A meeting of the City of Charleston Technical Review Committee will be held at 9:00 a.m. on the above date in the Building Inspections Conference Room, 1st Floor, 2 George St. The following applications will be reviewed:

<table>
<thead>
<tr>
<th>#</th>
<th>PROJECT</th>
<th>TIME</th>
<th>SITE PLAN</th>
<th>CITY PROJECT ID</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>MORRISON YARD APARTMENTS</td>
<td>9:00</td>
<td>SITE PLAN</td>
<td>TRC-SP2018-000138</td>
</tr>
<tr>
<td>2</td>
<td>FRAMEWORKS COURT</td>
<td>9:15</td>
<td>SITE PLAN</td>
<td>TRC-SP2018-000165</td>
</tr>
<tr>
<td>3</td>
<td>3528 MEEKS FARM ROAD</td>
<td>9:30</td>
<td>SITE PLAN</td>
<td>TRC-SP2019-000241</td>
</tr>
</tbody>
</table>

### #1 MORRISON YARD APARTMENTS
- **Site Plan**
  - Project Classification: SITE PLAN
  - City Project ID: TRC-SP2018-000138
  - Address: 838 MORRISON DRIVE
  - Location: PENINSULA
  - TMS#: 4590700008
  - Acres: 6.05
  - # Lots (for subdiv): 1
  - # Units (multi-fam./Concept Plans): 370
  - Zoning: LI & HI
  - Owner: SC PORTS AUTHORITY
  - Applicant: SEAMONWHITESIDE & ASSOCIATES
  - Contact: PATTERSON FARMER
  - Misc notes: Construction plans for a new mixed use development and associated improvements.

### #2 FRAMEWORKS COURT
- **Site Plan**
  - Project Classification: SITE PLAN
  - City Project ID: TRC-SP2018-000165
  - Address: 842-844 MAGNOLIA ROAD
  - Location: WEST ASHLEY
  - TMS#: 4180900117
  - Acres: 0
  - # Lots (for subdiv): 1
  - # Units (multi-fam./Concept Plans): 370
  - Zoning: CT
  - Owner: 546 ELM LLC
  - Applicant: STUDIO MA ARCHITECTURE
  - Contact: MATTEO RAPALLINI
  - Misc notes: Construction plans for a 4,000 square foot building and associated improvements.

### #3 3528 MEEKS FARM ROAD
- **Site Plan**
  - Project Classification: SITE PLAN
  - City Project ID: TRC-SP2019-000241
  - Address: 3528 MEEKS FARM ROAD
  - Location: JOHNS ISLAND
  - TMS#: 3130000295
  - Acres: 0.41
  - # Lots (for subdiv): 1
  - # Units (multi-fam./Concept Plans): -
  - Zoning: BP
  - Owner: CURTIS CARNEY
  - Applicant: ATLANTIC SOUTH CONSULTING SERVICES
  - Contact: WAEL ESHAAK
  - Misc notes: Construction plan for a new 3,000 square foot warehouse & associated improvements.
# 4 172 PRESIDENT STREET
**SITE PLAN**

<table>
<thead>
<tr>
<th>Item</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>Project Classification:</td>
<td>SITE PLAN</td>
</tr>
<tr>
<td>City Project ID:</td>
<td>TRC-SP2019-000240</td>
</tr>
<tr>
<td>Address</td>
<td>172 PRESIDENT STREET</td>
</tr>
<tr>
<td>Location</td>
<td>PENINSULA</td>
</tr>
<tr>
<td>TMS#:</td>
<td>4600704056</td>
</tr>
<tr>
<td>Acres:</td>
<td>.07</td>
</tr>
<tr>
<td># Lots (for subdiv):</td>
<td>1</td>
</tr>
<tr>
<td># Units (multi-fam./Concept Plans):</td>
<td>1</td>
</tr>
<tr>
<td>Zoning:</td>
<td>GB</td>
</tr>
<tr>
<td>Owner:</td>
<td>JARED AND JULIA RODES</td>
</tr>
<tr>
<td>Applicant:</td>
<td>CLINE ENGINEERING, INC.</td>
</tr>
<tr>
<td>Contact:</td>
<td>MATT CLINE</td>
</tr>
<tr>
<td>Misc notes:</td>
<td>Site plan for a new mixed use building and</td>
</tr>
<tr>
<td></td>
<td>associated improvements.</td>
</tr>
</tbody>
</table>

**RESULTS:**

# 5 DANIEL ISLAND - NORTHERN PARCEL FF
**SUBDIVISION CONCEPT PLAN**

<table>
<thead>
<tr>
<th>Item</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>Project Classification:</td>
<td>MAJOR SUBDIVISION</td>
</tr>
<tr>
<td>City Project ID:</td>
<td>TRC-SUB2019-000123</td>
</tr>
<tr>
<td>Address</td>
<td>LESESNE STREET</td>
</tr>
<tr>
<td>Location</td>
<td>DANIEL ISLAND</td>
</tr>
<tr>
<td>TMS#:</td>
<td>2720000001 &amp; 272-05-01-004</td>
</tr>
<tr>
<td>Acres:</td>
<td>81.25</td>
</tr>
<tr>
<td># Lots (for subdiv):</td>
<td>62</td>
</tr>
<tr>
<td># Units (multi-fam./Concept Plans):</td>
<td>62</td>
</tr>
<tr>
<td>Zoning:</td>
<td>DI-R</td>
</tr>
<tr>
<td>Owner:</td>
<td>THE DANIEL ISLAND COMPANY, INC.</td>
</tr>
<tr>
<td>Applicant:</td>
<td>THOMAS &amp; HUTTON ENGINEERING CO.</td>
</tr>
<tr>
<td>Contact:</td>
<td>BRIAN RILEY</td>
</tr>
<tr>
<td>Misc notes:</td>
<td>Subdivision concept plan for 62 residential</td>
</tr>
<tr>
<td></td>
<td>lots.</td>
</tr>
</tbody>
</table>

**RESULTS:**

# 6 TACO BELL - BOHICKET ROAD
**SITE PLAN**

<table>
<thead>
<tr>
<th>Item</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>Project Classification:</td>
<td>SITE PLAN</td>
</tr>
<tr>
<td>City Project ID:</td>
<td>TRC-SP2019-000251</td>
</tr>
<tr>
<td>Address</td>
<td>1828 BOHICKET ROAD</td>
</tr>
<tr>
<td>Location</td>
<td>JOHNS ISLAND</td>
</tr>
<tr>
<td>TMS#:</td>
<td>2790000305</td>
</tr>
<tr>
<td>Acres:</td>
<td>.93</td>
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<tr>
<td># Lots (for subdiv):</td>
<td></td>
</tr>
<tr>
<td># Units (multi-fam./Concept Plans):</td>
<td></td>
</tr>
<tr>
<td>Zoning:</td>
<td>GB</td>
</tr>
<tr>
<td>Owner:</td>
<td>MCGRAH REAL ESTATE HOLDINGS, LLC</td>
</tr>
<tr>
<td>Applicant:</td>
<td>SEAMONWHITESIDE &amp; ASSOCIATES</td>
</tr>
<tr>
<td>Contact:</td>
<td>ANNA LEWIS</td>
</tr>
<tr>
<td>Misc notes:</td>
<td>Site plan for converting existing Pizza Hut</td>
</tr>
<tr>
<td></td>
<td>to a Taco Bell.</td>
</tr>
</tbody>
</table>

**RESULTS:**

# 7 THE REFINERY
**SITE PLAN**

<table>
<thead>
<tr>
<th>Item</th>
<th>Details</th>
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</thead>
<tbody>
<tr>
<td>Project Classification:</td>
<td>SITE PLAN</td>
</tr>
<tr>
<td>City Project ID:</td>
<td>140701-Meeting StreetRd-1</td>
</tr>
<tr>
<td>Address</td>
<td>1640 MEETING STREET</td>
</tr>
<tr>
<td>Location</td>
<td>PENINSULA</td>
</tr>
<tr>
<td>TMS#:</td>
<td>46406000012, 021, 003</td>
</tr>
<tr>
<td>Acres:</td>
<td>3.9</td>
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<tr>
<td># Lots (for subdiv):</td>
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</tr>
<tr>
<td># Units (multi-fam./Concept Plans):</td>
<td></td>
</tr>
<tr>
<td>Zoning:</td>
<td>UP</td>
</tr>
<tr>
<td>Owner:</td>
<td>FLYWAY SC, LLC</td>
</tr>
<tr>
<td>Applicant:</td>
<td>CLINE ENGINEERING, INC.</td>
</tr>
<tr>
<td>Contact:</td>
<td>MATTHEW CLINE, PE</td>
</tr>
<tr>
<td>Misc notes:</td>
<td>Construction of a new office and restaurant</td>
</tr>
<tr>
<td></td>
<td>building. Note: Master Set of plans available</td>
</tr>
<tr>
<td></td>
<td>for review in GIS area.</td>
</tr>
</tbody>
</table>

**RESULTS:**
#8  **THE POINTE AT RHODES CROSSING, PHASE 2 (PLAT)**

**PRELIMINARY SUBDIVISION PLAT**

- **Project Classification:** MAJOR SUBDIVISION
- **City Project ID:** TRC-SUB2017-000051
- **Address:** BEES FERRY ROAD & SANDERS ROAD
- **Location:** WEST ASHLEY
- **TMS#:** 2860000444
- **Acres:** 41.84
- **# Lots (for subdiv):** 75
- **# Units [multi-fam./Concept Plans]:** 75
- **Zoning:** SR-6

- **Owner:** CW-Ashley Pointe, LLC
- **Applicant:** HLA, INC.
- **Contact:** RICHARD D. LACEY rlacey@hlainc.com

**Misc notes:** Preliminary subdivision plat for a 76 lot subdivision and associated improvements.

**RESULTS:**

#9  **146 FAIRCHILD STREET PARKING IMPROVEMENTS**

**SITE PLAN**

- **Project Classification:** SITE PLAN
- **City Project ID:**
- **Address:** 146 FAIRCHILD STREET
- **Location:** DANIEL ISLAND
- **TMS#:** 275000062
- **Acres:** 11.60
- **# Lots (for subdiv):**
- **# Units [multi-fam./Concept Plans]:**
- **Zoning:** DI-GO

- **Owner:** 146 Fairchild Equities, LLC
- **Applicant:** Alliance Consulting Engineers, Inc.
- **Contact:** MALCOLM GLENN mglenn@alliancece.com

**Misc notes:** Site plan for grading, parking, and stormwater improvements for an existing parking lot.

**RESULTS:**

#10  **DANIEL ISLAND PARCEL X1 STREET MODIFICATION**

**ROAD CONSTRUCTION PLANS**

- **Project Classification:** MAJOR SUBDIVISION
- **City Project ID:**
- **Address:** PIERCE STREET
- **Location:** DANIEL ISLAND
- **TMS#:** 275000117
- **Acres:** .2
- **# Lots (for subdiv):**
- **# Units [multi-fam./Concept Plans]:**
- **Zoning:** DI-R

- **Owner:** Daniel Island Associates, LLC
- **Applicant:** THOMAS & HUTTON
- **Contact:** DAVID WILLIAMS williams.david@tandh.com

**Misc notes:** Road construction plans for road modification of Daniel Parcel Island Parcel X1.

**RESULTS:**

#11  **EPIC CENTER PUD**

**PUD MASTER PLAN**

- **Project Classification:** PUD MASTER PLAN
- **City Project ID:**
- **Address:** 2070 SAM RITTENBERG BOULEVARD
- **Location:** WEST ASHLEY
- **TMS#:** 310-04-00-009, 015, 043, 044
- **Acres:** 53.029
- **Owner:** TMP SRE I, LLC, TMP SRE II, LLC, TMP SRE III, LLC
- **Applicant:** ADC Engineering, Inc.
- **Contact:** WARREN PRUITT warrenp@adcengineering.com

**Misc notes:** Planned unit development for ~ 53 acre area.

**RESULTS:**
# 12  890 ISLAND PARK DRIVE

**SITE PLAN**  
Project Classification: SITE PLAN  
City Project ID:  
Address: 890 ISLAND PARK DRIVE  
Location: DANIEL ISLAND  
TMS#: 2750000274  
Submittal Review #: 1ST REVIEW  
Board Approval Required: DRB  
Acres: 1.45  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans):  
Zoning: DI-TC  
Owner: NEMO II, LLC  
Applicant: EMPIRE ENGINEERING  
Contact: THOMAS DURANTE tdurante@empireeng.com  
Misc notes: Site plan for a new, 2-story commercial building.

**RESULTS:**

---

# 13  741 MEETING STREET

**SITE PLAN**  
Project Classification: SITE PLAN  
City Project ID:  
Address: 741 MEETING STREET  
Location: PENINSULA  
TMS#: 4631202020, 021, 022, 026, & Kinloch Court ROW  
Submittal Review #: PRE-APP  
Board Approval Required:  
Acres: .597  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans):  
Zoning: LB/DR-F1  
Owner: 741 MEETING STREET, LLC.  
Applicant: SITECAST, LLC.  
Contact: JACOB CORDRAY jcordray@sitecastsc.com  
Misc notes: Site plan for a mixed use commercial/retail/office space with parking.

**RESULTS:**

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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 at the City of Charleston Zoning Office, 2 George Street, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. 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.