



CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

Site Plans and Subdivisions

3/25/2021

SITE PLANS, SUBDIVISION CONCEPT PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee will be held at 9:00 a.m. on the above date via Zoom. To access online use the following [Zoom Link](#). To access via telephone, dial 1 (301) 715-8592, then Webinar ID# 859 6475 0850, followed by password 682487. The agenda order may be subject to change at the discretion of the TRC Administrator. Guests are encouraged to join the meeting 20 minutes prior to the published start time of a specific agenda item. The following applications will be reviewed:

#1 THE CITADEL - CAPERS HALL REPLACEMENT

9:00 SITE PLAN

Project Classification: SITE PLAN

City Project ID: TRC-SP2018-000153

Address: 2 LEE AVENUE

Location: PENINSULA

TMS#: 460-00-00-004

Acres: 191.2

Lots (for subdiv): -

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

Zoning: DR-1F

Submittal Review #: 2ND REVIEW

Board Approval Required: BZA-Z, BZA-SD

Owner: THE CITADEL

Applicant: ADC ENGINEERING, INC.

843-566-0161

Contact: CHRIS COOK

chris@adcengineering.com

Misc notes: Construction plans to demolish and replace an academic building and associated improvements. [Project Citizen Access Portal \(CAP\) Page](#)

#2 235 EAST BAY STREET HOTEL

9:15 SITE PLAN

Project Classification: SITE PLAN

City Project ID: TRC-SP2017-000063

Address: 235 EAST BAY STREET

Location: PENINSULA

TMS#: 458-05-03-036, -138, -041

Acres: 0.9

Lots (for subdiv): -

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

Zoning: GB-A

Submittal Review #: 4TH REVIEW

Board Approval Required: BAR, BZA-Z

Owner: PEARCE DEVELOPMENT

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

Contact: TREY LINTON

tlinton@forsberg-engineering.com

Misc notes: Construction plans for new 50 room hotel and associated improvements. [Project CAP Page](#)

#3 WEST ASHLEY STORAGE

9:30 SITE PLAN

Project Classification: SITE PLAN

City Project ID: TRC-SP2020-000332

Address: 3065 BEES FERRY ROAD

Location: WEST ASHLEY

TMS#: 356-00-00-045

Acres: 2.89

Lots (for subdiv): -

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

Zoning: LI

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: BEES FERRY PARTNERS, LLC

Applicant: BGE, INC

(980) 206-4871

Contact: ERIC HAMPTON

ehampton@bgeinc.com

Misc notes: Plans for new 78,000 SQFT Self-storage facility. [Project CAP Page](#)

#4 56 CANNON ST DEVELOPMENT**9:45 SITE PLAN**

Project Classification: SITE PLAN
Address: 56 CANNON STREET
Location: PENINSULA
TMS#: 460-08-03-040
Acres: 0.205
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 4
Zoning: LB

City Project ID: TRC-SP2019-000305

Submittal Review #: 2ND REVIEW
Board Approval Required: BAR-S, BZA-SD

Owner: CHARLESTON STR 56, LLC
Applicant: CLINE ENGINEERING, INC 843-720-1955
Contact: MATT CLINE matt@clineeng.com

Misc notes: Construction plans for two new structures and a total of four residential units and associated improvements.
[Project CAP Page](#)

#5 66 CANNON ST DEVELOPMENT**10:00 SITE PLAN**

Project Classification: SITE PLAN
Address: 66 CANNON STREET
Location: PENINSULA
TMS#: 460-08-03-034
Acres: 0.223
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 4
Zoning: LB

City Project ID: TRC-SP2019-000306

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

Owner: CHARLESTON STR, LLC
Applicant: CLINE ENGINEERING 843-720-1955
Contact: MATT CLINE matt@clineeng.com

Misc notes: Construction plans for two new structures and a total of four residential units and associated improvements.
[Project CAP Page](#)

#6 COUNTRY CLUB OF CHARLESTON HOLE #4, 7, 10, & 13 IMPROVEMENTS**10:15 SITE PLAN**

Project Classification: SITE PLAN
Address: 1 COUNTRY CLUB DR.
Location: JAMES ISLAND
TMS#: 424-00-00-004
Acres: 158
Lots (for subdiv): -
Units (multi-fam./Concept Plans): -
Zoning: SR-1 & C

City Project ID: TRC-SP2020-000325

Submittal Review #: 2ND REVIEW
Board Approval Required:

Owner: COUNTRY CLUB OF CHARLESTON GOLF CLUB
Applicant: SEAMONWHITESIDE + ASSOCIATES 843-884-1667
Contact: R. PATTERSON pfarmer@seamonwhiteside.com
FARMER, PE

Misc notes: Golf course improvements. [Project CAP Page](#)

#7 INDIGO GROVE (PLAT)**10:30 PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION
Address: MAYBANK HIGHWAY OPPOSITE FENWICK AL
Location: JOHNS ISLAND
TMS#: 345-00-00-217
Acres: 32.83
Lots (for subdiv): 72
Units (multi-fam./Concept Plans): 72
Zoning: PUD

City Project ID: TRC-SUB2020-000149

Submittal Review #: 3RD REVIEW
Board Approval Required: BZA-SD

Owner: RHK, LLC
Applicant: SEAMONWHITESIDE + ASSOCIATES 843-884-1667
Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Preliminary Plat for planned unit development of Kerr Tract. [Project CAP Page](#)

#8 INDIGO GROVE (ROADS)

10:45 ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION
Address: MAYBANK HIGHWAY OPPOSITE FENWICK AL
Location: JOHNS ISLAND
TMS#: 345-00-00-217
Acres: 32.83
Lots (for subdiv): 72
Units (multi-fam./Concept Plans): 72
Zoning: PUD

City Project ID: TRC-SUB2020-000149

Submittal Review #: 3RD REVIEW
Board Approval Required: BZA-SD

Owner: RHK, LLC
Applicant: SEAMONWHITESIDE + ASSOCIATES 843-884-1667
Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Road construction plans for planned unit development of Kerr Tract. [Project CAP Page](#)

#9 COURIER SQUARE II

11:00 SITE PLAN

Project Classification: SITE PLAN
Address: LINE / KING STREET
Location: PENINSULA
TMS#: 460-08-02-007, -010, -011, etc.
Acres: 3.3
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 315
Zoning: GB

City Project ID: TRC-SP2021-000409

Submittal Review #: PRE-APP
Board Approval Required:

Owner: EVENING POST PUBLISHING CO.
Applicant: SEAMONWHITESIDE + ASSOCIATES 843-884-1667
Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: 4 buildings (2 Multifamily, 1 office, 1 mixed-use) totaling 315 MF units, 56000 SQFT Office, and 6400 SQFT commercial. [Project CAP Page](#)

#10 LIBERTY SENIOR LIVING - KING STREET

11:15 SITE PLAN

Project Classification: SITE PLAN
Address: 609 KING STREET
Location: PENINSULA
TMS#: 460-08-02-015, -016, -101, -102, -103, -104, -098, -021
Acres: 2.51
Lots (for subdiv): -
Units (multi-fam./Concept Plans): 214
Zoning: GB

City Project ID: TRC-SP2021-000408

Submittal Review #: PRE-APP
Board Approval Required:

Owner: EVENING POST PUBLISHING CO.
Applicant: SEAMONWHITESIDE + ASSOCIATES 843-884-1667
Contact: ABIGAIL RICHARDSON arichardson@seamonwhiteside.com

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

Site plans and subdivisions are reviewed by the following: Dept. of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, 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 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.