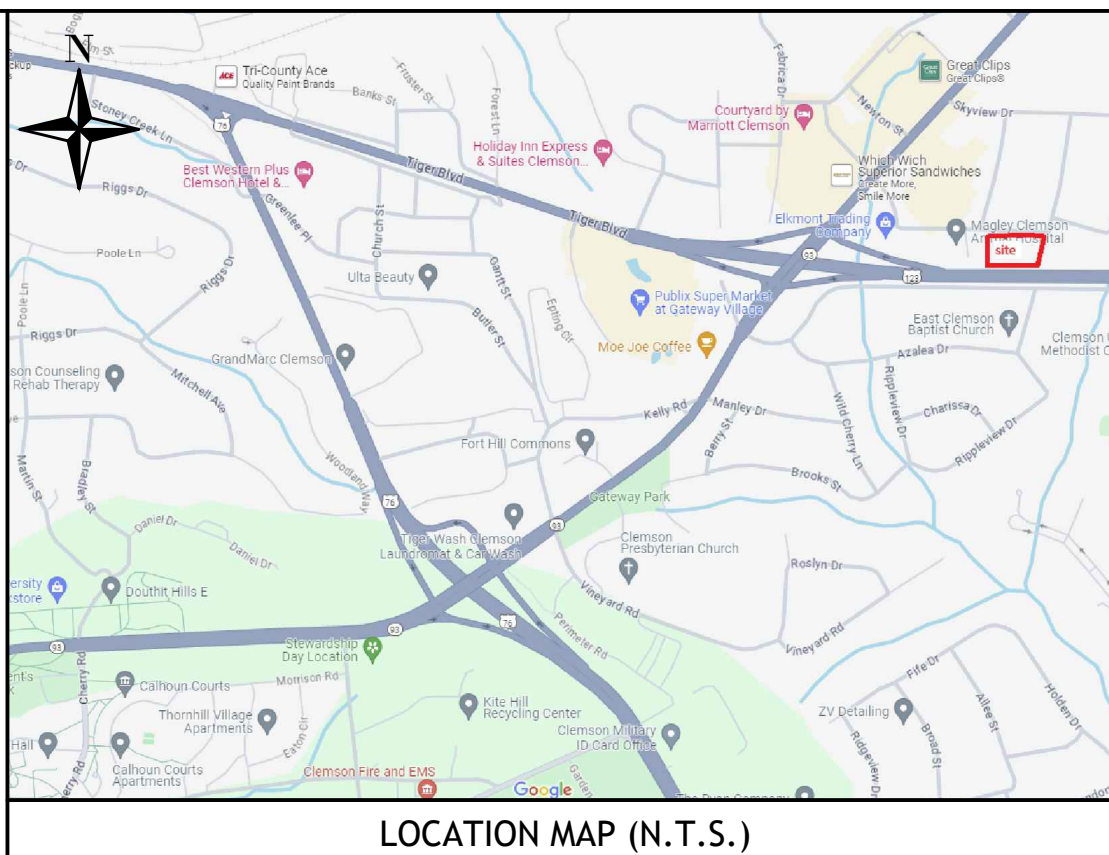
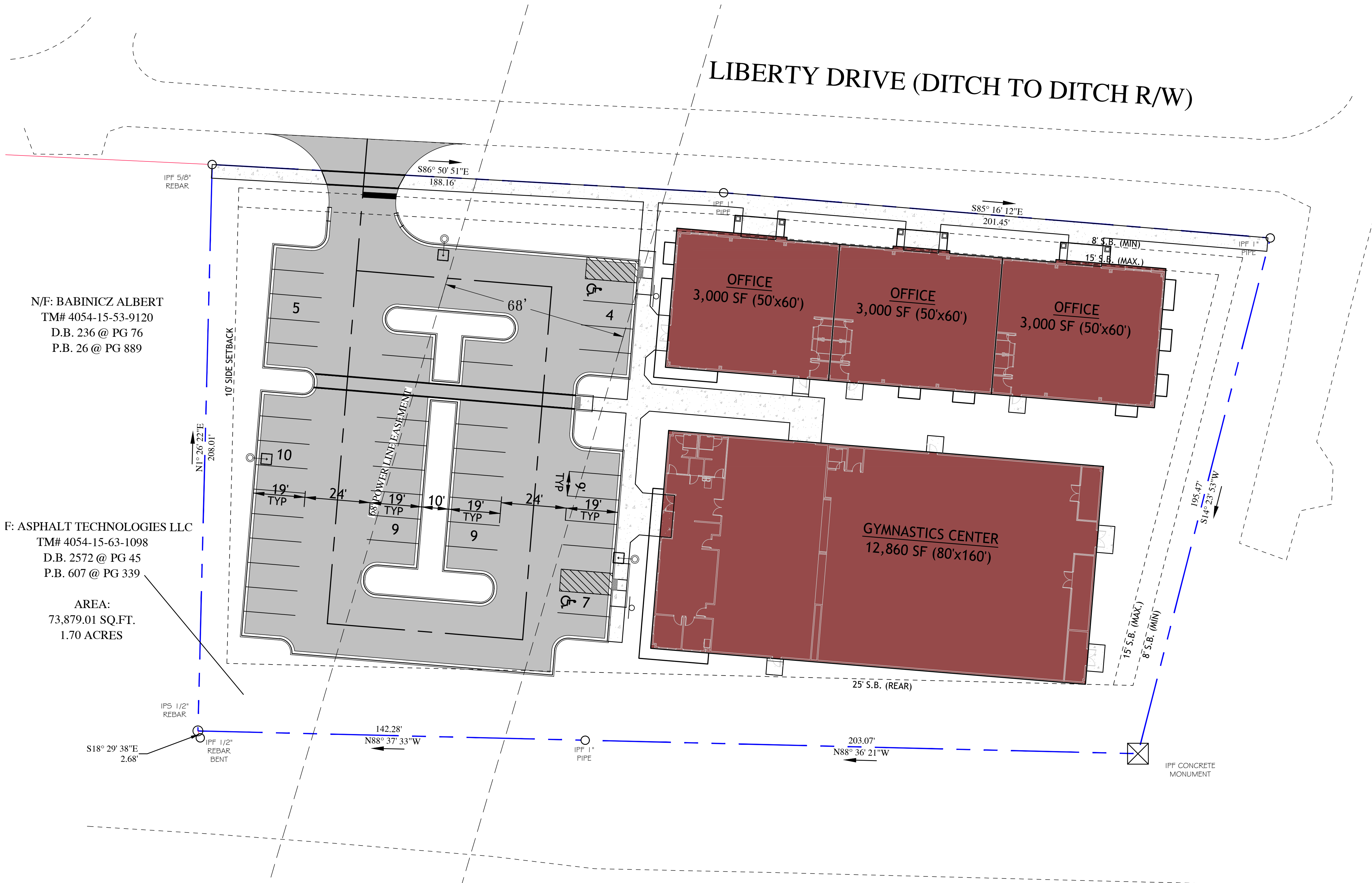
C

D

N/F: BABINICZ ALBERT
TM# 4054-15-53-9120
D.B. 236 @ PG 76
P.B. 26 @ PG 889

F: ASPHALT TECHNOLOGIES LLC
TM# 4054-15-63-1098
D.B. 2572 @ PG 45
P.B. 607 @ PG 339

AREA:
73,879.01 SQ.FT.
1.70 ACRES



- SITE LIGHTING NOTES:**
1. SITE LIGHTING PLAN AND PHOTOMETRICS PLAN SHALL USE FULL CUT-OFF DARK SKY LIGHTING FIXTURES WITH LESS THAN ON-HALF FOOTCANDLES AT THE PROPERTY LINE.
 2. THREE (3) SITE LIGHTING PARKING LOT POLES AT APPROXIMATELY 18 FOOT MOUNTING HEIGHT ARE SHOWN. SUPPLEMENTAL LIGHTING PROVIDED BY WALL PACKS ON BUILDINGS.

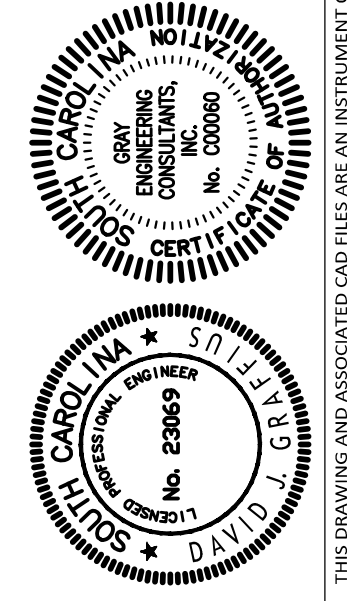
NO.	DATE	BY	REVISION



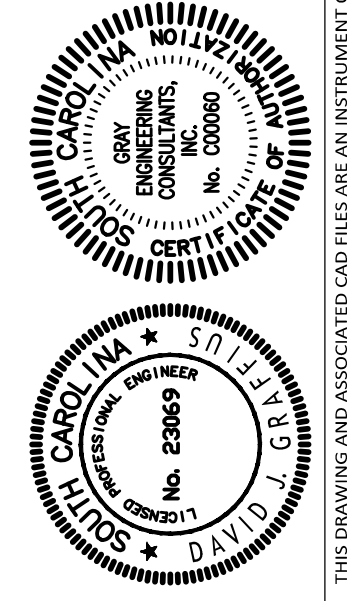
132 PILGRIM ROAD - GREENVILLE, SC 29607
PH: 864.606.1747
WWW.GRAYENGINEERING.COM



SC, COA# C00060 - NC, COA# PE001941 - TN, COA# 0418819



DAVID L. GRAY
Professional Engineer
No. 23865
State of South Carolina



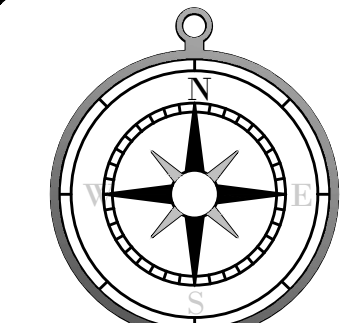
DAVID L. GRAY
Professional Engineer
No. 23865
State of South Carolina

SITE PLAN

GYMNASICS CENTER AND OFFICE SPACE

LIBERTY DRIVE & ARGON STREET
CITY OF CLEMSON

PICKENS COUNTY, SC



0 20 40
Foot

SCALE: 1" = 20'

PROJECT MANAGER: DJG

DRAWN BY: CJR

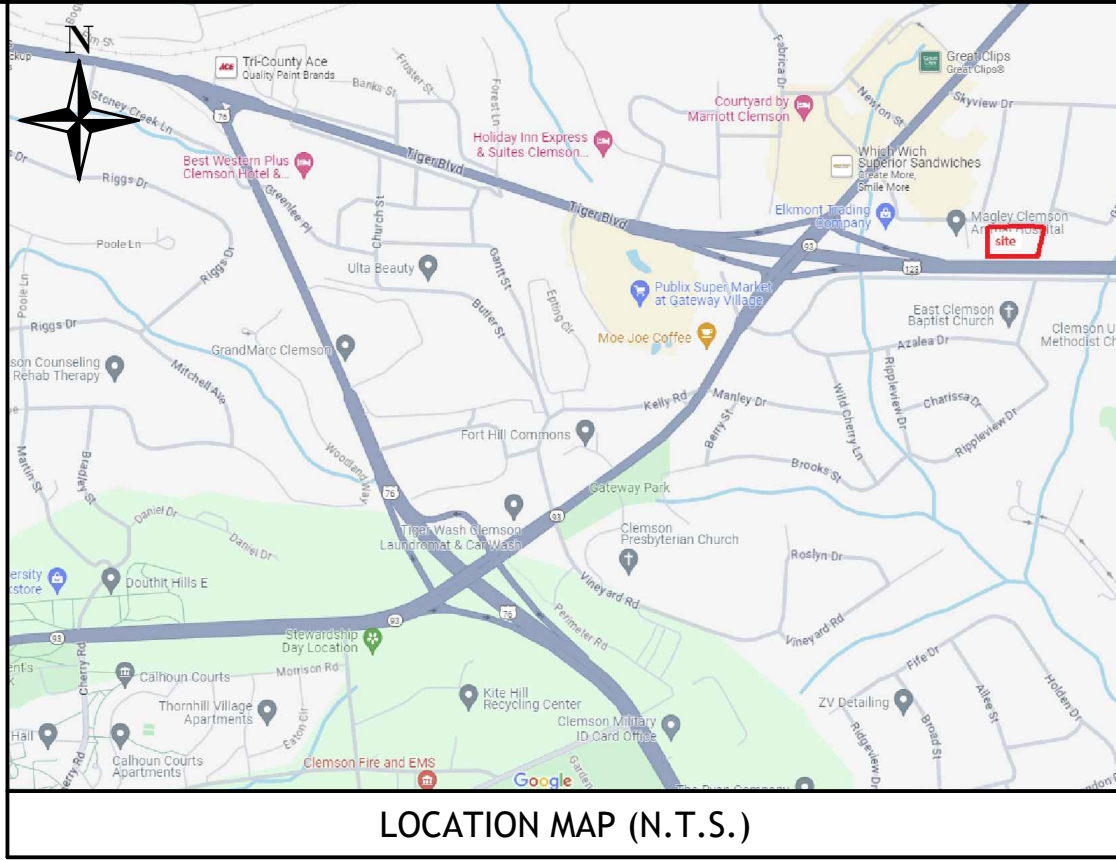
PROJECT DATE: 04-12-2024

JOB No.: 2024017

PLOT DATE: 4/15/24

SHEET
CV-1

2024017-P1.dwg



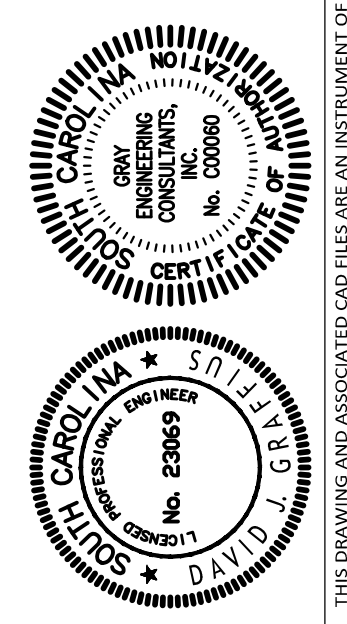
NO.	DATE	BY	REVISION



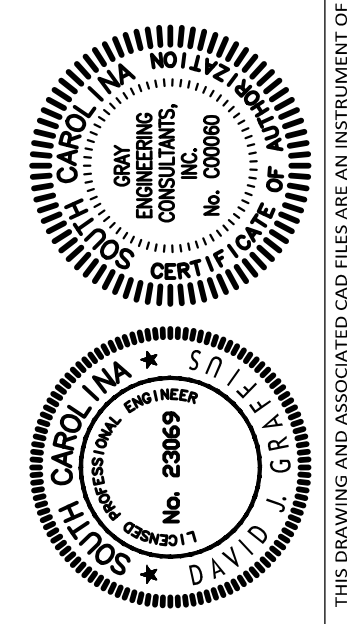
132 PILGRIM ROAD - GREENVILLE, SC 29607
PH: 864.606.7474
WWW.GRAYENGINEERING.COM



SC C.O.A.# C00050 - NC C.O.A.# PE001941 - TN C.O.A.# 0418819



DAVID L. GRAY
No. 23865
Professional Engineer
State of South Carolina



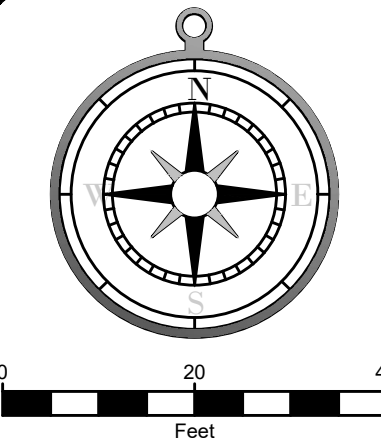
CAROL ANN GRAY
No. 23865
Professional Engineer
State of South Carolina

UTILITY PLAN

**GYMNASIUMS CENTER AND
OFFICE SPACE**

PICKENS COUNTY, SC

LIBERTY DRIVE & ARGON STREET
CITY OF CLEMSON



SCALE: 1" = 20'

PROJECT MANAGER: DJG

DRAWN BY: CJR

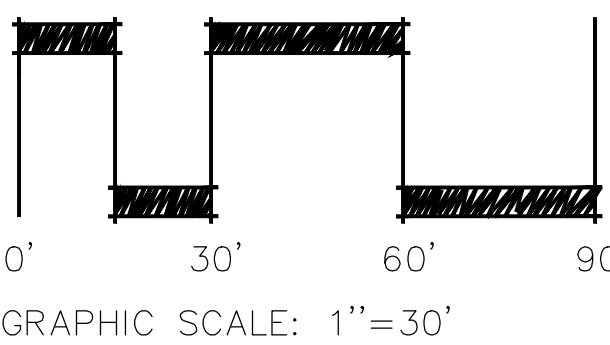
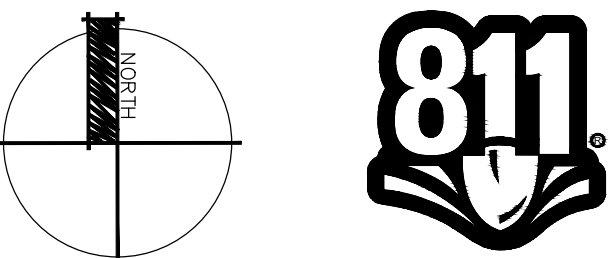
PROJECT DATE: 04-12-2024

JOB No.: 2024017

PLOT DATE: 4/15/24

SHEET

CV-3



LIBERTY
DRIVE
DEVELOPMENT

LIBERTY DRIVE
CITY OF CLEMSON SC

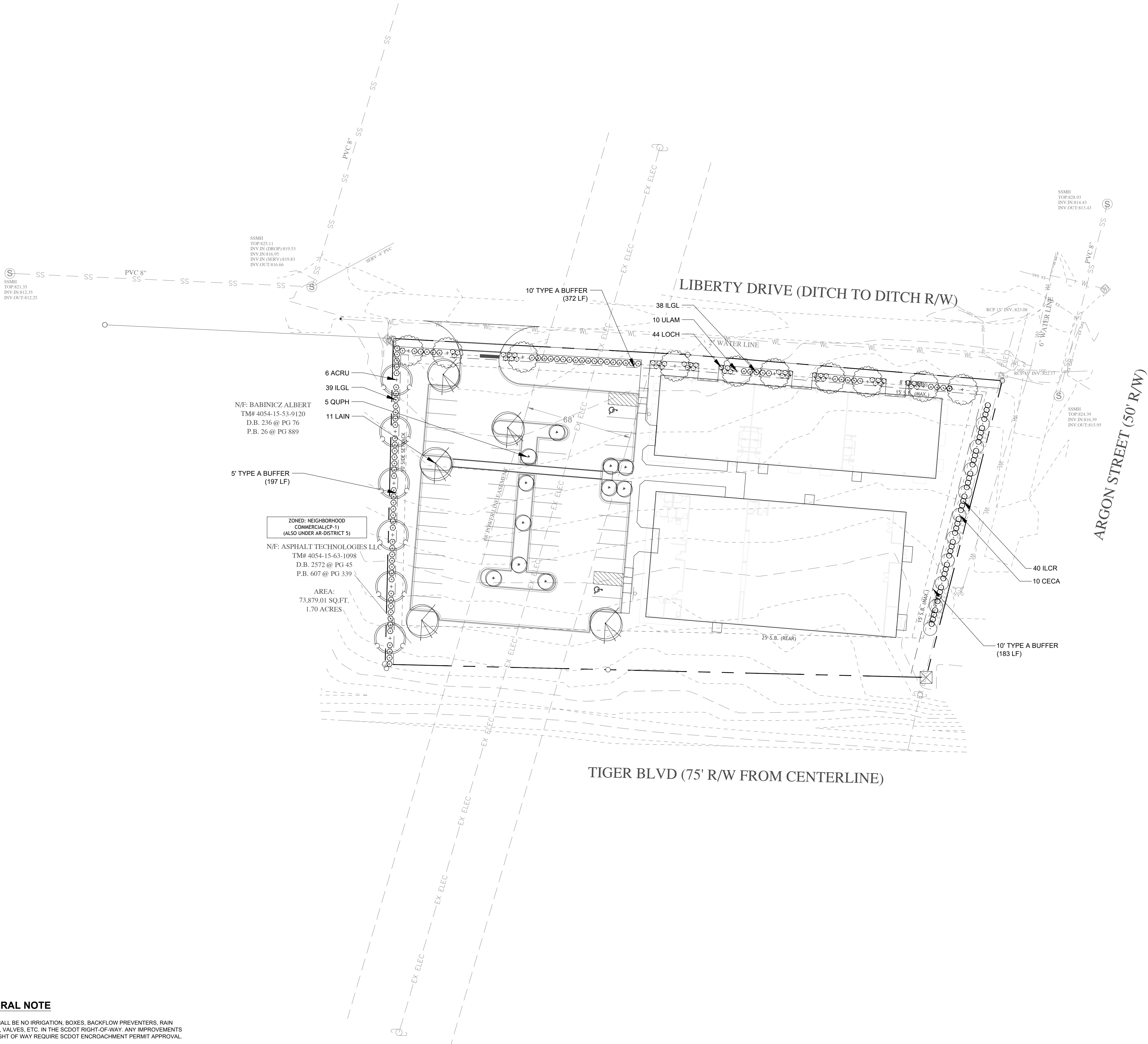
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CHECKED BY: BS
PROJECT: 2024-026
DATE: 04/14/2024

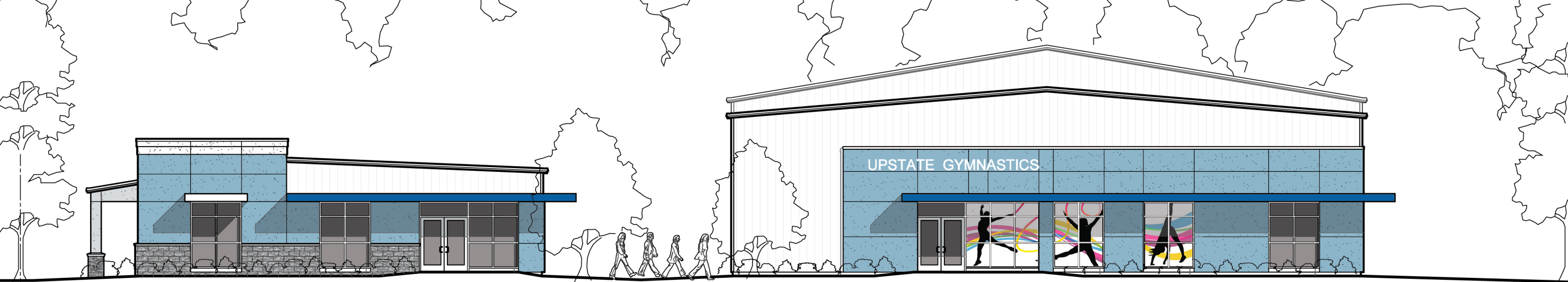
NO.	DATE	REVISION NOTES	BY
1	4.14.24	ISSUED FOR PERMIT	BS

LANDSCAPE
PLAN

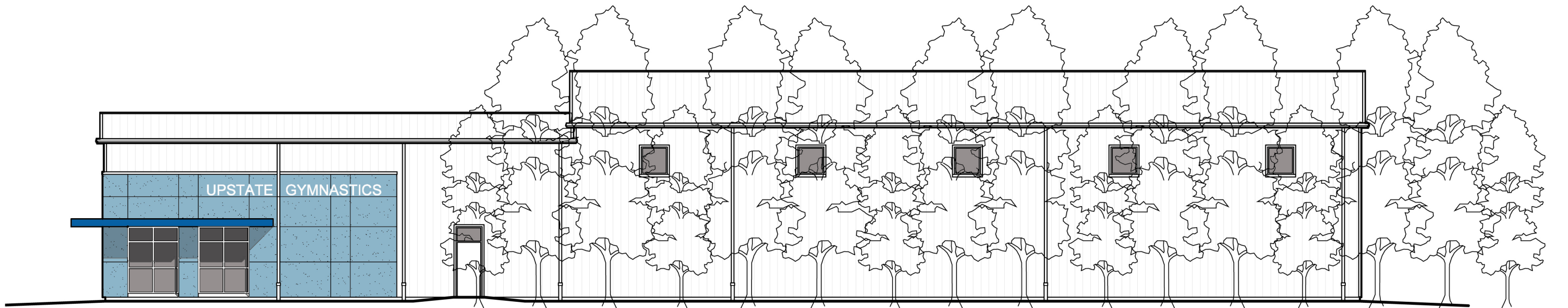
GENERAL NOTE

THERE SHALL BE NO IRRIGATION, BOXES, BACKFLOW PREVENTERS, RAIN SENSORS, VALVES, ETC. IN THE SCDOT RIGHT-OF-WAY. ANY IMPROVEMENTS IN THE RIGHT OF WAY REQUIRE SCDOT ENCROACHMENT PERMIT APPROVAL.





WEST ELEVATION (FRONT)



SOUTH ELEVATION (HWY 123)



NORTH ELEVATION (LIBERTY DRIVE)