

REQUEST FOR BOARD ACTION

HENDERSON COUNTY PLANNING BOARD

Meeting Date: Thursday, June 18, 2009

Subject: Seven Falls Golf and River Club Phase I Development Plan Extension

Attachments:

1. Letter Requesting Extension
2. Phase I Development Plan

SUMMARY OF REQUEST:

On June 21, 2007, the Planning Board approved the Seven Falls Golf and River Club Phase I Development Plan subject to the completion of conditions imposed during the Planning Board meeting. A total of 168 residential lots (containing single-family residential and townhome units) are proposed on the 226.60 acres that constitute Phase I. Of the proposed lots, 149 have been platted and recorded. Per Section 200A-310 of the Land Development Code, Development Plan approval is valid for two (2) years; however, the approving agency may, for just cause, grant up to two (2) one-year extensions for development plan approval. On June 3, 2009, Mr. Keith Vinson, Member Manager for Seven Falls Golf and River Club submitted a letter requesting a one-year extension of the Development Plan for Phase I (See Attachment 1).

PLANNING BOARD ACTION REQUESTED:

The Planning Board may grant or deny the extension request.

Suggested Motion:

I move that the Planning Board grant a one-year Development Plan extension for Seven Falls Golf and River Club Phase I, extending approval through June 21, 2010.



June 3, 2009

Mr. Matt Cable
Henderson County Planning Department
213 First Avenue East
Hendersonville, North Carolina 28792

RE: Phase 1 Development Plan
Seven Falls Golf & River Club
File # 2007-M19

Dear Mr. Cable:

It is our understanding that the Henderson County Planning Board approved the above referenced project on June 21, 2007.

As you know work has been progressing on the various site improvements for this project. There have been major delays with permitting and other matters which have prevented completion of the project within the 2 year approval period.

Please consider this letter to be our request for a 1 year time extension to complete the infrastructure improvements for this development.

If you have any questions or need additional information please feel free to contact our office.

Sincerely,



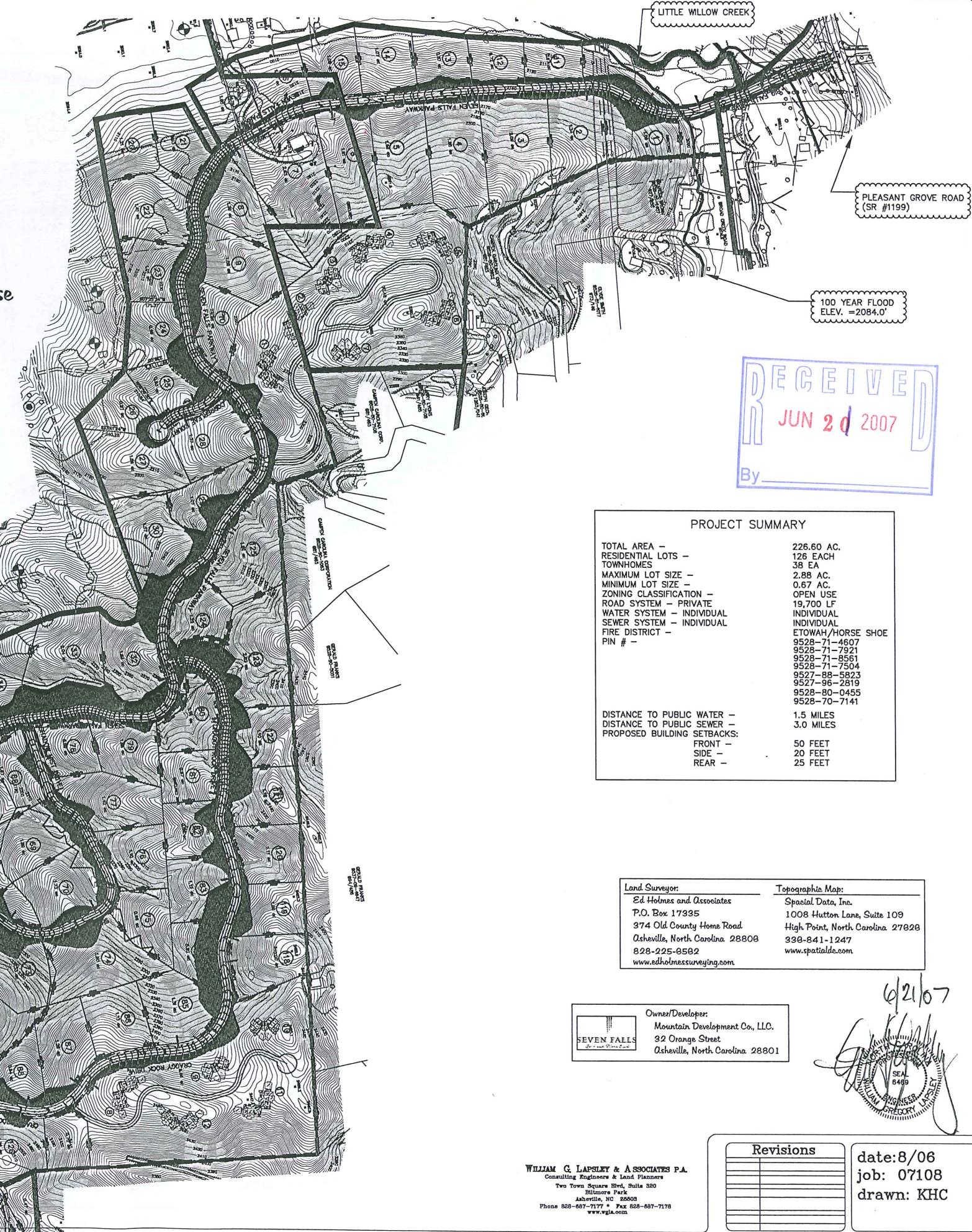
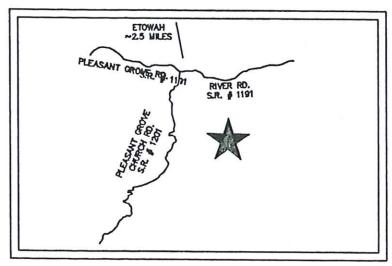
Keith A. Vinson

Keith A. Vinson, Member Manager



Golf Course

GRAPHIC SCALE
(IN FEET)
1 Inch = 200 ft



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Revisions	
date: 8/06	
job: 07108	
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