

**CURRENT COMMERCIAL AND MULTIFAMILY PROJECTS  
THRU JANUARY 1, 2020**

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**Issued Building Permits:**

- Longhorn Steakhouse - 192 Robert Smalls Parkway - 5,467 SF Restaurant building – located on pad adjacent to Aspen Dental – **Issued 5/24/19**
- Beaufort Housing Authority – 410 & 412 Ribaut Rd. – 2 4-plex buildings – **Issued 6/27/19**
- Ribaut Senior Village – 1224 Ribaut Rd. - 49 units of senior housing – **Issued 6/25/19**
- Retina Eye Center – 1181 Ribaut Rd. – 2 story building with Retina Eye Ctr. On 2<sup>nd</sup> floor – 1<sup>st</sup> floor is vacant – **Issued 7/26/19**
- Malvern Commercial Subdivision – Site work only – **Issued 8/8/19**
- 902 Boundary St. – Renovations to upfit for a restaurant/bar – **Issued 9/10/19**
- 2139 Boundary St. (former Kmart Building) – 4 Interior upfits – **Issued 8/27/19**
- Pine Court Apartments, 2305 - 2317 Pine Court S. - new 60-unit apartment complex (5 buildings) – **Issued 8/28/19**
- Tru by Hilton, just east of the Home2 Suites on Trask Parkway  
New 92-room hotel – **Issued 12/4/19**
- Springhill Suites, 2227 Boundary Street - New 111-room hotel replacing the 70-room Econo Lodge – **Issued 10/30/19**

## **Building Permit Applications Under Review:**

- Substation Sandwich Shop – *New Commercial Building - Submitted 5/2/19 – pending outside agency approvals*
- Beaufort Plaza – Site work for Plaza renovations
- Colonel Clean Car Wash – 242 Robert Smalls Pkwy  
*New 3,000 SF car wash – **Site Work Only (to be permitted first)***
- Colonel Clean Car Wash – 242 Robert Smalls Pkwy  
*New 3,000 SF car wash – **Building***
- McDonalds – 2424 Boundary St. – *Interior Renovations*
- Chick-Fil-A – 2405 Boundary St. – *Site Improvements*
- Beaufort Memorial Hospital – 955 Ribaut Rd. – *Renovations*

## **Completed Design/Zoning Review (have not submitted for building permit)**

- Harris Teeter and gas station, 169 Sea Island Parkway  
*56,000 sq ft grocery store and 805 sq ft convenience store w/ 6-gas pumps; likely will submit for building permit 1<sup>st</sup> quarter of 2019*
- County Office Building on Ribaut Rd. – Arthur Horne replacement – Boundary Street Redevelopment District  
*New 20,000 SF office building; a few conditions to address at Permit submission*
- Lady's Island Marina PUD – 102 Factory Creek Court  
*Single Family House-granted final Approval by DRB on Dec. 7*

## **In Design Review:**

### DRB:

- Refuel – Beaufort, 6 Parris Island Gtwy; *DRB granted Preliminary approval 12/13/19*
- Enmark, 1200 Ribaut Rd  
*New 16-pump Gas Station, 6,000 SF Convenience Store and 1,200 SF Car Wash where old gas station and Red Rooster was. Variance Recommendations to the ZBOA; DRB granted conceptual approval Dec. 7; ZBOA-denied Dec. 19*
- Mixed Use Retail/Storage Building – 80,000 SF near the new Home2 Suites - *Tabled to address DRB comments at the June 14, 2018 meeting*

**HRB:**

- 504 Prince Street, demolition of structure; *HRB granted final approval 12/11/19*
- 214 Scott & 812 Port Republic Street, demolition and new construction *New 51,500 sq ft 77-room hotel; HRB granted final approval 10/09/2019*
- 805 Craven Street, partial demolition and new addition; *HRB granted final approval 10/9/19*
- 1120 Duke Street, new construction for a single-family dwelling; *going before HRB 9/23/19*
- 910 Port Republic St, demolition and new construction *New 8,760 sq ft 3-story mixed use building; Resubmitted to HRB for the 6/12/19 meeting; denied.*
- 708 New Street, lot recombination; *HRB approval for garage-granted conceptual approval 3/13/19*
- Harriet Tubman Memorial, *Tabernacle Baptist Church monument between 901 and 907 Craven Street HRB granted conceptual approval 4/10/2018*
- Lot at Craven, Charles, and Scott Streets, Parking Garage *(revised per Beaufort Gazette to include hotel above); last came to HRB 9/20/2017-granted final approval*

**Staff:**

- Publix at Beaufort Plaza - BSRD *New 40,000 SF grocery store; final approval of building portion;*
- Beaufort Plaza – re-facade of existing strip center