



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

RESULTS

5/13/2021

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 REFUEL POINT HOPE REVISIONS

SITE PLAN

Project Classification: SITE PLAN
Address: POINT HOPE PARKWAY
Location: DANIEL ISLAND
TMS#: 262-00-00-043, -044
Acres: 2.18
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: PUD

City Project ID #: TRC-SP2019-000262

Submittal Review #: 4TH REVIEW
Board Approval Required: DRB

Owner: REFUEL OPERATING COMPANY, LLC
Applicant: CLINE ENGINEERING
Contact: MATT CLINE

843-991-7239
matt@clineeng.com

Misc notes: Review of revisions to a previously approved site plan for a convenience store. [Project Citizen Access Portal \(CAP\) Page](#)

RESULTS: Revise and resubmit to TRC.

2 SAVAGE ROAD DEVELOPMENT

SITE PLAN

Project Classification: SITE PLAN
Address: SAVAGE ROAD
Location: WEST ASHLEY
TMS#: 309-00-00-481
Acres: 3.463
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GO

City Project ID #: TRC-SP2019-000268

Submittal Review #: 4TH REVIEW
Board Approval Required: DRB

Owner: ESSEX FARMS A PARTNERSHIP
Applicant: CLINE ENGINEERING, INC.
Contact: MATT CLINE

843-991-7239
matt@clineeng.com

Misc notes: Site plan for 1 multi-tenant building, parking and associated improvements. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

3 BERMUDA POINTE (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION
Address: ASHLEY RIVER ROAD
Location: WEST ASHLEY
TMS#: 355-07-00-006 & -012
Acres: 4.62
Lots (for subdiv): 3
Units (multi-fam./Concept Plans): -
Zoning: GB, LB, DR-12

City Project ID #: TRC-SUB2018-000066

Submittal Review #: 5TH REVIEW
Board Approval Required:

Owner: SUP BERMUDA POINT, LLC
Applicant: STANTEC
Contact: JOSH LILY

843-693-4477
josh.lily@stantec.com

Misc notes: Review of revisions to previously approved development plans. Preliminary plat for a townhome development. [Project CAP Page](#)

RESULTS: Approved. Submit Preliminary Plat to Planning for stamping.

4 BERMUDA POINTE (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2018-000066

Address: ASHLEY RIVER ROAD

Location: WEST ASHLEY

Submittal Review #: 6TH REVIEW

TMS#: 355-07-00-006 & -012

Board Approval Required:

Acres: 4.62

Lots (for subdiv): 3

Owner: SUP BERMUDA POINT, LLC

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

Applicant: STANTEC

843-693-4477

Zoning: GB, LB, DR-12

Contact: JOSH LILY

josh.lily@stantec.com

Misc notes: Review of revisions to previously approved development plans. Road construction plans for townhome development.

[Project CAP Page](#)

RESULTS: Approved. Submit Road Construction Plans to Engineering for stamping.

5 KINDER MORGAN TRANSLOAD FACILITY

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2020-000386

Address: 1805 MILFORD STREET

Location: PENINSULA

Submittal Review #: 2ND REVIEW

TMS#: 464-00-00-009, 466-00-00-001, -003, -053

Board Approval Required:

Acres: 41.7

Lots (for subdiv): -

Owner: KINDER MORGAN TERMINALS, INC

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

Applicant: GEL ENGINEERING

843-769-7378

Zoning: HI

Contact: EDWARD GUINN

edward.guinn@gel.com

Misc notes: Site plan review of new transload facility to move grain from rail cars into shipping containers. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

6 LIBERTY SENIOR LIVING - KING STREET

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2021-000408

Address: 609 KING STREET

Location: PENINSULA

Submittal Review #: PRE-APP

TMS#: 460-08-02-015, -016, -101, -102, -103, -104, -098, -021

Board Approval Required:

Acres: 2.51

Lots (for subdiv): -

Owner: EVENING POST PUBLISHING CO.

Units (multi-fam./Concept Plans): 208

Applicant: SEAMONWHITESIDE + ASSOCIATES

843-884-1667

Zoning: GB

Contact: ABIGAIL

arichardson@seamonwhiteside.com

RICHARDSON

Misc notes: Condo style senior living building with health care units. [Project CAP Page](#)

RESULTS: Revise and submit to TRC.

7 MIKASA TRACT SUBDIVISION (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2020-000161

Address: JACK PRIMUS RD

Location: CAINHOY

Submittal Review #: 2ND REVIEW

TMS#: 268-00-00-091, -133, -134

Board Approval Required:

Acres: 229.38

Lots (for subdiv): 134

Owner: MCALISTER TOGANT CLEMENTS, LLC

Units (multi-fam./Concept Plans):

Applicant: THOMAS & HUTTON

843-725-5241

Zoning: DR-1

Contact: DAVID WILLIAMS

williams.david@tandh.com

Misc notes: Preliminary plat for 134 single family lot subdivision. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

8 MIKASA TRACT SUBDIVISION (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2020-000161

Address: JACK PRIMUS RD

Location: CAINHOY

Submittal Review #: 2ND REVIEW

TMS#: 268-00-00-091, -133, -134

Board Approval Required:

Acres: 229.38

Lots (for subdiv): 134

Owner: MCALISTER TOGANT CLEMENTS, LLC

Units (multi-fam./Concept Plans):

Applicant: THOMAS & HUTTON

843-725-5241

Zoning: DR-1

Contact: DAVID WILLIAMS

williams.david@tandh.com

Misc notes: Road construction plans for 134 single family lot subdivision. [Project CAP Page](#)

RESULTS: Revise and resubmit to TRC.

9 RHODES CROSSING - BEAZER HOMES

SUBDIVISION CONCEPT PLAN

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2020-000156

Address: SANDERS ROAD

Location: WEST ASHLEY

Submittal Review #: 5TH REVIEW

TMS#: 286-00-00-001

Board Approval Required: BZA-SD

Acres: 22.37

Lots (for subdiv): 57

Owner: BEAR ISLAND, LLC 2

Units (multi-fam./Concept Plans): 57

Applicant: THOMAS & HUTTON

843-725-5268

Zoning: DR-9

Contact: JAMES THOMAS

thomas.j@tandh.com

Misc notes: 57 Townhome lot subdivision concept plan. [Project CAP Page](#)

RESULTS: Pending resolution of Stormwater comments. Once resolved, submit plans to Planning Commission.

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.