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. **SPINX - MAYBANK HIGHWAY**
   - **SITE PLAN**
   - Project Classification: SITE PLAN
   - Address: 3285 TIMBERLINE DRIVE
   - Location: JOHNS ISLAND
   - TMS#: 313-00-00-530, -292, -293
   - Acres: 2.34
   - # Lots (for subdiv): -
   - # Units (multi-fam./Concept Plans): -
   - Zoning: GB, LB, BP
   - Owner: THE SPINX COMPANY
   - Applicant: HLA, INC.
   - Contact: RON FELKEL
   - City Project ID #: TRC-SP2021-000434
   - RESULTS: Revise and resubmit to TRC.

2. **CORE - JOHNS ISLAND**
   - **SITE PLAN**
   - Project Classification: SITE PLAN
   - Address: MAYBANK HIGHWAY
   - Location: JOHNS ISLAND
   - TMS#: 312-00-00-254, -959
   - Acres: 5.35
   - # Lots (for subdiv): -
   - # Units (multi-fam./Concept Plans): -
   - Zoning: OD-MHC
   - Owner: CONH LAND, LLC
   - Applicant: EARTHSOURCE ENGINEERING
   - Contact: VINCENT SOTTILE
   - City Project ID #: TRC-SP2021-000467
   - RESULTS: Revise and resubmit to TRC.

3. **CAINHOY DEL WEBB PHASE 1 - PLAT**
   - **PRELIMINARY SUBDIVISION PLAT**
   - Project Classification: MAJOR SUBDIVISION
   - Address: CLEMENTS FERRY ROAD & CAINHOY ROAD
   - Location: CAINHOY
   - TMS#: 262-00-00-028
   - Acres: 160.9
   - # Lots (for subdiv): 164
   - # Units (multi-fam./Concept Plans): 164
   - Zoning: PUD
   - Owner: PULTe HOME COMPANY, LLC
   - Applicant: THOMAS & HUTTON
   - Contact: WILL COX
   - City Project ID #: TRC-SUB2021-000187
   - RESULTS: Revise and resubmit to TRC.
# 4  CAINHOY DEL WEBB PHASE 1 - ROADS
ROAD CONSTRUCTION PLANS
Project Classification: MAJOR SUBDIVISION  
City Project ID #: TRC-SUB2021-000187
Address: CLEMENTS FERRY ROAD & CAINHOY ROAD  
Location: CAINHOY
TMS#: 262-00-00-028  
Acres: 160.9
# Lots (for subdiv): 164  
# Units (multi-fam./Concept Plans): 164  
Zoning: PUD
Owner: PULSE HOME COMPANY, LLC  
Applicant: THOMAS & HUTTON  
Contact: WILL COX
Misc notes: Road construction plans for 164 Single Family Residential development. Project CSS Page
RESULTS: Revise and resubmit to TRC.

# 5  NAT'S COURT
SITE PLAN
Project Classification: SITE PLAN  
City Project ID #: TRC-SP2021-000429
Address: 8 NUNAN STREET  
Location: PENINSULA
TMS#: 460-07-02-223, -224, -225, -226, -227, -228, 229  
Acres: 0.65
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): 16  
Zoning: DR-2F
Owner: MANX HOLDINGS, LLC  
Applicant: SYNCHRONICITY, LLC  
Contact: TODD RICHARDSON
Misc notes: 16-unit downtown neighborhood. Project CSS Page
RESULTS: Revise and resubmit to TRC.

# 6  GRACE LANDING - AMENITY SITE & 68-76 LOT GRADING
SITE PLAN
Project Classification: SITE PLAN  
City Project ID #: TRC-SP2021-000463
Address: MAIN ROAD  
Location: JOHNS ISLAND
TMS#: 253-00-00-199, -285, -334  
Acres: 55.2
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: SR-1, SR-7
Owner: PULSE HOME COMPANY, LLC  
Applicant: SEAONWHITESIDE + ASSOCIATES, INC.  
Contact: DAVID PROHASKA
Misc notes: New amenity site and site work in Grace Landing subdivision. Project CSS Page
RESULTS: Revise and resubmit to TRC.

# 7  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
TMS#: 271-00-00-010  
Acres: 16.78
# Lots (for subdiv): 56  
# Units (multi-fam./Concept Plans): 56  
Zoning: DI-GO
Owner: SM CHARLESTON, LLC  
Applicant: SEAONWHITESIDE + ASSOCIATES, INC.  
Contact: ZIM FANT
Misc notes: Road construction plans for a 56 lot (Phase 1A & 1B) subdivision. Project CSS Page
RESULTS: Pending delivery of Zoning comments.
# 8  WOODFIELD COOPER RIVER FARMS II

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **City Project ID #:** TRC-SP2021-000495
- **Address:** ENTERPRISE BOULEVARD
- **Location:** CAINHOY
- **TMS#:** 271-00-01-035
- **Acres:** 2.7
- **# Lots (for subdiv):** -
- **Zoning:** GB
- **Owner:** WOODFIELD ACQUISITIONS
- **Applicant:** SEAMONWHITESIDE + ASSOCIATES, INC.
- **Contact:** HAMPTON YOUNG
- **Board Approval Required:**
- **Misc notes:** 71 Unit multifamily development.

**RESULTS:** Submit to TRC for 1st review.

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# 9  102 PRESIDENT STREET

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **City Project ID #:** TRC-SP2020-000365
- **Address:** 102 PRESIDENT STREET
- **Location:** PENINSULA
- **TMS#:** 460-11-04-023
- **Acres:** .62
- **# Lots (for subdiv):** -
- **# Units (multi-fam./Concept Plans):** 101
- **Zoning:** MU-2/WH
- **Owner:** 96 PRESIDENT ST, LLC
- **Applicant:** SEAMONWHITESIDE + ASSOCIATES, INC.
- **Contact:** PRESTON BUSBEE
- **Board Approval Required:** BAR

**RESULTS:** Mixed use development on currently undeveloped lot.

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# 10  BAKER COLLECTION SAVANNAH HIGHWAY

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **City Project ID #:** TRC-SP2020-000342
- **Address:** 1545 SAVANNAH HWY
- **Location:** WEST ASHLEY
- **TMS#:** 349-01-00-022
- **Acres:** .69
- **# Lots (for subdiv):** -
- **# Units (multi-fam./Concept Plans):** -
- **Zoning:** GB
- **Owner:** VCKHS MAGNOLIA LLC
- **Applicant:** FORSBERG ENGINEERING & SURVEYING, INC
- **Contact:** TREY LINTON
- **Board Approval Required:** DRB

**RESULTS:** New Baker Motors dealership.

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# 11  HUGER STREET AFFORDABLE HOUSING

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **City Project ID #:** TRC-SP2021-000499
- **Address:** 275 HUGER STREET
- **Location:** PENINSULA
- **TMS#:** 463-16-04-054
- **Acres:** 2.0
- **# Lots (for subdiv):** -
- **Zoning:** MU-1/WH
- **Owner:** CHARLESTON HOUSING AUTHORITY
- **Applicant:** FORSBERG ENGINEERING & SURVEYING, INC
- **Contact:** TREY LINTON

**Misc notes:** New multi-family affordable housing building with associated infrastructure.

**RESULTS:** Submit to TRC for 1st review.
#12  CANNON ROW

## SUBDIVISION CONCEPT PLAN

- **Project Classification:** MAJOR SUBDIVISION
- **Address:** 89/95 CANNON STREET
- **Location:** PENINSULA
- **TMS#:** 460-15-02-008
- **Acres:** 0.4
- **# Lots (for subdiv):** 5
- **# Units (multi-fam./Concept Plans):** 8
- **Zoning:** LB
- **Misc notes:** Subdivision of 1 lot into 5 lots; 4 single family residential and 1 mixed-use.

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**RESULTS:** Revise and resubmit to TRC.

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City Project ID #: TRC-SUB2021-000188

Submittal Review #: 1ST REVIEW

Board Approval Required: PC

Owner: CANNON ROW, LLC

Applicant: FORSBERG ENGINEERING & SURVEYING, INC 843-571-2622

Contact: TREY LINTON tlinton@forsberg-engineering.com

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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.