



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

RESULTS

Site Plans and Subdivisions

7/21/2016

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 TIME TO SHINE SAM RITTENBERG

SITE PLAN

Project Classification: SITE PLAN

Address: 1140 SAM RITTENBERG BLVD

Location: WEST ASHLEY

TMS#: 3520800002

Acres: 1.1

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: GB & SR-1

new BP approval tracking

City Project ID #: 160705-Sam RittenbergBlvd-1

City Project ID Name: TRC_SP:TimeToShineSamRittenberg

Submittal Review #: PRE-APP

Board Approval Required: DRB

Owner: TIME TO SHINE CAR WASH, INC.

Applicant: EARTHSOURCE ENGINEERING

Contact: AMIE HUNT

843-881-0525

admin@earthsourceeng.com

Misc notes: Construction plans for a new car wash and associated improvements.

RESULTS: Revise and resubmit to TRC

2 DANIEL ISLAND FAIRCHILD RETAIL (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MINOR SUBDIVISION

Address: FAIRCHILD STREET

Location: DANIEL ISLAND

TMS#: 2750000269

Acres: 1.26

Lots (for subdiv): 2

Units (multi-fam./Concept Plans):

Zoning: DI-TC

new BP approval tracking

City Project ID #: 160705-FairchildSt-1

City Project ID Name: TRC_PP:DanielIslandFairchildRetail[Plat]

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: DANIEL ISLAND, INC.

Applicant: THOMAS & HUTTON ENGINEERING CO.

Contact: TONY WOODY

843-725-5229

woody.t@thomasandhutton.com

Misc notes: Preliminary subdivision plat to create one retail lot and residual parcel.

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.

3 DANIEL ISLAND FAIRCHILD RETAIL

SITE PLAN

Project Classification: SITE PLAN

Address: FAIRCHILD STREET

Location: DANIEL ISLAND

TMS#: 2750000269

Acres: 1.26

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: DI-TC

new BP approval tracking

City Project ID #: 160705-FairchildSt-2

City Project ID Name: TRC_SP:DanielIslandFairchildRetail[Siteplan]

Submittal Review #: PRE-APP

Board Approval Required: DRB

Owner: 225 SFD UNITED, LLC

Applicant: THOMAS & HUTTON ENGINEERING CO.

Contact: TONY WOODY

843-725-5229

woody.t@thomasandhutton.com

Misc notes: Construction plans for a new retail building and associated improvements.

RESULTS: Revise and resubmit to TRC

4 RIVER LANDING APARTMENTS

SITE PLAN

Project Classification: SITE PLAN
Address: 210 RIVER LANDING DRIVE
Location: DANIEL ISLAND
TMS#: 2750000212
Acres: 0.692
Lots (for subdiv):
Units (multi-fam./Concept Plans): 56
Zoning: DI-TC (VC)

new BP approval tracking

City Project ID #: 160308-210River LandingDr-1
City Project ID Name: TRC_SP:RiverLandingApartments

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

Owner: DANIEL ISLAND APARTMENTS, LLC
Applicant: HLA, INC
Contact: JOHN LESTER

843-763-1166
jlester@hlainc.com

Misc notes: Construction plans for a new residential building and associated improvements.

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.

5 10 WESTEDGE

SITE PLAN

Project Classification: SITE PLAN
Address: LOCKWOOD DR., SPRING ST., HORIZON ST.
Location: PENINSULA
TMS#: 4601002020, etal.
Acres: 11.99
Lots (for subdiv):
Units (multi-fam./Concept Plans): 350
Zoning: MU-2/WH

new BP approval tracking

City Project ID #: 141028-SpringSt-1
City Project ID Name: TRC_SP:HorizonPhase1A

Submittal Review #: 1ST REVIEW
Board Approval Required: BAR, BZA-SD

Owner: HPIA DEVCO, LLC
Applicant: THOMAS & HUTTON ENGINEERING CO. 843-849-0200
Contact: CHRIS MAGALDI magaldi.c@thomasandhutton.com

Misc notes: Construction plans for a mixed-use building, parking and landscaping.

RESULTS: Revise and resubmit to TRC

6 HOPEWELL DRIVE (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MINOR SUBDIVISION
Address: POINT HOPE PARKWAY
Location: CAINHOY
TMS#: 2620000008
Acres: 3.3
Lots (for subdiv): r/w
Units (multi-fam./Concept Plans):
Zoning: PUD

new BP approval tracking

City Project ID #: 160705-Clements FerryRd-1
City Project ID Name: TRC_PP:HopewellDrive[1lot]

Submittal Review #: 1ST REVIEW
Board Approval Required:

Owner: CAINHOY LAND & TIMBER
Applicant: THOMAS & HUTTON ENGINEERING CO. 843-725-5233
Contact: JASON HUTCHINSON hutchinson.j@thomasandhutton.com

Misc notes: Preliminary subdivision plat to create new right-of-way.

RESULTS: Revise and resubmit to TRC

7 THE VILLAGE AT POINT HOPE

SITE PLAN

Project Classification: SITE PLAN
Address: POINT HOPE PARKWAY
Location: CAINHOY
TMS#: 2620000008
Acres: 15.8
Lots (for subdiv):
Units (multi-fam./Concept Plans): 264
Zoning: PUD

new BP approval tracking

City Project ID #: 160705-Clements FerryRd-2
City Project ID Name: TRC_SP:TheVillage@PointHope[Multifamily]

Submittal Review #: PRE-APP
Board Approval Required:

Owner: SPECTRUM PROPERTIES
Applicant: THOMAS & HUTTON ENGINEERING CO. 843-725-5233
Contact: JASON HUTCHINSON hutchinson.j@thomasandhutton.com

Misc notes: Construction plans for a new multi-family development and associated improvements.

RESULTS: Revise and resubmit to TRC

8 1056 KING STREET

SITE PLAN

Project Classification: SITE PLAN

Address: 1056 KING STREET

Location: PENINSULA

TMS#: 4631203046, 067, 068

Acres: 0.9

Lots (for subdiv):

Units (multi-fam./Concept Plans):

Zoning: GB

new BP approval tracking

City Project ID #: 150624-1056KingSt-1

City Project ID Name: TRC_SP:1056KingStParking

Submittal Review #: 1ST REVIEW

Board Approval Required: BAR

Owner: 585 KING STREET, LLC

Applicant: SITECAST, LLC

Contact: CHRIS DONATO

843-224-4264

cdonato@sitecastsc.com

Misc notes: Construction plans for parking lot improvements.

RESULTS: Revise and resubmit to TRC

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.