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. Harbor View Elementary School Car Stacking Loop**

- **Project Classification:** SITE PLAN
- **Address:** 1587 Harbor View Road
- **Location:** James Island
- **TMS#:** 424-06-00-007
- **Acres:** 6.10
- **Owner:** Charleston County School District
- **Applicant:** Charles County School District
- **Contact:** Justin Robinette
- **City Project ID:** TRC-SP2021-000445
- **Board Approval Required:** BZA, DRB
- **Submittal Review #:** 3RD REVIEW
- **Board Approval Required:** BZA, DRB
- **Misc notes:** Modifications to car stacking loop.

**2. 114 Cannon**

- **Project Classification:** SITE PLAN
- **Address:** 114 Cannon Street
- **Location:** Peninsula
- **TMS#:** 460-11-04-165
- **Acres:** 0.16
- **Owner:** Tift Mitchell
- **Applicant:** Kimley Horn
- **Contact:** Thomas Purcell
- **City Project ID:** TRC-SP2022-000514
- **Board Approval Required:** BAR-S, BZA-Z
- **Submittal Review #:** 1ST REVIEW
- **Board Approval Required:** BAR-S, BZA-Z
- **Misc notes:** Construction of 2 residential units on the property in addition to the existing commercial and residential unit on site.

**3. Thompson Hotel (The Montford Hotel)**

- **Project Classification:** SITE PLAN
- **Address:** 810 Meeting Street
- **Location:** Peninsula
- **TMS#:** 46110-09010
- **Acres:** 0.46
- **Owner:** TMG 810 Meeting Street LLC
- **Applicant:** Earthsource Engineering
- **Contact:** Vince Sottile
- **City Project ID:** TRC-SP2019-000227
- **Board Approval Required:** BAR-L, BZA-SD
- **Submittal Review #:** 3RD REVIEW
- **Board Approval Required:** BAR-L, BZA-SD
- **Misc notes:** Construction plans for a new 9-story hotel, associated parking and improvements.
# TIME TO SHINE WEST ASHLEY

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Location:** WEST ASHLEY
- **Address:** 1000 FLOYD DRIVE
- **Acres:** 2.37
- **Zoning:** GB
- **Owner:** T&M INVESTMENTS, LLC
- **Applicant:** EARTHSOURCE ENGINEERING
- **Board Approval Required:** DRB
- **Contact:** THOMAS MARTIN
- **Email:** martint@earthsourceeng.com
- **Submittal Review #:** PRE-APP

**Misc notes:** Automatic car wash, mixed-use building with associated parking and utility infrastructure. [Project CSS Page](#)

# PLUM ISLAND PHASE 4 CAPITAL IMPROVEMENTS

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Location:** JAMES ISLAND
- **Address:** 539 HARBORVIEW CIRCLE
- **Acres:** 83.4
- **Zoning:** C
- **Owner:** CHARLESTON WATER SYSTEM
- **Applicant:** HAZEN AND SAWYER
- **Board Approval Required:** BZA-SD, BZA-Z
- **Contact:** JARED HARTWIG
- **Email:** jhartwig@hazenandsawyer.com
- **Submittal Review #:** 1ST REVIEW

**Misc notes:** New disinfection and solids handling infrastructure along with primary treatment facilities. [Project CSS Page](#)

# 102 PRESIDENT STREET

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Location:** PENINSULA
- **Address:** 102 PRESIDENT STREET
- **Acres:** .62
- **Zoning:** MU-2/WH
- **Owner:** 96 PRESIDENT ST, LLC
- **Applicant:** SEAMONWHITESIDE + ASSOCIATES, INC.
- **Board Approval Required:** BAR
- **Contact:** PRESTON BUSBEE
- **Email:** pbusbee@seamonwhiteside.com
- **Submittal Review #:** 5TH REVIEW

**Misc notes:** Mixed use development on currently undeveloped lot. [Project CSS Page](#)

# THOMAS ISLAND MARINA

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Location:** DANIEL ISLAND
- **Address:** CLEMENTS FERRY ROAD
- **Acres:** 1.5
- **Zoning:** CONSERVATION
- **Owner:** CLOUTER CREEK RESERVE, LLC
- **Applicant:** SEAMONWHITESIDE + ASSOCIATES, INC.
- **Board Approval Required:**
- **Contact:** RUSS SEAMON
- **Email:** rseamon@seamonwhiteside.com
- **Submittal Review #:** PRE-APP

**Misc notes:** +/- 110 slip marina and associated parking. [Project CSS Page](#)
#8 PARCEL K RESIDENTIAL

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Address:** DANIEL ISLAND DRIVE
- **Location:** DANIEL ISLAND
- **TMS#:** 275-00-00-086
- **Acres:** 5.58
- **# Lots (for subdiv):** -
- **# Units (multi-fam./Concept Plans):** 50
- **Zoning:** DI-GO

**City Project ID:** TRC-SP2022-000533
**Board Approval Required:** DRB
**Owner:** BLAZE CAPITAL PARTNERS
**Applicant:** SEAMONWHITESIDE + ASSOCIATES, INC.
**Contact:** ABIGAIL RICHARDSON arichardson@seamonwhiteside.com

*Misc notes:* Private townhome development with 50 units, pond, private roads, open space, and associated infrastructure. [Project CSS Page](#)

---

#9 MCLERNON TRACE FUEL STATION

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Address:** MAIN ROAD
- **Location:** JOHNS ISLAND
- **TMS#:** 285-07-00-042
- **Acres:** 0.9
- **# Lots (for subdiv):** -
- **Zoning:** GB

**City Project ID:** TRC-SP2022-000512
**Board Approval Required:** DRB, BZA-SD
**Owner:** OM SUITE OM, LLC
**Applicant:** C BAKER ENGINEERING, LLC
**Contact:** CAMERON BAKER cmrichardson@cbakerengineering.com

*Misc notes:* Construction of 4,725 sqft convenience store/retail building, 4 MPD fuel canopy, and site improvements. [Project CSS Page](#)

---

#10 BAKER 1601 SAVANNAH HIGHWAY

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Address:** 1601/1611 SAVANNAH HIGHWAY
- **Location:** WEST ASHLEY
- **TMS#:** 349-01-00-024, -032
- **Acres:** 1.08
- **# Lots (for subdiv):** -
- **Zoning:** GB

**City Project ID:** TRC-SP2022-000529
**Board Approval Required:**
**Owner:** VCKHS MAGNOLIA
**Applicant:** FORSBERG ENGINEERING & SURVEYING, INC.
**Contact:** TREY LINTON tlinton@forsberg-engineering.com

*Misc notes:* Baker motors parking lot expansion. [Project CSS Page](#)

---

#11 56 STATE STREET HOTEL

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **Address:** 22-26 CUMBERLAND STREET
- **Location:** PENINSULA
- **TMS#:** 458-05-03-108
- **Acres:** 0.22
- **# Lots (for subdiv):** -
- **Zoning:** GB

**City Project ID:** TRC-SP2022-000530
**Board Approval Required:** BAR, BZA-Z
**Owner:** SSI FUND ACQUISITIONS, LLC
**Applicant:** FORSBERG ENGINEERING & SURVEYING, INC.
**Contact:** TREY LINTON tlinton@forsberg-engineering.com

*Misc notes:* New 50-room hotel. [Project CSS Page](#)
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.