

# CITY OF CHARLESTON PLANNING COMMISSION

## MEETING OF NOVEMBER 16, 2016

A meeting of the City of Charleston Planning Commission will be held at **5:00 p.m., on Wednesday, November 16, 2016** in the Public Meeting Room, 1<sup>st</sup> Floor, 2 George St. The following applications will be considered:

### REZONINGS

- 1. 1645 Raoul Wallenberg Blvd (West Ashley) TMS# 3510400001 (a portion)** – approx. 3.66 ac. Request rezoning of property from Diverse Residential-Elderly Housing (DR-4) to Single-Family Residential (SR-1).  
Owner: ZS Associates LLC  
Applicant: Sitecast
- 2. Bees Ferry Rd (West Ashley) TMS# 3010000541** – 12.494 ac. Request rezoning from General Office (GO) and Single-Family Residential (SR-2) to Business Park (BP).  
Owner: Bees Resources LP  
Applicant: Forsberg Engineering

### SUBDIVISIONS

- 1. 1900 Cane Slash Rd (Johns Island - Twin Lakes) TMS# 3450000036** – 61.19 ac. 122 lots. Request subdivision concept plan approval. Zoned Single-Family Residential (SR-1).  
Owner: BMG III LLC  
Applicant: Stantec
- 2. Grande Oaks Blvd and Floyd Dr (West Ashley) TMS# 3010000027** – 25.59 ac. 4 lots. Request subdivision concept plan approval. Gathering Place (GP) & General Business (GB).  
Owner: White Point Partners  
Applicant: Thomas & Hutton
- 3. Sam Rittenberg Blvd (West Ashley – Australi Townhomes) TMS# 4150000050** – 1.20 ac. 16 lots. Request subdivision concept plan approval. Diverse Residential (DR-1).  
Owner: Australi Investments LLC

### ZONINGS

- 1. Magnolia Rd (West Ashley) TMS# 4181000005** – 0.125 ac. Request zoning of Single-Family Residential (SR-2). Zoned Single-Family Residential (R-4) in Charleston County.  
Owner: William G. Niemeyer

### APPROVAL OF MINUTES

Approval of minutes from previous meetings.

## REPORT OF THE TECHNICAL REVIEW COMMITTEE

Over the past month, the following subdivision projects were submitted to the TRC for review and approval. The findings of the TRC shall be presented to the Planning Commission. Items approved by the TRC comply with all applicable regulations and standards of the City of Charleston.

### Preliminary & Final Plats

1. **Riley Road (James Island) TMS# 3400700009** – 3.08 ac. 2 lots. SR-1. Preliminary subdivision plat pending approval.
2. **Line Street (Peninsula)** – 0.875 ac. 1 lot. Preliminary subdivision plat pending approval.
3. **Sanders Road Townhomes (West Ashley) TMS# 2860000001** – 22.33 ac. 107 lots. DR-9. Preliminary subdivision plat under review.
4. **123 & 125 Moultrie Street (Peninsula) TMS# 4600301039** – 0.5 ac. 3 lots. DR-1. Preliminary subdivision plat pending approval.
5. **Parcel FF, Phase 1 (Daniel Island) TMS# 2750000092** – 28.4 ac. 38 lots. DI-RI. Preliminary subdivision plat pending approval.
6. **Jessy Elizabeth Road, Phase 2 (Johns Island) TMS# 3120000159** – 4.13 ac. 16 lots. SR-1. Final subdivision plat under review.
7. **Foundry Alley, Phase 1 (Peninsula) TMS# 4590504156, 172, 174-177** – 0.916 ac. 8 lots. PUD. Final subdivision plat under review.
8. **Bolton's Landing, Phases 5A & 5B (West Ashley) TMS# 2860000003** – 33.23 ac. 52 lots. SR-1 (ND). Final subdivision plat pending approval.
9. **WestEdge, Phase 1 (Peninsula) TMS# 4600000014, 021; 4601002004, 019, 020, 023** – 11.99 ac. 5 lots + R/W. MU-2/WH. Preliminary plat approved.
10. **Fenwick Hills, Phase 3 (Johns Island) TMS# 2790800202** – 16.74 ac. 49 lots. SR-1. Final subdivision plat recorded.
11. **1259 Harbor View Lane (James Island) TMS# 4241100004** – 0.7 ac. 2 lots. SR-1. Preliminary subdivision plat pending approval.
12. **Citadel Crossing (West Ashley) TMS# 3100300003** – 12.997 ac. 2 lots. GB. Preliminary subdivision plat pending approval.
13. **The Pointe at Rhodes Crossing (West Ashley) TMS# 2860000444** – 84.39 ac. 136 lots. SR-6. Preliminary subdivision plat approved.
14. **Lots 14 & 16, The Preserve at Fenwick Plantation (Johns Island) TMS# 3460000259** – 0.406 ac. 2 lots. PUD. Final subdivision plat pending approval.
15. **Parcel Q-5-4 (Daniel Island) TMS# 2750000269** – 12.45 ac. 2 lots. DI-TC. Preliminary subdivision plat approved.
16. **Oak Bluff, Phase 1B (Cainhoy) TMS# 2630002003** – 3.3 ac. 19 lots. SR-1. Preliminary subdivision plat approved.

### Road Construction Plans

1. **Gadsdenboro Park (Peninsula) TMS# 4580102063** – 1.6 ac. R/W. MU-2. Road construction plans under review.
2. **Sanders Road Townhomes (West Ashley) TMS# 2860000001** – 22.33 ac. 107 lots. DR-9. Road construction plans under review.
3. **Parcel CC, Peninsula (Daniel Island) TMS# 2750000203** – 7.6 ac. 17 lots. DI-RI. Road construction plans pending approval.
4. **Parcel FF, Phase 1 (Daniel Island) TMS# 2750000092** – 28.4 ac. 38 lots. DI-RI. Road construction plans pending approval.

Individuals with questions concerning the above items should contact the Department of Planning, Preservation and Sustainability at (843) 724-3765. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 2 George St, Third Floor, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except Saturdays, Sundays, and holidays. Additional information on these cases may also be obtained by visiting [www.charleston-sc.gov/pc](http://www.charleston-sc.gov/pc).

In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.