



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

RESULTS

Site Plans and Subdivisions

8/4/2022

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 BAKER MOTORS AMR SALES CENTER

SITE PLAN

Project Classification: SITE PLAN

Address: 1521 SAVANNAH HIGHWAY

Location: WEST ASHLEY

TMS#: 349-01-00-016

Acres: 1.14

Lots (for subdiv): -

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

Zoning: GB

Misc notes: Auto dealership with associated parking.

City Project ID #: [TRC-SP2020-000375](#)

Submittal Review #: 4TH REVIEW

Board Approval Required: DRB

Owner: VCKHS MAGNOLIA, LLC

Applicant: EARTHSOURCE ENGINEERING

Contact: ERIC LADSON

843-881-0525

ladson@earthsourceeng.com

RESULTS: Revise and resubmit to TRC.

#2 774 RUTLEDGE

SITE PLAN

Project Classification: SITE PLAN

Address: 774 RUTLEDGE AVENUE

Location: PENINSULA

TMS#: 463-15-02-012

Acres: 0.21

Lots (for subdiv): -

Units (multi-fam./Concept Plans): 4

Zoning: DR-1F

Misc notes: Demolition of one existing building. Development of 3 additional single family style dwellings.

City Project ID #: [TRC-SP2021-000452](#)

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: C & M, LLC

Applicant: CLINE ENGINEERING

Contact: MATT CLINE

843-991-7239

matt@clineeng.com

RESULTS: Revise and resubmit to TRC.

#3 CHRISTIAN BROTHERS - CHARLESTON, SC

SITE PLAN

Project Classification: SITE PLAN

Address: 1475 FOLLY ROAD

Location: JAMES ISLAND

TMS#: 334-00-00-048

Acres: 1.22

Lots (for subdiv): -

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

Zoning: GB

Misc notes: Construction of new 9-bay automotive repair facility.

City Project ID #: [TRC-SP2021-000442](#)

Submittal Review #: 2ND REVIEW

Board Approval Required: DRB

Owner: 1475 FOLLY ROAD, LLC

Applicant: LECRAW ENGINEERING, INC

Contact: THOMAS DUGAN

678-257-1918

thomas.dugan@lecraweng.com

RESULTS: Revise and resubmit to TRC.

#4 MURRAY LASAINE ELEMENTARY SCHOOL TRAFFIC LOOP

SITE PLAN

Project Classification: SITE PLAN
Address: 691 RIVERLAND DRIVE
Location: JAMES ISLAND
TMS#: 341-00-00-013
Acres: 1.3
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: SR-1

City Project ID #: [TRC-SP2018-000089](#)

Submittal Review #: 1ST REVIEW
Board Approval Required:

Owner: CHARLESTON COUNTY SCHOOL DISTRICT
Applicant: FORSBERG ENGINEERING & SURVEYING, INC. 843-571-2622
Contact: GRAY LEWIS gmlewis@forsberg-engineering.com

Misc notes: Construction plans for new traffic loop and associated improvements.

RESULTS: Revise and resubmit to TRC.

#5 THE WATERFRONT PHASE 3

SITE PLAN

Project Classification: SITE PLAN
Address: LONGSHORE STREET
Location: DANIEL ISLAND
TMS#: 275-00-00-114, -148
Acres: 3.38
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 41
Zoning: DI-TC

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

Submittal Review #: PRE-APP
Board Approval Required:

Owner: PARCEL R PHASE 33 DEVELOPMENT COMPANY, LLC
Applicant: THOMAS & HUTTON 843-725-5276
Contact: BRIAN RILEY riley.b@tandh.com

Misc notes: Construction of 3 multi-family buildings.

RESULTS: Submit to TRC for 1st review.

#6 WOODFIELD POINT HOPE 3

SITE PLAN

Project Classification: SITE PLAN
Address: CLEMENTS FERRY & CAINHOY VILLAGE ROA
Location: CAINHOY
TMS#: 262-00-00-028
Acres: 44.6
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 312
Zoning: PUD

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

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

Owner: SEVEN STICKS, LLC
Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667
Contact: MALCOLM GLENN mgleenn@seamonwhiteside.com

Misc notes: 288 multi-family units, 24 townhomes, and 34,000 sqft of retail buildings.

RESULTS: Submit to TRC for 1st review.

#7 ST. MARY'S COURTYARD RENOVATIONS

SITE PLAN

Project Classification: SITE PLAN
Address: 95 HASELL STREET
Location: PENINSULA
TMS#: 457-08-01-007, -008, -009
Acres: 0.54
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GB

City Project ID #: [TRC-SP2022-000537](#)

Submittal Review #: 1ST REVIEW
Board Approval Required:

Owner: BISHOP OF CHARLESTON
Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667
Contact: LEE GASTLEY lgastley@seamonwhiteside.com

Misc notes: Renovation of the existing rear courtyard of the St. Mary's Catholic Church parish hall.

RESULTS: Revise and resubmit to TRC.

#8 LIVE OAK SQUARE BUILDING 7

SITE PLAN

Project Classification: SITE PLAN
Address: CROWNE COMMONS WAY
Location: JOHNS ISLAND
TMS#: 313-00-00-407
Acres: 3.64
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: PUD

City Project ID #: [TRC-SP2021-000491](#)

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

Owner: CROWNE MAYBANK HOLDINGS LP
Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667
Contact: SPENCER PLOWDEN splowden@seamonwhiteside.com

Misc notes: 5,000 Sqft commercial building with associated parking and infrastructure.

RESULTS: Revise and resubmit to TRC.

#9 SUMAR STREET REDEVELOPMENT

SITE PLAN

Project Classification: SITE PLAN
Address: 43 SUMAR STREET
Location: WEST ASHLEY
TMS#: 352-08-00-006
Acres: 4.0
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GB

City Project ID #: [TRC-SP2022-000550](#)

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

Owner: 43 SUMAR, LLC
Applicant: STANTEC 843-740-6326
Contact: MARSHALL WYNNE marshall.wynne@stantec.com

Misc notes: 4 new structures, surface and underground parking, outdoor gathering/event space, landscape features, trash enclosures, and connected sidewalks.

RESULTS: Revise and resubmit to TRC.

#10 ASHLEY LANDING PLAZA

SITE PLAN

Project Classification: SITE PLAN
Address: 1401 SAM RITTENBURG BLVD
Location: WEST ASHLEY
TMS#: 352-11-00-101, -103
Acres: 28.421
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: GC

City Project ID #: [TRC-SP2022-000555](#)

Submittal Review #: PRE-APP
Board Approval Required:

Owner: FAISON
Applicant: HLA, INC 843-763-1166
Contact: NICK ALLPORT nallport@hlainc.com

Misc notes: Shopping center redevelopment and Publix relocation.

RESULTS: Submit to TRC for 1st review.

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 schumacheri@charleston-sc.gov three business days prior to the meeting.