

**MEETING MINUTES**  
**Henderson County Technical Review Committee**  
**December 1, 2020**

The Henderson County Technical Review Committee met at 2:00 p.m. at 100 N King St.

TRC Members Present:

Marcus Jones, County Engineer  
Crystal Lyda, Building Services Director  
Autumn Radcliff, Planning Director  
Brendan Shanahan, City of Hendersonville  
Matt Champion, Project Development Planner  
Kevin Waldrup, Fire Marshal  
John Mitchell, Business and Community Development Director  
Seth Swift, Environmental Health Supervisor  
Carl Ownbey, NCDOT  
Natalie Berry, Site Development Director

TRC Members Absent:

Marlee Page, MSD

Autumn Radcliff opened the meeting at 2:00 pm.

Minutes – Ms. Radcliff asked if there were any adjustments to the 11/17/20 meeting summary. Marcus Jones moved to approve the meeting summary. All members voted in approval.

FernLeaf Community School Major Site Plan

Matt Champion read the staff report for the major site plan application. Gregory Hoffman with CDC represented the project. The request is to construct a new 34,586SQFT public charter school on PIN: 9652-60-6938. The site will include the new structure, 137 parking spaces, 7 ADA parking spaces, 3.08 acres of impervious surfaces, and 3,497LF of new private roadway. This site will be served by City of Hendersonville public water and MSD public sewer.

Matt Champion moved to approve the major site plan for FernLeaf Community Charter School with conditions as discussed. Marcus Jones seconded the motion and all members voted in favor.

SUP-20-06 Benton Roofing Major Site Plan

Matt Champion read the staff report for the major site plan application. Tyson Griswold, PE represented the project. The request is to construct an 8,050SQFT machining and assembly operation building with an accessory use structure to house a 3,600SQFT shop and 3,600SQFT office. The site plan includes 29 parking spaces and 3 ADA parking spaces. The proposed use in the R2R zoning district requires a special use permit and will be heard during the ZBA's 12/30/20 meeting. The proposal includes use of a private well and private septic system to serve the site.

Matt Champion moved to approve the major site plan for Benton Roofing with conditions as discussed. Marcus Jones seconded the motion and all members voted in favor.

The meeting was adjourned at 2:21 pm.

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Matt Champion