



## Charleston Place Project records, 1974-1988 SCHS Call # 166.00

**Description:** Manuscripts - 9 linear feet; Visual Materials – 1.25 linear feet

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**Note:** *Visual Materials Project made possible by funding generously provided through the NHPRC. Related photographs are stored separately in SCHS Visual Materials collection. Finding Aid for the visual materials begins on page 8.*

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**Scope and Content:** The Charleston Place Project involved the renovation of an entire city block in downtown Charleston (S.C.), bounded by Meeting, Market, King, and Hasell streets. In preparation for the construction of a large hotel, parking garage, and numerous shops, the architectural firm of Grigg, Wood & Browne (later Browne, Eichman, Dalglish & Gilpin) from Charlottesville (Va.) studied the existing buildings and proposed sweeping changes. Some structures were renovated or moved, while others were razed. After many design proposals and much input by the city's Board of Architectural Review, the project proceeded in several phases: the restoration of Meeting Street property, the construction of the Charleston Place Hotel, and the construction of the Hasell Street parking garage.

Construction records include architectural and environmental studies of areas to be affected by the project, design proposals, bids, estimates, and reports. Correspondence between the architects and the city of Charleston, various firms and contractors, and the local preservation community also forms a large part of this collection. Oversize materials include maps, drawings, and blueprints.

**Note:** The organization of these records preserves that created by the architectural firm that produced them.

**Preferred citation:** Charleston Place Project records, 1974-1988. (166.00) South Carolina Historical Society.

### **Series Outline:**

166.01 Hassell Street Parking Garage

166.02 Charleston Place

**Container listing:**

**BOX 1**

**166.01 Hasell Street Parking Garage**

- 166.01.01 Documents by material type
- 166.01.01 (A) 01-1 Archaeology, 1985
- 166.01.01 (B) 01-1 B&W mechanical
- 166.01.01 (B) 02 Biographical information
- 166.01.01 (B) 02 (1979-1980)-1
- 166.01.01 (B) 02 (1980 April-1981 July)-1
- 166.01.01 (B) 02 (1981 August)-1
- 166.01.01 (B) 02 (1981 September)-1
- 166.01.01 (B) 02 (1981 October-November)-1
- 166.01.01 (B) 02 (n. d.)-1
- 166.01.01 (B) 02 (n. d.)-2
- 166.01.01 (B) 03-1 Blueprints, 1987 (all removed to oversized flat storage)
- 166.01.01 (B) 04-1 Board of Architectural Review correspondence, 1979-1981
- 166.01.01 (B) 05-1 Brick correspondence, 1985-1986
- 166.01.01 (B) 06-1 Building code, 1981

**BOX 2**

- 166.01.01 (C) 01-1 Carolina Time
- 166.01.01 (C) 02 Change orders
- 166.01.01 (C) 02.01 (April, 1985-May, 1985)-1
- 166.01.01 (C) 02.02 (August, 1985)-1
- 166.01.01 (C) 02.03 (February, 1985-October, 1985)-1
- 166.01.01 (C) 02.04 (1985-1986)-1
- 166.01.01 (C) 02.05 (1986)-1
- 166.01.01 (C) 02.06 (1985-1986)-1
- 166.01.01 (C) 02.07 (1981-1987)-1
- 166.01.01 (C) 02.08 (1986-1987)-1

**BOX 3**

- 166.01.01 (C) 02.08 (1986-1987)-2
- 166.01.01 (C) 02.09 (1986-1987)-1
- 166.01.01 (C) 02.10 (1986-1987)-1
- 166.01.01 (C) 02.11 (1985-1986)-1
- 166.01.01 (C) 02.11 (1986)-1

**BOX 4**

- 166.01.01 (C) 03-1 City correspondence
- 166.01.01 (C) 04 (1985-1986)-1 Concrete pour correspondence
- 166.01.01 (C) 05 (1981-1982)-1 Construction correspondence
- 166.01.01 (C) 06 (1985)-1 Construction delays
- 166.01.01 (C) 07 (1981)-1 Cost estimates.
- 166.01.01 (D) 01 Design information
- 166.01.01 (D) 01 (1978-1981 March)-1
- 166.01.01 (D) 01 (1981 April-1981 July)-1

**BOX 5**

166.01.01 (D) 01 (1981 August-1982)-1  
166.01.01 (D) 02 (1980)-1 Dumas building  
166.01.01 (E) 01 (1985)-1 Elevator and garage equipment  
166.01.01 (E) 02 (1985)-1 Entrance revisions  
166.01.01 (F) 02-1 Field notes  
166.01.01 (G) 01 (1977-1981)-1 Geotechnical information  
166.01.01 (G) 02 General correspondence  
166.01.01 (G) 02 (1979-1980)-1  
166.01.01 (G) 02 (1981)-1  
166.01.01 (G) 02 (1981-1986)-1  
166.01.01 (G) 02 (N. D.)-1

#### **BOX 6**

166.01.01 (G) 03 (1978)-1 Grigg, Wood, Browne, Eichman, and Dalglish  
Architects proposal  
166.01.01 (G) 04 (1981)-1 Grigg, Wood, Browne, Eichman, and Dalglish  
Architects schematic cost estimates  
166.01.01 (H) 01 (1980-1981)-1 HABS  
166.01.01 (H) 02 (1984-1986)-1 Harris correspondence  
166.01.01 (I) 01 Intertech Engineers, Inc. correspondence  
166.01.01 (I) 01 (1984-1986)-1  
166.01.01 (I) 01 (1985-1986)-1  
166.01.01 (L) 01 (1985) Light levels correspondence  
166.01.01 (L) 02 (1985-1987)-1 LS3P correspondence  
166.01.01 (M) 01 (1984-1986)-1 Mason-Johnson and Associates correspondence

#### **BOX 7**

166.01.01 (M) 02 (1987-1988)-1 Masonry anchor repair and project closure  
166.01.01 (M) 03 (1986)-1 Meeting Street color correspondence (removed to oversized flat storage)  
166.01.01 (M) 04 (1926-1986)-1 Meeting Street restorations  
166.01.01 (N) 01 Notes on Meeting St. Facades  
166.01.01 (N) 01 (209 Meeting)-1  
166.01.01 (N) 01 (213)-1 (removed to oversized flat storage)  
166.01.01 (N) 01 (215 A/B)-1  
166.01.01 (N) 01 (217)-1  
166.01.01 (N) 01 (219/221)-1  
166.01.01 (N) 01 (223/225)-1  
166.01.01 (N) 01 (227)-1  
166.01.01 (N) 01 (231)-1  
166.01.01 (N) 01 (233)-1  
166.01.01 (N) 01 (244/245)-1  
166.01.01 (P) 01 (1986)-1 Pending documents

#### **BOX 8**

166.01.01 (P) 02 (1985)-1 Pile driving correspondence  
166.01.01 (P) 03 (1985-1986)-1 Pinckney and Associates correspondence  
(removed to oversized flat storage)  
166.01.01 (P) 04-1 Profiles on Meeting Street

166.01.01 (P) 05 (1986-1987)-1 Punch list  
166.01.01 (R) 01 (1984-1985)-1 Ruscon, Inc. correspondence

**BOX 9**

166.01.01 (R) 01 (1985)-1 Ruscon, Inc. correspondence  
166.01.01 (R) 01 (1985-1986)-1 Ruscon, Inc. correspondence  
166.01.01 (R) 02 (1984-1987)-1 Russell A. Rosen & Associates correspondence  
166.01.01 (S) 01-1 Schematic titles  
166.01.01 (S) 02 (1978-1981)-1 Specification information

**BOX 10**

166.01.01 (S) 03 Subcontractors' correspondence  
166.01.01 (S) 03 (1980-1985)-1  
166.01.01 (S) 03 (1985-1986)-1  
166.01.01 (S) 03 (1985 April 25-1985 June 5)-1  
166.01.01 (S) 03 (1985 June)-1  
166.01.01 (S) 03 (1985 July)-1  
166.01.01 (S) 03 (1985 August)-1  
166.01.01 (S) 03 (1985 September)-1  
166.01.01 (S) 03 (1985 October)-1

**BOX 11**

166.01.01 (S) 03 (1985 November)-1  
166.01.01 (S) 03 (1985 December)-1  
166.01.01 (S) 03 (1986 January)-1  
166.01.01 (S) 03 (1986 February)-1  
166.01.01 (S) 03 (1986 March)-1  
166.01.01 (S) 03 (1986 April)-1  
166.01.01 (S) 03 (1986 May)-1  
166.01.01 (S) 03 (1986 June)-1  
166.01.01 (S) 03 (1986 July-1988)-1  
166.01.01 (W) 01-1 Wildwood Landscape correspondence  
166.01.01 (W) 02-1 Wiremaster, Inc. correspondence

**Oversize Documents:**

\*\*Located in C-Space flat file drawers

I. Meeting Street Restoration

- A. Site Plan SP1 (August 25, 1981)
- B. Demolition Drawings D1-D14 (August 25, 1981 and September 11, 1981)
- C. Restoration Drawings R1-R21 (August 25, 1981)
- D. Structural Drawings S1-S4 (August 25, 1981)
- E. Mechanical and Electrical Drawings PE1A, P1, E1 (August 17, 1981 and August 25, 1981)

II. Hasell Street Parking Garage

- A. Landscape Drawings L1-L11 (August 25, 1981)
- B. Architectural Drawings A1-A8 (August 25, 1981)
- C. Structural Drawings S101-S701 (August 25, 1981)
- D. Striping Drawings PS1-PS5 (August 25, 1981 and May 14, 1982)
- E. Mechanical and Electrical Drawings PE1B, P1-P3, E1-E5 (August 17, 1981 and August

25, 1981)

### III. Miscellaneous

- A. Schematic Adaptation Study drawings, diagrams, and sketches (July 1, 1980)
- B. Space Utilization Study sketches (April 9, 1981)
- C. Sketches of Meeting Street façade architectural details and views from Hasell Street
- D. Lists of landscape architects, architects, planners, consulting engineers, geotechnical consultants, etc.
- E. Legend of list of drawings of Hasell Street Parking Garage and Meeting Street Restoration Project
- F. Record Drawings of Meeting Street Restoration and Hasell Street Parking Garage (June 10, 1981)
- G. Design Development Drawings of Meeting Street Restoration and Hasell Street Parking Garage (June 10, 1981)

## 166.02 Charleston Place

### BOX 12

#### 166.02.01 Documents by material type

- 166.02.01 (A) 01 (1977)-1 Architectural Review Board
- 166.02.01 (A) 02 (1977-1978) Area evaluation
- 166.02.01 (B) 01 (1977-1979)-1 Barton-Aschman Associates correspondence
- 166.02.01 (B) 02-1 Base maps (removed to oversized flat storage)
- 166.02.01 (B) 03 (1981)-1 Bid documents
- 166.02.01 (B) 04 (1977)-1 Block sketches
- 166.02.01 (C) 01 (1977-1978) Chambers and Chambers correspondence
- 166.02.01 (C) 02 (1979) Charleston hearings
- 166.02.01 (C) 03 (1971-1977)-1 Charleston Hotel Associates Addresses
- 166.02.01 (C) 04 (1976-1980)-1 Charleston Hotel correspondence

### BOX 13

- 166.02.01 (C) 05 (1974-1977)-1 Charleston Hotel design sketches (removed to oversized flat storage)
- 166.02.01 (C) 06 (1977-1978)-1 Charleston Hotel memorandum
- 166.02.01 (C) 07 (1979)-1 Charleston Project correspondence
- 166.02.01 (C) 08 (1977)-1 Charleston Project landscaping
- 166.02.01 (C) 09 (1977)-1 Charleston Project memorandum
- 166.02.01 (C) 10 (1977-1979)-1 Charleston Project parking garage
- 166.02.01 (C) 11 (1977-1979)-1 Charleston Project--Pinckney
- 166.02.01 (C) 12 (1977)-1 Charleston Project--Preservation Society
- 166.02.01 (C) 13 (1977)-1 Charleston Project retail stores
- 166.02.01 (C) 14 (1978-1979)-1 Charleston public viewpoints
- 166.02.01 (C) 15 (1977-1978)-1 Contractors' correspondence

### BOX 14

- 166.02.01 (D) 01 (1977)-1 Downtown Charleston work papers
- 166.02.01 (E) 01 Environmental Impact Statement
- 166.02.01 (E) 01 (1977-1978 April)-1
- 166.02.01 (E) 01 (1978 May-1979 April)-1

- 166.02.01 (E) 01 (1979 May-1979 August)-1
- 166.02.01 (E) 02 (1975-1977)-1 Estimates.
- 166.02.01 (G) 01 (1977-1979)-1 Gifford, Kenneth correspondence

**BOX 15**

- 166.02.01 (G) 02 (1977-1983)-1 Gould, Theodore B. correspondence
- 166.02.01 (G) 03 (1977-1978)-1 Grigg, Wood, and Browne correspondence
- 166.02.01 (I) 01 (1977-1979)-1 Inquiries and Sales literature
- 166.02.01 (K) 01 (1977-1979)-1 Koubek and Associates correspondence, 1977-1979
- 166.02.01 (L) 01 (1977)-1 Law Engineering Testing Co. qualification booklet
- 166.02.01 (M) 01 (1977-1981)-1 Market Street feasibility study
- 166.02.01 (M) 02 (1977-1978)-1 Market Street financial projection
- 166.02.01 (N) 01 (1977-1982)-1 Newspaper clippings
- 166.02.01 (N) 02-1 Newspaper clippings
- 166.02.01 (P) 01 (1978-1979)-1 Plumstead, Edward correspondence
- 166.02.01 (P) 02 Possible areas affected by project
- 166.02.01 (P) 02 (80 Hasell St.)-1
- 166.02.01 (P) 02 (85 Hasell St.)-1
- 166.02.01 (P) 02 (87 Hasell St.)-1
- 166.02.01 (P) 02 (89 Hasell St.)-1
- 166.02.01 (P) 02 (91 Hasell St.)-1

**BOX 16**

- 166.02.01 (P) 02 (238 King St.)-1
- 166.02.01 (P) 02 (240 King St.)-1
- 166.02.01 (P) 02 (242 King St.)-1
- 166.02.01 (P) 02 (244 King St.)-1
- 166.02.01 (P) 02 (246 King St.)-1
- 166.02.01 (P) 02 (248 King St.)-1
- 166.02.01 (P) 02 (250 King St.)-1
- 166.02.01 (P) 02 (252 King St.)-1
- 166.02.01 (P) 02 (123 Market St.)-1
- 166.02.01 (P) 02 (125 Market St.)-1
- 166.02.01 (P) 02 (129 Market St.)-1
- 166.02.01 (P) 02 (131 Market St.)-1
- 166.02.01 (P) 02 (133 Market St.)-1
- 166.02.01 (P) 02 (137 Market St.)-1
- 166.02.01 (P) 02 (139 Market St.)-1
- 166.02.01 (P) 02 (183 Meeting St.)-1
- 166.02.01 (P) 02 (199 Meeting St.)-1
- 166.02.01 (P) 02 (207 Meeting St.)-1
- 166.02.01 (P) 02 (209 Meeting St.)-1
- 166.02.01 (P) 02 (211 Meeting St.)-1
- 166.02.01 (P) 02 (213 Meeting St.)-1
- 166.02.01 (P) 02 (223 Meeting St.)-1
- 166.02.01 (P) 02 (225 Meeting St.)-1
- 166.02.01 (P) 02 (231 Meeting St.)-1
- 166.02.01 (P) 02 (233 Meeting St.)-1

166.02.01 (P) 02 (235 Meeting St.)-1  
166.02.01 (P) 03 (1977) Preliminary Area evaluation  
166.02.01 (S) 01-1 St. Mary's Catholic Church  
166.02.01 (S) 02-1 Sickler, Donald correspondence  
166.02.01 (V) 01 (1977-1980)-1 Vendors  
166.02.01 (Y) 01 (1979)-1 Young, Hadaw, and Deshazo portfolio  
166.02.01 (Z) 01 (1977)-1 Zoning