



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

7/15/2021

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 COLLEGE OF CHARLESTON SIMONS CENTER FOR THE ARTS

#### 9:00 SITE PLAN

Project Classification: SITE PLAN  
Address: 54 SAINT PHILIP STREET  
Location: PENINSULA  
TMS#: 457-04-02-043  
Acres: 2.25  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: GB

City Project ID: TRC-SP2021-000395

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

Owner: COLLEGE OF CHARLESTON  
Applicant: ADC ENGINEERING, INC.  
Contact: CHRIS COOK

843-566-0161

chris@adcengineering.com

Misc notes: Construction plans for the renovation and expansion of the existing arts building. [Project CSS Page](#)

### #2 73 SPRING ST MIXED USE

#### 9:15 SITE PLAN

Project Classification: SITE PLAN  
Address: 73 SPRING STREET  
Location: PENINSULA  
TMS#: 460-08-03-057  
Acres: 0.24  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): 4  
Zoning: LB

City Project ID: TRC-SP2019-000223

Submittal Review #: 5TH REVIEW  
Board Approval Required: BAR

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

843-991-7239

matt@clineeng.com

Misc notes: Construction plans for 1 office building, 3 residential buildings, and 1 accessory building behind existing building. [Project CSS Page](#)

### #3 93 SOCIETY DEVELOPMENT

#### 9:30 SITE PLAN

Project Classification: SITE PLAN  
Address: 93 SOCIETY STREET  
Location: PENINSULA  
TMS#: 457-04-04-039, -258-269, -321, -043  
Acres: 0.13  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: GB

City Project ID: TRC-SP2018-000163

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

Owner: KING AND SOCIETY, LLC  
Applicant: CLINE ENGINEERING, INC.  
Contact: MATT CLINE

843-991-7239

matt@clineeng.com

Misc notes: Construction plans for a building and hard scape improvements. [Project CSS Page](#)

---

**#4 FENWICK MULTI-FAMILY****9:45 SITE PLAN**

Project Classification: SITE PLAN

Address: MAYBANK HIGHWAY

Location: JOHNS ISLAND

TMS#: 346-00-00-076, -796

Acres: 24.35

# Lots (for subdiv): -

# Units (multi-fam./Concept Plans): 240

Zoning: PUD

City Project ID: TRC-SP2019-000249

Submittal Review #: 6TH REVIEW

Board Approval Required: BZA, DRB

Owner: BEACH FENWICK, LLC

Applicant: SEAMONWHITESIDE &amp; ASSOCIATES 843-884-1667

Contact: PATTERSON FARMER pfarmer@seamonwhiteside.com

Misc notes: Site plan for 240-unit multi-family development. [Project CSS Page](#)

---

**#5 RHODES CROSSING - BEAZER HOMES (PLAT)****10:00 PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION

Address: SANDERS ROAD

Location: WEST ASHLEY

TMS#: 286-00-00-001

Acres: 22.377

# Lots (for subdiv): 57

# Units (multi-fam./Concept Plans): 57

Zoning: DR-9

City Project ID: TRC-SUB2021-000173

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: BEAR ISLAND LLC 2

Applicant: THOMAS &amp; HUTTON ENGINEERING CO. 843-725-5251

Contact: YORK DILDAY dilday.y@tandh.com

Misc notes: Preliminary plat for a 57-unit townhome subdivision. [Project CSS Page](#)

---

**#6 RHODES CROSSING - BEAZER HOMES (ROADS)****10:15 ROAD CONSTRUCTION PLANS**

Project Classification: MAJOR SUBDIVISION

Address: SANDERS ROAD

Location: WEST ASHLEY

TMS#: 286-00-00-001

Acres: 22.377

# Lots (for subdiv): 57

# Units (multi-fam./Concept Plans): 57

Zoning: DR-9

City Project ID: TRC-SUB2021-000173

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: BEAR ISLAND LLC 2

Applicant: THOMAS &amp; HUTTON ENGINEERING CO. 843-725-5251

Contact: YORK DILDAY dilday.y@tandh.com

Misc notes: Road construction plans for a 57-unit townhome subdivision. [Project CSS Page](#)

---

**#7 THE WATERFRONT - PHASE 2****11:00 SITE PLAN**

Project Classification: SITE PLAN

Address: LONGSHORE STREET

Location: DANIEL ISLAND

TMS#: 275-00-00-114, -148

Acres: 3.38

# Lots (for subdiv): -

# Units (multi-fam./Concept Plans): 41

Zoning: DI-TC

City Project ID: TRC-SP2021-000446

Submittal Review #: PRE-APP

Board Approval Required:

Owner: PARCEL R PHASE 2 DEVELOPMENT COMPANY, LLC

Applicant: THOMAS &amp; HUTTON ENGINEERING CO. 724-461-3517

Contact: BRYCE LEMON lemon,b@tandh.com

Misc notes: Construction of (3) Multi-family buildings. [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](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.