



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

Site Plans and Subdivisions

RESULTS

4/29/2021

SITE PLANS, SUBDIVISION CONCEPT 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 via Zoom. The following applications were reviewed:

1 STILES POINT ELEMENTARY SCHOOL PORTABLES

SITE PLAN

Project Classification: SITE PLAN

Address: 883 MIKELL DRIVE

Location: JAMES ISLAND

TMS#: 454-09-00-001

Acres: 18.08

Lots (for subdiv): -

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

Zoning: SR-1

City Project ID #: TRC-SP2021-000392

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: CHARLESTON COUNTY SCHOOL DISTRICT

Applicant: ADC ENGINEERING, INC

Contact: SEBASTIAN DAVIS

843-566-0161

sebastiand@adcengineering.com

Misc notes: **New mobile classrooms and new concrete walkway.** [Project Citizen Access Portal \(CAP\) Page](#)

RESULTS: Pending final documentation. Once approved, submit plans to Zoning for stamping.

2 CHARLESTON FIRE STATION #8

SITE PLAN

Project Classification: SITE PLAN

Address: 370 HUGER STREET

Location: PENINSULA

TMS#: 460-03-02-099

Acres: 0.31

Lots (for subdiv): -

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

Zoning: DR-2F

City Project ID #: TRC-SP2019-000222

Submittal Review #: 3RD REVIEW

Board Approval Required: BAR, BZA-SD

Owner: CITY OF CHARLESTON

Applicant: ADC ENGINEERING, INC.

Contact: CHRIS COOK

843-566-0161

chrisc@adcengineering.com

Misc notes: **Construction/renovation plans for the existing 3,950 square foot, 2 story fire station.** [Project CAP Page](#)

RESULTS: Pending final documentation. Once approved, submit plans to Zoning for stamping.

3 DANIEL ISLAND SELF STORAGE - CLEMENTS FERRY RD.

SITE PLAN

Project Classification: SITE PLAN

Address: CLEMENTS FERRY ROAD

Location: DANIEL ISLAND

TMS#: 271-00-02-027

Acres: 4.25

Lots (for subdiv): -

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

Zoning: GB

City Project ID #: TRC-SP2021-000423

Submittal Review #: PRE-APP

Board Approval Required:

Owner: STYX DEVELOPMENT, LLC

Applicant: ADC ENGINEERING, INC

Contact: JEFF WEBB

843-566-0161

jeffw@adcengineering.com

Misc notes: **Self storage building and RV/Boat storage.** [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

4 PROJECT ROSE

SITE PLAN

Project Classification: SITE PLAN
Address: FORT TRENHOLM ROAD
Location: JOHNS ISLAND
TMS#: 319-00-00-014
Acres: 10.10
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -

City Project ID #: TRC-SP2021-000419

Submittal Review #: PRE-APP
Board Approval Required:

Owner: CHARLESTON AVIATION AUTHORITY
Applicant: LOWCOUNTRY LAND DEVELOPMENT CONSULTANTS 843-296-6364

Zoning: LI

Contact: KEVIN COFFEY kevin@lowcountryldc.com

Misc notes: Site plan review of new aircraft manufacturing facility. [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

5 WEST ASHLEY TOYOTA

SITE PLAN

Project Classification: SITE PLAN
Address: CITADEL HAVEN DRIVE
Location: WEST ASHLEY
TMS#: 310-03-00-075, 310-08-00-007
Acres: 3.7
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GB

City Project ID #: TRC-SP2021-000420

Submittal Review #: PRE-APP
Board Approval Required:

Owner: 70 NC REAL ESTATE, LLC
Applicant: HOYT+BERENYI, LLC 828-989-2672
Contact: ALEX HORNER ahorner@hoytberenyi.com

Misc notes: Approx. 131 additional parking spots to serve West Ashley Toyota dealership, dumpster relocation, stormwater detention relocated underground, and optional building addition. [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

6 BOULEVARD APARTMENTS

SITE PLAN

Project Classification: SITE PLAN
Address: 584 MEETING STREET
Location: PENINSULA
TMS#: 459-01-03-045
Acres: 1.6
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 250
Zoning: GB

City Project ID #: TRC-SP2021-000421

Submittal Review #: PRE-APP
Board Approval Required: BZA-SD, BAR

Owner: 584 MEETING STREET, LLC
Applicant: FORSBERG ENGINEERING & SURVEYING 843-571-2622
Contact: TREY LINTON tlinton@forsberg-engineering.com

Misc notes: New 250 unit multi-family building with associated infrastructure. [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

7 WEST ASHLEY STATION, PHASE II

SITE PLAN

Project Classification: SITE PLAN
Address: 1127 SAVANNAH HIGHWAY
Location: WEST ASHLEY
TMS#: 349-00-00-009,-010
Acres: 1.73
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GB

City Project ID #: TRC-SP2021-000422

Submittal Review #: PRE-APP
Board Approval Required: DRB

Owner: SYNOVUS TRUST COMPANY
Applicant: HUSSEY GAY BELL 843-849-7500
Contact: JUSTIN ROBINETTE jrobinette@husseygaybell.com

Misc notes: Development of existing parcels to add retail shops. [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

8 WILLIAM E. MURRAY BLVD APARTMENTS - EARLY SITE PACKAGE

SITE PLAN

Project Classification: SITE PLAN City Project ID #: TRC-SP2021-000397
Address: WILLIAM E. MURRAY BLVD & GLENN MCCO
Location: WEST ASHLEY Submittal Review #: 1ST REVIEW
TMS#: 306-00-00-933, -973, -975 Board Approval Required: DRB
Acres: 10
Lots (for subdiv): - Owner: UNIVERSITY MEDICAL ASSOCIATES OF MUSC
Units (multi-fam./Concept Plans): - Applicant: SEAMON WHITESIDE + ASSOCIATES 843-884-1667
Zoning: GB Contact: PAUL PEEPLES ppeeples@seamonwhiteside.com
Misc notes: Proposed site work to include rough grading, tree removal, and clearing of vegetation. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

9 MARSHES AT DANIEL ISLAND PHASES 1A & 1B (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION City Project ID #: TRC-SUB2019-000114
Address: 144 FAIRBANKS DRIVE
Location: DANIEL ISLAND Submittal Review #: 5TH REVIEW
TMS#: 271-00-00-010 Board Approval Required:
Acres: 16.78
Lots (for subdiv): 56 Owner: SM CHARLESTON, LLC
Units (multi-fam./Concept Plans): 56 Applicant: SEAMONWHITESIDE + ASSOCIATES, INC. 843-884-1667
Zoning: DI-GO Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com
Misc notes: Preliminary plat for a 56 lot (Phase 1A & 1B) subdivision. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

10 MARSHES AT DANIEL ISLAND PHASES 1A & 1B (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION City Project ID #: TRC-SUB2019-000114
Address: 144 FAIRBANKS DRIVE
Location: DANIEL ISLAND Submittal Review #: 5TH REVIEW
TMS#: 271-00-00-010 Board Approval Required:
Acres: 16.78
Lots (for subdiv): 56 Owner: SM CHARLESTON, LLC
Units (multi-fam./Concept Plans): 56 Applicant: SEAMONWHITESIDE & ASSOCIATES, INC 843-884-1667
Zoning: DI-GO Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com
Misc notes: Road construction plans for a 56 lot (Phase 1A & 1B) subdivision. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

11 DANIEL ISLAND - HASWELL

SUBDIVISION CONCEPT PLAN

Project Classification: MAJOR SUBDIVISION City Project ID #: TRC-SUB2021-000172
Address: SEVEN FARMS DRIVE & HASWELL STREET
Location: DANIEL ISLAND Submittal Review #: 1ST REVIEW
TMS#: 275-00-00-182, -225, -233, -243 Board Approval Required: BZA-SD
Acres: 8.15
Lots (for subdiv): 24 Owner: DAVID WEEKLEY HOMES
Units (multi-fam./Concept Plans): 24 Applicant: THOMAS & HUTTON 724-561-3517
Zoning: DI-R Contact: BRYCE LEMON lemon.b@tandh.com
Misc notes: Concept plan review of 24 residential lot subdivision. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

Individuals with questions concerning the above items should contact Eric Schultz, TRC Administrator, in the Department of Planning, Preservation and Sustainability at (843) 724-3790. Files containing information pertinent to the above applications are available for public review online on the city's Citizen Access Portal (CAP). 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 three business days prior to the meeting.