



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

RESULTS

Site Plans and Subdivisions

10/1/2020

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 via Zoom. The following applications were reviewed:

**# 1 OAKFIELD SUB., PHASES 5C & 5D (PLAT)
PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION
Address: CANE SLASH ROAD
Location: JOHNS ISLAND
TMS#: 2780000128, 2780700208
Acres: 8.19
Lots (for subdiv): 7
Units (multi-fam./Concept Plans): 7
Zoning: PUD

City Project ID #: TRC-SUB2019-000121

Submittal Review #: 3RD REVIEW
Board Approval Required:

Owner: PULTE HOME COMPANY, LLC
Applicant: HLA, INC.
Contact: ADRIANA CARSON

843-763-1164
acarson@hlainc.com

Misc notes: Preliminary plat for a 7 lot subdivision and associated improvements.

RESULTS: Revise and return to TRC.

**# 2 OAKFIELD SUB., PHASES 5C & 5D (ROADS)
ROAD CONSTRUCTION PLANS**

Project Classification: MAJOR SUBDIVISION
Address: CANE SLASH ROAD
Location: JOHNS ISLAND
TMS#: 2780000128, 2780700208
Acres: 8.28
Lots (for subdiv): 7
Units (multi-fam./Concept Plans): 7
Zoning: PUD

City Project ID #: TRC-SUB2019-000121

Submittal Review #: 3RD REVIEW
Board Approval Required:

Owner: PULTE HOME COMPANY, LLC
Applicant: HLA, INC.
Contact: ADRIANA CARSON

843-763-1164
acarson@hlainc.com

Misc notes: Road construction plans for a 7 lot subdivision and associated improvements.

RESULTS: Revise and return to TRC.

**# 3 73 SPRING ST MIXED USE
SITE PLAN**

Project Classification: SITE PLAN
Address: 73 SPRING STREET
Location: PENINSULA
TMS#: 4600803057
Acres: 0.24
Lots (for subdiv):
Units (multi-fam./Concept Plans): 4
Zoning: LB

City Project ID #: TRC-SP2019-000223

Submittal Review #: 3RD REVIEW
Board Approval Required: BAR

Owner: MARK A STEPHENSON
Applicant: CLINE ENGINEERING
Contact: MATT CLINE

843-303-1594
matt@clineeng.com

Misc notes: Construction plans for 1 office building, 3 residential buildings, and 1 accessory building behind existing building.

RESULTS: Revise and return to TRC.

#4 MEETING & ROMNEY STREETS REVISIONS

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2017-000046

Address: MEETING & ROMNEY STREETS

Location: PENINSULA

TMS#: 4631202054, 055, 056, 057, 058, 059, 060, 061

Submittal Review #: 5TH REVIEW

Acres: 0.52

Board Approval Required:

Lots (for subdiv): -

Owner: MADISON CAPITAL GROUP

Units (multi-fam./Concept Plans): 34

Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC. 843-884-1667

Zoning: MU-1/WH

Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Review of revisions to previously approved project. Site Plan for mixed-use development and associated improvements

RESULTS: Revise and return to TRC.

#5 INDIGO GROVE (PLAT)

PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2020-000149

Address: MAYBANK HIGHWAY OPPOSITE FENWICK AL

Location: JOHNS ISLAND

TMS#: MULTIPLE

Submittal Review #: 2ND REVIEW

Acres: 32.83

Board Approval Required: BZA-SD

Lots (for subdiv): 114

Owner: RHK, LLC

Units (multi-fam./Concept Plans):

Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC 843-884-1667

Zoning: PUD

Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Preliminary Plat for planned unit development of Kerr Tract.

RESULTS: Revise and return to TRC.

#6 INDIGO GROVE (ROADS)

ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

City Project ID #: TRC-SUB2020-000149

Address: MAYBANK HIGHWAY OPPOSITE FENWICK AL

Location: JOHNS ISLAND

TMS#: MULTIPLE

Submittal Review #: 2ND REVIEW

Acres: 32.83

Board Approval Required: BZA-SD

Lots (for subdiv): 114

Owner: RHK, LLC

Units (multi-fam./Concept Plans):

Applicant: SEAMON, WHITESIDE & ASSOCIATES, INC 843-884-1667

Zoning: PUD

Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Road construction plans for planned unit development of Kerr Tract.

RESULTS: Revise and return to TRC.

#7 ONE 80 PLACE

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2018-000175

Address: 573 MEETING STREET

Location: PENINSULA

TMS#: 4631604022

Submittal Review #: 3RD REVIEW

Acres: 0.41

Board Approval Required: BAR

Lots (for subdiv): 1

Owner: CHARLESTON INTERFAITH ASSISTANCE MINISTRY

Units (multi-fam./Concept Plans): 86

Applicant: FORSBERG ENGINEERING & SURVEYING, INC. 843-571-2627

Zoning: MU-2/WH

Contact: TREY LINTON tlinton@forsberg-engineering.com

Misc notes: Construction plans for a 86 unit, 81,391 square foot family life center and associated improvements.

RESULTS: Revise and return to TRC.

#8 HAYES PARK COMMERCIAL DEVELOPMENT

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2019-000244

Address: 3530 MAYBANK HIGHWAY

Location: JOHNS ISLAND

TMS#: 2790000235, 067

Acres: 3.3

Lots (for subdiv): -

Units (multi-fam./Concept Plans): 250

Zoning: CT

Submittal Review #: 4TH REVIEW

Board Approval Required: DRB

Owner: NEW LEAF BUILDERS LLC

Applicant: FORSBERG ENGINEERING

843-571-2626

Contact: MIKE JOHNSON

mjohnson@forsberg-engineering.com

Misc notes: Site plan for a new commercial development with multiple buildings and parking.

RESULTS: Revise and send .pdf application and submittal documents to TRC Coordinator . Once comments are resolved, submit plans to Zoning for stamping.

#9 ST. ANDREWS MIXED USE DEVELOPMENT

SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2020-000374

Address: 65 SYCAMORE AVE

Location: WEST ASHLEY

TMS#: 4181000033, 038

Acres: 9.5

Lots (for subdiv): -

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

Zoning: GB

Submittal Review #: PRE-APP

Board Approval Required: BZA, DRB

Owner: GH SAINT ANDREWS, LLC

Applicant: THOMAS & HUTTON

843-725-5256

Contact: DOMONIC JONES

jones.d@tandh.com

Misc notes: Construction of a multi-family mixed use wrap with parking deck.

RESULTS: Revise and return 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 at the City of Charleston Zoning Office, 2 George Street, Charleston County School District Building), Third Floor, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. 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.