



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC) Site Plans and Subdivisions

RESULTS

2/4/2016

SITE PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee was held at 9:00 a.m. on the above date in the Building Inspections Conference Room, 1st Floor, 2 George St. The following applications were reviewed:

1 DANIEL ISLAND, BB-5 & CC-6 (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

Address: DANIEL ISLAND DRIVE

Location: DANIEL ISLAND

TMS#: 2770000011 & 203

Acres: 21.30

Lots (for subdiv): 73

Units (multi-fam./Concept Plans): 73

Zoning: DI-R

new BP approval tracking

City Project ID #: 151130-JosiahSt-2

City Project ID Name: TRC_RC:DanielIslandBB-5andCC-6[Roads]

Submittal Review #: 2ND REVIEW - SUBDIV

Board Approval Required: PC

Owner: DANIEL ISLAND ASSOCIATES, LLC

Applicant: THOMAS AND HUTTON ENGINEERING CO. 843-849-0200

Contact: TONY WOODY woody.t@thomasandhutton.com

Misc notes: Road construction plans for Daniel Island, Parcels BB-5 & CC-6

RESULTS: Minor comments provided. Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 6 copies + cd of pdf to Engineering for stamping.

2 HUGER STREET, LLC

SITE PLAN

Project Classification: SITE PLAN

Address: 373-379 HUGER STREET

Location: PENINSULA

TMS#: 4600302092-094

Acres: 0.32

Lots (for subdiv):

Units (multi-fam./Concept Plans): 8

Zoning: DR-2F

new BP approval tracking

City Project ID #: 150915-373HugerSt-1

City Project ID Name: TRC_SP:HugerStreetLLCResidential

Submittal Review #: 2ND REVIEW

Board Approval Required: BAR (DEMO)

Owner: HUGER STREET, LLC

Applicant: ROBERT C. CHESNUT 843-568-7394

Contact: ROBERT C. CHESNUT robert@robertchesnut.com

Misc notes: Site plan for a new multi-family residential project and associated improvements

RESULTS: Revise and resubmit to TRC; Construction Activity Application required.

3 ASHLEY POINTE, PHASE 1 (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

Address: SANDERS ROAD

Location: WEST ASHLEY

TMS#: 2860000444

Acres: 84.39

Lots (for subdiv): 60

Units (multi-fam./Concept Plans): 60

Zoning: SR-6

new BP approval tracking

City Project ID #: 151006-SandersRd-1

City Project ID Name: TRC_RC:AshleyPointePhase1[Roads]

Submittal Review #: 3RD REVIEW - SUBDIV

Board Approval Required: PC, BZA-SD

Owner: ASHTON CHARLESTON RESIDENTIAL, LLC

Applicant: HLA, INC. 843-763-1166

Contact: THOMAS KELLUM tkellum@hlainc.com

Misc notes: Road construction plans for phase 1 of the subdivision

RESULTS: Revise and resubmit to TRC

4 SOUTH POINT II (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION

Address: HATCHET BAY DRIVE

Location: WEST ASHLEY

TMS#: 3070000007

Acres: 28.93

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: PUD

new BP approval tracking

City Project ID #: 150928-Hatchet BayDr-1

City Project ID Name: TRC_PP:SouthPointII[Plat]

Submittal Review #: 2ND REVIEW - SUBDIV

Board Approval Required: PC, BZA-SD

Owner: WOODFIELD INVESTMENTS

Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC. 843-884-1667

Contact: TREY LITTLE tlittle@seamonwhiteside.com

Misc notes: Preliminary plat for a MF development and road extension

RESULTS: Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 2 copies + cd of pdf to Zoning for stamping.

5 SOUTH POINT II (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

Address: HATCHET BAY DRIVE

Location: WEST ASHLEY

TMS#: 3070000007

Acres: 28.93

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: PUD

new BP approval tracking

City Project ID #: 150928-Hatchet BayDr-2

City Project ID Name: TRC_RC:SouthPointII[Roads]

Submittal Review #: 2ND REVIEW - SUBDIV

Board Approval Required: PC, BZA-SD

Owner: WOODFIELD INVESTMENTS

Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC. 843-884-1667

Contact: TREY LITTLE tlittle@seamonwhiteside.com

Misc notes: Road construction plans for a MF development and road extension

RESULTS: Minor comments provided. Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 6 copies + cd of pdf to Engineering for stamping.

6 SPARC CAMPUS

SITE PLAN

Project Classification: SITE PLAN

Address: 2387 CLEMENTS FERRY ROAD

Location: CAINHOY

TMS#: 2710002156 & 159, 2710403007 & 008

Acres: 14.653

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: LI & PUD (BERESFORD HALL)

new BP approval tracking

City Project ID #: 130325-2387Clements FerryRd-1

City Project ID Name: TRC_SP:SPARCNewBuilding-130325-1

Submittal Review #: 4TH REVIEW

Board Approval Required: BZA-SD, DRB

Owner: HOLLAND PARK, LLC

Applicant: HOYT + BERENYI 843-881-9804

Contact: KYLE HOYT khoyt@hoytberenyi.com

Misc notes: Campus expansion to include new office building (approx 34,500SF) and associated parking, driveways, etc. TRC previously approved early site package.

RESULTS: Minor comments provided. Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 6 copies + cd of pdf to Zoning for stamping.

7 STONOVIEV PHASE 2B PARKING IMPROVEMENTS

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

Address: RIVER ROAD

Location: JOHNS ISLAND

TMS#: 3150000012 & 047

Acres: 127.1

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: PUD

new BP approval tracking

City Project ID #: 151230-RiverRd-1

City Project ID Name: TRC_RC:StonovievPhase2BParkingImprovements

Submittal Review #: 2ND REVIEW - SUBDIV

Board Approval Required: DRC?

Owner: BROCK BUILT HOMES

Applicant: WESTON & SAMPSON 843-881-9804

Contact: JEFF CARPER carperj@wseinc.com

Misc notes: Construction plans to construct parallel parking spaces outside of the curb within the right-of-way

RESULTS: Minor comments provided. Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 6 copies + cd of pdf to Engineering for stamping.

8 400 & 404 SUMTER STREET

SITE PLAN

Project Classification: SITE PLAN
Address: 400 & 404 SUMTER STREET
Location: PENINSULA
TMS#: 4600702093 & 094
Acres: 0.2
Lots (for subdiv):
Units (multi-fam./Concept Plans): 5
Zoning: DR-2F

new BP approval tracking

City Project ID #: 151019-SumterSt-1
City Project ID Name: TRC_SP:400and404SumterSt[5units]

Submittal Review #: 2ND REVIEW
Board Approval Required:

Owner: THOMAS LAUDERDALE
Applicant: THOMAS LAUDERDALE
Contact: THOMAS
LAUDERDALE

843-225-9344
tomlauderdale@aol.com

Misc notes: Construction plans for a 5 unit multi-family development and associated improvements

RESULTS: Revise and resubmit to TRC

9 COASTAL LAUNDRIES

SITE PLAN

Project Classification: SITE PLAN
Address: 956 WAPPOO ROAD
Location: WEST ASHLEY
TMS#: 3500200150
Acres: 1.21
Lots (for subdiv):
Units (multi-fam./Concept Plans):
Zoning: BP

new BP approval tracking

City Project ID #: 151103-PineviewRd-1
City Project ID Name: TRC_SP:CoastalLaundries

Submittal Review #: 3RD REVIEW
Board Approval Required: DRB

Owner: FLOSSIE MILES
Applicant: LOCKLAIR CONSULTING, INC.
Contact: ELLIOTT LOCKLAIR

843-873-1105
elliott@locklair.net

Misc notes: Construction plans for a new commercial development and associated improvements

RESULTS: Revise and resubmit to TRC

10 WESTEDGE PHASE 0 SUBDIVISION

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION
Address: FISHBURNE STREET
Location: PENINSULA
TMS#: 4600000013
Acres: 7.38
Lots (for subdiv): 3
Units (multi-fam./Concept Plans):
Zoning: MU-2/WH

new BP approval tracking

City Project ID #: 150120-FishburneSt-1
City Project ID Name: TRC_PP:WestEdgePhase0[Plat]

Submittal Review #: 1ST REVIEW - SUBDIV
Board Approval Required:

Owner: CITY OF CHARLESTON
Applicant: THOMAS & HUTTON ENGINEERING CO.
Contact: CHRIS MAGALDI

843-849-0200
magaldi.c@thomasandhutton.com

Misc notes: Subdivision to create parking garage and wrap parcels for westedge development

RESULTS: Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 2 copies + cd of pdf to Zoning for stamping.

Site plans and subdivisions are reviewed by the following: Dept of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, Dept of Parks, Dept of Traffic Transportation, Fire Dept and ADA/Legal Division. Individuals with questions concerning the above items should contact Tim Keane, TRC Chair and Director of the Department of Planning, Preservation and Sustainability at Innovation at (843) 724-3765. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 75 Calhoun Street, Charleston County School District Building), Third Floor, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays.