



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

RESULTS

Site Plans and Subdivisions

3/09/2023

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. ASHLEY HALL ROAD IMPROVEMENTS

Project Classification: Major - Development Plan

Address: Intersection of Ashley Hall RD and
Sam Rittenberg BLVD

Location: WEST ASHLEY

Primary TMS: SCDOT R/W

Acres: 0.27

Zoning: N/A

City Project ID#: [TRC-SUB2022-000219](#)

Submittal Review #: 2nd

Board Approvals Required: -

Owner: SCDOT

Applicant: STV, INC.

Contact: Patrick Merewether | patrick.merewether@stvinc.com

Description: Intersection improvements to include a left turn lane and sidewalk relocation.

RESULTS: No Return

#2. 273 ST. PHILIP

Project Classification: TRC - Site Plan

Address: 273 SAINT PHILIP ST

Location: PENINSULA

Primary TMS: C4600404012

Acres: 0.95

Lots: 1

Units: 3

Zoning: General Business

Description: SFR infill.

RESULTS: Revise and return

City Project ID#: [TRC-SP2022-000586](#)

Submittal Review #: 1st

Board Approvals Required:

Owner: The Allen Coswell Trust

Applicant: AJ Architects

Contact: Ashley Jennings | ashley@ajarch.net

#3. 3527 MEEKS FARM DEVELOPMENT

Project Classification: TRC - Site Plan

Address: 3527 MEEKS FARM RD

Location: JOHNS ISLAND

Primary TMS: C3130000299

Acres: 0.29

Lots: -

Units: -

Zoning: Business Park

Description: (1) new commercial structure with site improvements.

RESULTS: Revise and return

City Project ID#: [TRC-SP2021-000484](#)

Submittal Review #: 3rd

Board Approvals Required: -

Owner: HOOLEY WORLDWIDE INC

Applicant: Cline Engineering, Inc.

Contact: Matt Cline | matt@clineeng.com

#4. CAINHOY SPORTS PARK AMENITY

Project Classification: TRC - Site Plan
Address: 3050 RIVER VILLAGE DR
Location: CAINHOY
Primary TMS: B2620000008
Acres: 23.5
Lots: -
Units: -
Zoning: PUD

City Project ID#: [TRC-SP2021-000453](#)

Submittal Review #: 1st
Board Approvals Required:

Owner: Cainhoy Land & Timber, LLC
Applicant: Thomas & Hutton Engineering
Contact: Steven Roach | roach.s@tandh.com

Description: Amenity, swimming pools, sports parks, parking lot, stormwater pond.

RESULTS: Revise and return

#5. THE WATERFRONT PHASE 3

Project Classification: TRC - Site Plan
Address: 610 WATERMAN ST
Location: DANIEL ISLAND
Primary TMS: B2750000114
Acres: 2.2
Lots: 1
Units: 41
Zoning: Daniel Island Town Center

City Project ID#: [TRC-SP2022-000553](#)

Submittal Review #: 1st
Board Approvals Required:

Owner: Parcel R Phase 3 Invest Co LLC
Applicant: Thomas & Hutton
Contact: Bryce Lemon | lemon.b@tandh.com

Description: (3) buildings, parking lots/drives, and associated utilities.

RESULTS: Revise and return

#6. WOODFIELD POINT HOPE 3 MIXED USE

Project Classification: TRC - Site Plan
Address: 1260 CLEMENTS FERRY RD
Location: CAINHOY
Primary TMS: B2620000028
Acres: 44.6
Lots: 1
Units: 364
Zoning: PUD

City Project ID#: [TRC-SP2022-000554](#)

Submittal Review #: 1st
Board Approvals Required: DRB

Owner: Woodfield Development
Applicant: Seamon, Whiteside & Associates, Inc
Contact: Malcolm Glenn | mglenn@seamonwhiteside.com

Description: New MF development with retail and leasing space.

RESULTS: Revise and return

#7. COURIER SQUARE II

Project Classification: TRC - Site Plan
Address: 635 KING ST
Location: PENINSULA
Primary TMS: C4600802012
Acres: 3.3
Lots: -
Units: 300
Zoning: MU-2/WH

City Project ID#: [TRC-SP2021-000409](#)

Submittal Review #: 1st
Board Approvals Required: BAR, BZA-SD

Owner: Evening Post Publishing Company
Applicant: Seamon, Whiteside & Associates, Inc
Contact: York Dilday | ydilday@seamonwhiteside.com

Description: (4) Low Rise/ Mid Rise buildings with associated infrastructure.

RESULTS: Revise and return

#8. 518 EAST BAY ST. LAYDOWN YARD

Project Classification: TRC - Site Plan
Address: 518 E BAY ST
Location: PENINSULA
Primary TMS: C4591302011
Acres: 0.35
Lots: -
Units: -
Zoning: Light Industrial

City Project ID#: [TRC-SP2022-000583](#)

Submittal Review #: 1st
Board Approvals Required:

Owner: 530 East Bay LP
Applicant: Forsberg Engineering & Surveying
Contact: Trey Linton | tlinton@forsberg-engineering.com

Description: Lay-down yard adjacent to Moluf's Supply Co.

RESULTS: Revise and return

#9. COLUMBUS STREET HOTEL.

Project Classification: TRC - Site Plan
Address: 131 COLUMBUS ST
Location: PENINSULA
Primary TMS: C4600802001
Acres: 0.3
Lots: -
Units: -
Zoning: Light Industrial

eReview

City Project ID#: [TRC-SP2023-000616](#)

Submittal Review #: Pre-App
Board Approvals Required: BAR

Owner: 131 Columbus NPV MCZ SPE LLC
Applicant: Forsberg Engineering & Surveying
Contact: Trey Linton | tlinton@forsberg-engineering.com

Description: New 175 Room hotel.

RESULTS: Revise and return

Site plans and subdivisions are reviewed by the following: Dept. of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Dept. of Stormwater Management, Dept. of Parks, Dept. of Traffic & Transportation, Fire Dept. and ADA/Legal Division

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 [Customer Self Service \(CSS\) Portal](#). 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.