

HENDERSON COUNTY PLANNING BOARD
MEETING SUMMARY (Electronic Meeting Via Zoom Communications)
September 17, 2020

Planning Board Members Present:

Steve Dozier, Chair
Jennifer Balkcom
Baird Blake
Trey Ford
Bruce Hatfield
Rick Livingston
Paul Patterson

Planning Board Members Not Present:

Hunter Marks
Jim Miller
Rebecca McCall, BOC Liaison

Staff Present:

John Mitchell, Business & Community Development Director
Autumn Radcliff, Planning Director

Meeting called to order: Mr. Steve Dozier called the meeting to order.

Roll Call: Roll Call was then stated.

August 20, 2020 Meeting Summary: No change to the meeting summary was noted.

Informal Public Comment: None.

2020 Annual LDC Text Amendments (TX-2020-01); Presenter: Autumn Radcliff, Planning Director. Ms. Radcliff stated that the draft text amendments are part of the annual review for 2020 that the BOC directed staff and the Planning Board to complete. She stated that trends and new issues are regularly emerging that require periodic updates to the LDC text.

Ms. Radcliff stated that the attached draft amendments include:

- Requiring special fill permits to be approved by the Board of Commissioners as a conditional rezoning request
- Removing permeable surface requirement for multi-family developments
- Allowing accessory structures in the front yard
- Clarify resubmittal requirements for conditional rezoning applications
- Clarify definition of a home school
- Add definition for separation setback

Mr. Bruce Hatfield made the motion that the Planning Board make a favorable recommendation on the proposed text amendments to the LDC. Mr. Rick Livingston seconded the motion. All voted in favor.

Staff Reports: Ms. Radcliff reminded the Board that the 2020 Census would be ending to encourage residents to complete the Census and the impact to Henderson County. Ms. Radcliff also noted that the Board would be reviewing several text amendments that will be required as part of the new legislation that passed related to 160D. She stated that the Board will review this at an upcoming meeting.

Adjournment: There being no further business, meeting was adjourned at 5:55 PM.