



# CURRENT PROJECTS

## MAY 1, 2022

### Issued Project Permits:

#### **COMMERCIAL (Issued)**

- Pine Court Apartments, 2305 - 2317 Pine Court S. – new 60-unit apartment complex (5 buildings) **issued 8/28/19 (ON HOLD)**
- County Office Building – 104 Ribaut Rd. – Arthur Horne replacement – Boundary Street Redevelopment District – New office building **issued 3/16/20**
- Beaufort Plaza – 11 Robert Smalls Pkwy. - Facade Renovations **issued 4/1/20**
- 302 Parker Dr – Renovations for office & laboratory use **issued 6/15/20**
- Beaufort Plaza – Site work for Plaza renovations **issued 8/12/20**
- Salem Farms Subdivision – 95 Salem Farms Rd. (Phase 1) – residential SF detached – Site Work Only **issued 3/26/21**
- Miller Dr. – 44 Miller Dr. – Site Work Only for subdivision **issued 6/21/21**
- Magnus Bldg. – 74 Schein Loop – Shell Warehouse Building **issued 8/6/21**
- Publix Grocery Store – 33 Robert Smalls Pkwy. – New Building **issued 8/12/21**
- Wendy's – 2506 Boundary St. – New Building **issued 9/2/21**
- Dialysis Center – 225 Champs Way – Shell Only Building **issued 9/3/21**
- AAA Self Storage – 19 Sam's Pt Rd – 1 office bldg. & 11 storage bldgs. **issued 9/28/21**
- Dialysis Center – 225 Champs Way – Interior Upfit **issued 9/30/21**
- Carnegie Library – 701 Craven St – Restore wood windows **issued 10/29/21**
- Whitehall – 4 Harborview Dr – Site Work Only **issued 9/23/21**
- Salem Farms Subdivision – 95 Salem Farms Rd (Phases 2 & 4) – residential SF detached – Site Work Only **issued 12/3/21**
- Garden Oaks Apartments – 2000 Salem Farm Rd – 288 Units **Issued 1/6/22**
- New Commercial Shell Building – 3668 Trask Pkwy (unknown tenant) **Issued 1/10/22**
- Refuel Gas Station – 4 County Shed Rd – Site Work Only **Issued 1/28/22**
- Kintz Electric - 13 John Galt Rd – Renovations/2000 sf Addition **Issued 1/31/22**
- Refuel Station – 4 County Shed Rd. – Gas Station & Conv. Store **Issued 2/17/22**
- Pre-Eng. Metal Bldg. – 45 Schein Loop – **Issued 3/11/22**
- Future Light Industrial Bldg. – 73 Schein Loop – Site Work Only – **Issued 3/22/22**
- Enmarket – 2265 Boundary St – Parking Lot Renovations **Issued 4/4/22**
- Beaufort Station – 301 Robert Smalls Pkwy – Site Work Only **Issued 4/7/22**
- Tennis Courts – 1510 Boundary St – Renovations **Issued 4/12/22**
- Chipotle – 19 Robert Smalls Pkwy – Shell Bldg. **Issued 4/15/22**
- Lowcountry Urgent Care – 21 Robert Smalls Pkwy **Issued 4/15/22**
- Comm'l Bldg. includes Five Guys – 29 Robert Smalls Pkwy **Issued 4/18/22**

### **COMMERCIAL (Pending)**

- Store N Go – 100 Lady’s Island Commons – 3 Story Building (**Outstanding items**)
- Harris Teeter C-Store – 169 Sea Island Pkwy. – Site Work Only (**Outstanding items/on hold**)
- Harris Teeter Grocery Store – 163 Sea Island Pkwy. – Site Work Only (**Outstanding items/on hold**)
- Warehouse Bldg. - 73 Schein Loop – Partial Site Work Only (**Outstanding items**)
- Starbucks – 2007 Boundary St – Renovations (**Outstanding items**)
- Autozone – 166 Sea Island Pkwy – Site Work Only (**Outstanding items**)
- Tabby Place Expansion – 913 Port Republic St (**Outstanding items**)
- Church of Christ – 2107 King St – Parking lot renovations (**Out for review**)
- Chambers Cottage – 809 Port Republic St (**Out for review**)
- Autozone – 166 Sea Island Pkwy – Building (**Out for review**)

### **SF RESIDENTIAL (New Construction) issued within the last month**

- 1128 Salem Bay Dr (Salem Bay Subd)
- 1135 Salem Bay Dr (Salem Bay Subd)
- 1137 Salem Bay Dr (Salem Bay Subd)
- 1143 Salem Bay Dr (Salem Bay Subd)
- 1136 Salem Bay Dr (Salem Bay Subd)
- 1138 Salem Bay Dr (Salem Bay Subd)
- 1140 Salem Bay Dr (Salem Bay Subd)
- 1141 Salem Bay Dr (Salem Bay Subd)
- 1142 Salem Bay Dr (Salem Bay Subd)
- 2710 Switchgrass Dr (Overlook Subd)
- 217 De La Gaye Pt (Islands of Bft. Subd)
- 43 Anchorage Way (Islands of Bft. Subd)
- 520 Abner Ln (The Abby Subd)
- 1111 Greene St

### **SF RESIDENTIAL (New Construction) submitted within the last month**

- 122 Secession Dr (Blue Grey Estates)
- 3 Middle Island St (Camellia Banks aka Miller Dr Subd)
- 5 Middle Island St (Camellia Banks aka Miller Dr Subd)
- 7 Middle Island St (Camellia Banks aka Miller Dr Subd)
- 15 Middle Island St (Camellia Banks aka Miller Dr. Subd)
- 1145 Salem Bay Dr (Salem Bay Subd)
- 1149 Salem Bay Dr (Salem Bay Subd)
- 1150 Salem Bay Dr (Salem Bay Subd)
- 1151 Salem Bay Dr (Salem Bay Subd)
- 1153 Salem Bay Dr (Salem Bay Subd)1154 Salem Bay Dr (Salem Bay Subd)
- 1203 Brackish Ct (Salem Bay Subd)
- 1204 Brackish Ct (Salem Bay Subd)
- 12055 Brackish Ct (Salem Bay Subd)
- 1206 Brackish Ct (Salem Bay Subd)
- 1207 Brackish Ct (Salem Bay Subd)

- 1208 Brackish Ct (Salem Bay Subd)
- 1209 Brackish Ct (Salem Bay Subd)
- 1210 Brackish Ct (Salem Bay Subd)
- 1230 Windswept Oak Ln (Salem Bay Subd)
- 1232 Windswept Oak Ln (Salem Bay Subd)
- 1234 Windswept Oak Ln (Salem Bay Subd)
- 1236 Windswept Oak Ln (Salem Bay Subd)
- 1254 Ribaut Rd.
- 2211 B. E. Wheatley Dr (Live Oaks at Battery Creek Subd)
- 2705 Switchgrass Dr (Overlook Subd)
- 2707 Switchgrass Dr (Overlook Subd)
- 2724 Switchgrass Dr (Overlook Subd)

## Design Review:

### **DRB (Design Review Board) Received: (Not Scheduled)**

- The Cook Out – 122 Robert Smalls Parkway, *restaurant*
- Pointe Beaufort Grand – 135 Burton Hill Road, *mixed-use development*

### **DRB (Design Review Board) Scheduled:**

- None

## Historic Review:

### **HRB (Historic Review Board) Received: (Not Scheduled)**

- 313 Hancock Street – *roof renovation*
- 507 Hamilton Street – *window replacement*
- 1407 North Street – *fence extension*
- 1007 Greene Street – *windows*

### **HRB (Historic Review Board) Scheduled:**

- 1106 Craven Street – *new construction (phase 2 of a phase 3 project)*  
*May 11, 2022 Meeting*
- 708 King Street – *fence*  
*May 11, 2022 Meeting*
- 313 Hancock Street – *exterior color change*  
*May 11, 2022 Meeting*
- 902 Washington Street – *alterations*  
*May 11, 2022 Meeting*
- 1707 Duke Street – *new construction*  
*May 11, 2022 Meeting*

### **Staff-Level Review by Planning:**

- South end of Pickpocket Plantation Drive – *Apartments; 231 units; 6 bldgs.*
- 1409 King Street – *Renovations (former Jail) – Conditional approval letter being verified by Meadors*

## Public Hearings

- 2408 Allison Road – *height variance*
- 406 Euhaw Street – *setback variance*
- Annexation & Zoning Designation

## City Council

### Work Session

- None

### Council

- None

## MPC (Metropolitan Planning Commission):

### MPC (Metropolitan Planning Commission) Received; (Not Scheduled)

- None

### MPC (Metropolitan Planning Commission) Scheduled:

- Annexation & Zoning Designation  
*May 16, 2022 Meeting*

## ZBOA (Zoning Board of Appeals):

### ZBOA (Zoning Board of Appeals) Received: (Not Scheduled)

- The Cook Out – 122 Robert Smalls Parkway, *restaurant*

### ZBOA (Zoning Board of Appeals) Scheduled:

- 2408 Allison Road – *height variance*  
*May 23, 2022 Meeting*
- 406 Euhaw Street – *setback variance*  
*May 24, 2022 Meeting*

## Code Enforcement

- None

## Tenant Change (Safety Inspection):

- 15 Sams Point Rd. Ste. 208 – Mortgage Lender – (prev. occupant – Unknown)
- 220 Bay Dr – Outdoor Event Space – (prev. occupant – none)
- 154 Robert Smalls Pkwy. Ste.1 – Chiropractor's office – (prev. occupant – Wireless Plus)
- 1817 Boundary St. – Hospice – (prev. occupant – Counseling services)
- 701 Carteret St. – L/C Habitat – (prev. occupant – Grand Oak Wealth Mgmt.)
- 100 Lady's Island Commons – Storage Facility – (prev. occupant – movie theater)
- 906 Port Republic St. – Caribbean Bar & Grill – (prev. occupant – Mezes Greek Restaurant)