



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

6/16/2022

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

A meeting of the City of Charleston Technical Review Committee 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 CAINHOY FIRST LIGHT PHASE 2 - PLAT

#### 9:00 PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION

City Project ID: [TRC-SUB2020-000153](#)

Address: HOPEWELL DRIVE

Location: CAINHOY

Submittal Review #: 4TH REVIEW

TMS#: 262-00-00-008, 269-00-00-064

Board Approval Required:

Acres: 46.9

# Lots (for subdiv): 96

Owner: CAINHOY LUMBER AND TIMBER, LLC

# Units (multi-fam./Concept Plans): 96

Applicant: THOMAS & HUTTON ENGINEERING CO. 843-725-5274

Zoning: PUD

Contact: WILL COX cox.w@tandh.com

Misc notes: *Review of Preliminary Plat for 96 lot Single Family Residential subdivision.*

### #2 CAINHOY FIRST LIGHT PHASE 2 - ROADS

#### 9:15 ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION

City Project ID: [TRC-SUB2020-000153](#)

Address: HOPEWELL DRIVE

Location: CAINHOY

Submittal Review #: 5TH REVIEW

TMS#: 262-00-00-008, 269-00-00-064

Board Approval Required:

Acres: 46.9

# Lots (for subdiv): 96

Owner: CAINHOY LUMBER AND TIMBER, LLC

# Units (multi-fam./Concept Plans): 96

Applicant: THOMAS & HUTTON ENGINEERING CO. 843-725-5274

Zoning: PUD

Contact: WILL COX cox.w@tandh.com

Misc notes: *Review of Road Construction Plans for 96 lot Single Family Residential subdivision.*

### #3 MEETING STREET AT CHERRY HILL MIXED USE

#### 9:30 SITE PLAN

Project Classification: SITE PLAN

City Project ID: [TRC-SP2022-000546](#)

Address: MEETING STREET / CHERRY HILL LANE

Location: PENINSULA

Submittal Review #: PRE-APP

TMS#: 464-02-00-053, -054, -066, -067

Board Approval Required: DRB

Acres: 7.69

# Lots (for subdiv): -

Owner: PROFFITT DIXON PARTNERS

# Units (multi-fam./Concept Plans): 193

Applicant: THOMAS & HUTTON ENGINEERING CO. 843-725-5276

Zoning: GB/HI

Contact: BRIAN RILEY riley.b@tandh.com

Misc notes: *Two MF buildings, amenities, parking, and self storage building.*

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**#4 151 MEETING STREET RENOVATIONS**

**9:45 SITE PLAN**

Project Classification: SITE PLAN

Address: 151 MEETING STREET

Location: PENINSULA

TMS#: 457-08-04-002, -099

Acres: 1.02

# Lots (for subdiv): -

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

Zoning: GB

City Project ID: [TRC-SP2021-000456](#)

Submittal Review #: 2ND REVIEW

Board Approval Required: BAR

Owner: LANDAM LIBERTY OFFICE NO. 1, LLC

Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667

Contact: ROBERT JETER rjeter@seamonwhiteside.com

Misc notes: Renovations to the existing office building to incorporate a ground floor restaurant use.

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**#5 PARCEL K INFRASTRUCTURE - PLAT**

**10:00 PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION

Address: 2000 DANIEL ISLAND DRIVE

Location: DANIEL ISLAND

TMS#: 250-00-00-185, -086, -160

Acres: 36.9

# Lots (for subdiv): 8

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

Zoning: DI-GO

City Project ID: [TRC-SUB2021-000184](#)

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: HOLDER PROPERTIES 1990DI, LLC

Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667

Contact: ABIGAIL arichardson@seamonwhiteside.com  
RICHARDSON

Misc notes: Public roadway, utilities, stormwater, and major subdivision for future development

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**#6 PARCEL K INFRASTRUCTURE - ROADS**

**10:15 ROAD CONSTRUCTION PLANS**

Project Classification: MAJOR SUBDIVISION

Address: 2000 DANIEL ISLAND DRIVE

Location: DANIEL ISLAND

TMS#: 250-00-00-185, -086, -160

Acres: 36.9

# Lots (for subdiv): 8

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

Zoning: DI-GO

City Project ID: [TRC-SUB2021-000184](#)

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: HOLDER PROPERTIES 1990DI, LLC

Applicant: SEAMONWHITESIDE+ASSOCIATES 843-884-1667

Contact: ABIGAIL arichardson@seamonwhiteside.com  
RICHARDSON

Misc notes: Public roadway, utilities, stormwater, and major subdivision for future development

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**#7 CANNON ROW - PLAT**

**10:30 PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION

Address: 89/95 CANNON STREET

Location: PENINSULA

TMS#: 460-15-02-008

Acres: 0.3

# Lots (for subdiv): -

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

Zoning: LB

City Project ID: [TRC-SUB2022-000199](#)

Submittal Review #: 2ND REVIEW

Board Approval Required:

Owner: CANNON ROW LLC

Applicant: FORSBERG ENGINEERING & SURVEYING 843-571-2622

Contact: TREY LINTON tlinton@forsberg-engineering.com

Misc notes: Preliminary plat for new 3-story mixed use residential building over commercial.

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**#8 CANNON ROW**

**10:45 SITE PLAN**

Project Classification: SITE PLAN  
Address: 89/95 CANNON STREET  
Location: PENINSULA  
TMS#: 460-15-02-008  
Acres: 0.3  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): 4  
Zoning: LB

City Project ID: [TRC-SP2022-000525](#)

Submittal Review #: 2ND REVIEW  
Board Approval Required: BAR-L

Owner: CANNON ROW LLC  
Applicant: FORSBERG ENGINEERING & SURVEYING 843-571-2622  
Contact: TREY LINTON [tlinton@forsberg-engineering.com](mailto:tlinton@forsberg-engineering.com)

Misc notes: **New 3-story mixed use residential building over commercial.**

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**#9 STONOVIEV 4 - RECREATION & BOAT PARKING**

**11:00 SITE PLAN**

Project Classification: SITE PLAN  
Address: HATCH DRIVE  
Location: JOHNS ISLAND  
TMS#: 345-00-00-073  
Acres: 3.39  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: PUD

City Project ID: [TRC-SP2021-000494](#)

Submittal Review #: 2ND REVIEW  
Board Approval Required:

Owner: LENNAR CAROLINAS  
Applicant: CIVIL SITE ENVIRONMENTAL 843-849-8945  
Contact: DAVID STEVENS [dstevens@civilsiteenv.com](mailto:dstevens@civilsiteenv.com)

Misc notes: **Stonoview 4 HOA area development for tennis courts and boat parking.**

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**#10 WEST ASHLEY STATION, PHASE II**

**11:15 SITE PLAN**

Project Classification: SITE PLAN  
Address: 1127 SAVANNAH HIGHWAY  
Location: WEST ASHLEY  
TMS#: 349-00-00-009, -010  
Acres: 1.73  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: GB

City Project ID: [TRC-SP2021-000422](#)

Submittal Review #: 1ST REVIEW  
Board Approval Required: DRB

Owner: SYNOVUS TRUST COMPANY  
Applicant: HUSSEY GAY BELL 843-849-7500  
Contact: JUSTIN ROBINETTE [jrobinette@husseygaybell.com](mailto:jrobinette@husseygaybell.com)

Misc notes: **Development of existing parcels to add retail shops.**

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**#11 BISHOP GADSDEN - THE MEADE INDEPENDENT LIVING FACILITY**

**11:30 SITE PLAN**

Project Classification: SITE PLAN  
Address: NOBLE OAK WAY  
Location: JAMES ISLAND  
TMS#: 337-00-00-104, -107, -124, -133, -135, -136  
Acres: 3.5  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): 15  
Zoning: DR-4

City Project ID: [TRC-SP2022-000540](#)

Submittal Review #: 1ST REVIEW  
Board Approval Required:

Owner: BISHOP GADSDEN  
Applicant: HUSSEY GAY BELL 843-849-7500  
Contact: JUSTIN ROBINETTE [jrobinette@husseygaybell.com](mailto:jrobinette@husseygaybell.com)

Misc notes: **Three multi-family unit buildings with associated infrastructure improvements.**

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](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.