

SENECA — Of the 68 subdivision applications between 2019-21 for Oconee County, 26 were submitted in 2021.

The county planning department fulfilled an open records request submitted by The Journal last month, providing extensive information on subdivisions in the area.

SUBDIVISION STATUS

According to the information provided by planning director James Coley:

- "If a sketch is finalized (or approved), they have received input from all departments and can start on the full civil plans.

- "If a preliminary is finalized, it means that they can start to put in the infrastructure.

- "If a final is finalized, it means the subdivision infrastructure is in, an as built is being recorded and they can start selling lots.

- "If it is withdrawn or voided, they could not meet the requirements, gave up or applied incorrectly.

2021 SUBDIVISIONS

Listed in alphabetical order, the subdivisions that were applied for in 2021 are:

1. 1230 Melton Road
• Location: Outside West Union

- Number of Lots: 50
- Acreage: 25.73
- File Open Date: April 27, 2021

- Status: Final is finalized

2. 4-Lot Subdivision

- Location: N/A
- Number of Lots: 4
- Acreage: 6.14
- File Open Date: Feb. 22, 2021

- Status: Final is finalized

3. 539 Knox Road

- Location: Outside Seneca
- Number of Lots: 3
- Acreage: 46.95
- File Open Date: March 10, 2021

- Status: Sketch is finalized; preliminary never received

4. 9-Lot Subdivision

- Location: N/A
- Number of Lots: 9

- Acreage: 6.21
- File Open Date: Feb. 22, 2021

- Status: Final is finalized

5. Adventure Trail

- Location: Outside Westminster; off Welcome Church Road
- Number of Lots: 9
- Acreage: 95
- File Open Date: Feb. 8, 2021

- Status: Final is finalized

6. Chetola Springs

- Location: Outside Seneca, off Bountyland Road
- Number of Lots: 35
- Acreage: 72
- File Open Date: Sept. 21, 2021

- Status: Preliminary is finalized

7. Coneross Park Road

- Location: Outside Townville
- Number of Lots: 4
- Acreage: 12
- File Open Date: March 3, 2021

- Status: Preliminary is finalized

8. Coopers Mill

- Location: Outside Westminster; off Mountain and Clearmont roads
- Number of Lots: 175
- Acreage: 78.31
- File Open Date: Aug. 10, 2021

- Status: Sketch is under review

9. Deer Knoll Drive

- Location: Outside Seneca
- Number of Lots: 5
- Acreage: 2.65
- File Open Date: Feb. 22, 2021

- Status: Final is finalized

10. Deer Knoll Drive

- Location: Outside Seneca
- Number of Lots: 5
- Acreage: 2.65
- File Open Date: June 17, 2021

- Status: Final is finalized

11. Dwight Baker — 4 Lot

- Location: N/A
- Number of Lots: 4
- Acreage: 13.62
- File Open Date: March 12, 2021

- Status: Final is finalized

12. Dwight Baker — 5 Lot

- Location: N/A
- Number of Lots: 5
- Acreage: 20.06
- File Open Date: March 30, 2021

- Status: Final is finalized

13. Feltman Road

- Location: Fair Play
- Number of Lots: 9
- Acreage: 64.83
- File Open Date: July 14, 2021

- Status: Final is finalized

14. Feltman Road

- Location: Fair Play
- Number of Lots: 14
- Acreage: 69.3
- File Open Date: Oct. 22, 2021

- Status: Final is finalized

15. Hefner Road

- Location: Outside Walhalla
- Number of Lots: 22
- Acreage: 20.56
- File Open Date: Sept. 23, 2021

- Status: Preliminary is finalized

16. Homes — Storage

- File Open Date: March 10, 2021
- Status: Preliminary is void due to inactivity

17. McAlister Lane

- Location: Outside Westminster
- File Open Date: May 4, 2021
- Status: Sketch is denied

- Number of Lots: 9
- Acreage: 64.83
- File Open Date: July 14, 2021
- Status: Final is finalized

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17. McAlister Lane

- Location: Outside Westminster
- File Open Date: May 4, 2021
- Status: Sketch is denied

18. McAlister Lane

- Location: Outside Westminster
- Number of Lots: 119
- Acreage: 79.67
- File Open Date: May 6, 2021

- Status: Sketch is under review

19. Pier North

- Location: Outside Seneca, off West Cherry and J.P. Stevens roads
- Number of Lots: 337
- Acreage: 50.87
- File Open Date: Dec. 1, 2021

- Status: Sketch is under review

20. Pier South

- Location: Outside Seneca, off J.P. Stevens and Martin Creek roads
- Number of Lots: 176
- Acreage: 57.88
- File Open Date: Oct. 22, 2021

- Status: Sketch is under review

21. Poplar Springs Road

- Location: Outside Westminster
- Number of Lots: 14
- Acreage: 37.35
- File Open Date: Nov. 1, 2021

- Status: Preliminary is finalized

22. Rock Hill Road

- Location: Fair Play
- Number of Lots: 10
- Acreage: 32
- File Open Date: Dec. 14, 2021

- Status: Preliminary is finalized

23. S.C. Highway 182

- Location: Fair Play
- Number of Lots: 6
- Acreage: 71.8
- File Open Date: July 15, 2021

- Status: Final is finalized

24. Turtlehead

- Location: Outside Salem, off Turtle Head Drive and Deer Laurel Way
- Number of Lots: 7
- Acreage: 30.31
- File Open Date: Dec. 21, 2021

- Status: Final is finalized

25. Wells Station

- Location: Outside Seneca, off Wells Highway
- Number of Lots: 79
- Acreage: 43.17
- File Open Date: Jan. 7, 2021

- Status: Sketch is approved

26. Wells Station

- Location: Outside Seneca, off Wells Highway
- Number of Lots: 79
- Acreage: 44.16
- File Open Date: May 11, 2021
- Status: Final is finalized

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- File Open Date: Dec. 14, 2021
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Editor's note: This is the fourth story in a series focusing on the growth of subdivisions in Oconee County.

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