

Henderson County

Code Enforcement Services

100 N King St Hendersonville, North Carolina 28792
Phone (828) 697-4857 Fax (828) 697-4658

MEMORANDUM

DATE: November 22, 2011
TO: Technical Review Committee
TRC MEETING DATE: December 6, 2011
REGARDING: Major Site Plan Review
NAME OF APPLICANT: Camp Greystone
DEPARTMENT: Code Enforcement Services
STAFF CONTACT: Toby Linville
ATTACHMENTS: Site Plans

Please find attached plans for the following Camp to be reviewed by the Henderson County Technical Review Committee on December 6, 2011.

Major Site Plan Review

Bill Lapsley and Associates, agent, on behalf of the owner, Camp Greystone submitted the major site plan for this project. They wish to utilize the property for Camp use which requires major site plan review per S.R. 4.3.

SR 4.3. Camp

- (1) Site Plan. Major *Site Plan* required in accordance with §200A-299 (Major Site Plan Review).
- (2) Lighting. *Lighting mitigation* required.
- (3) Perimeter Setback. Fifty (50) feet.
- (4) Operations. The *camp* may contain *structures* ancillary to the use.
- (5) Solid Waste Collection. The facility shall provide a suitable method of solid waste disposal and collection consisting of either private collection from individual *uses* or the *use* of dumpsters (installed and/or operated to meet all local and state statutes, ordinances and regulations (including Chapter 165 of the Henderson County Code, *Solid Waste*) and thereafter certified by the Department of Public Health). Where dumpsters are used, Screen Class One (1), Two (2) or Three (3) shall be provided consistent with the requirements of §200A-150 (Screen Classification).
- (6) Common Area Recreation and Service Facilities. Those facilities within the *camp* shall be for the sole purpose of serving the overnight guests in the *camp*, and shall adhere to the development standards established therefore in SR 4.6 (*Common Area Recreation and Service Facilities*).

The project site is located on approximately 123.22 acres of land (PIN: 9575318934) located off Old US 25 Hwy in Zirconia. The project is located in the Residential 2-Rural (R2-R) and Watershed Residential (WR) zoning districts. Private water and sewer are proposed. The project meets the requirements of the Land Development Code and all the applicable major site plan requirements are met.

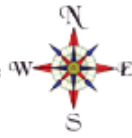
If you would like to submit your changes early please use the comment sheet provided and sending it back via email to tlinville@hendersoncountync.org.



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Henderson County
 Government
 Geographic
 Information Systems
 (GIS)
 200 North Grove Street
 Hendersonville, NC
 28792
 P - 828-698-5124 | F -
 828-698-5122



Parcel Information

Listed To:	GREYSTONE LAND HOLDINGS LLC A NC LL CO	Jurisdiction:	
Mailing Address:	21 CAMP GREYSTONE LN	Fire District:	GREEN RIVER FIRE
Mailing City, State, Zip Code:	ZIRCONIA, NC 28790	County Zoning:	R2R,WR Zone X, Shaded, 0.2% (500 Year Floodplain), Floodway Areas in Zone AE, Zone AE, 1% (100 Year Floodplain), Zone X, Not Shaded (Areas outside of the floodplain)
Physical Address:	79 TRUTH LN	Flood Zone:	
Physical Address Zip:		Watershed:	Green River, Ut, Green River (Lake Summit below elevation 2011), Freeman Creek
Parcel Number:	1002927	Protected Ridges Buffer:	
PIN:	9575318934	Perennial Streams:	
Neighborhood:	TUXEDO	Soils:	Delanco (dillard) loam, 2 to 7 percent slopes
Assessed Acreage:	96.2800		
Deed:	1339/001		
Date Recorded:	10/25/2007		

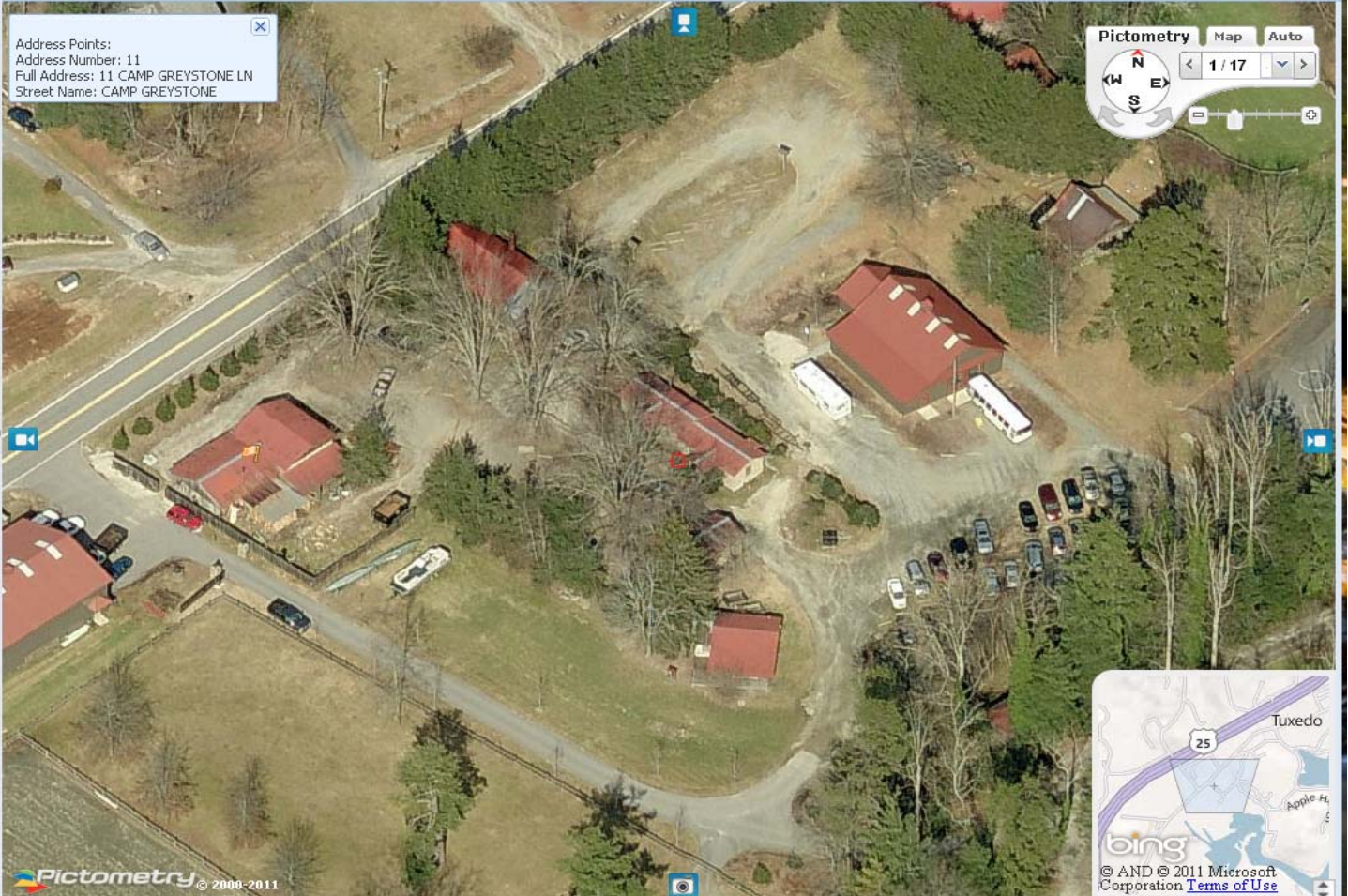
Workspace

- Workspace (Author)
 - Annotations
 - Bookmarks
 - Layers
 - Address Points
 - PARCELS

Properties

Name	Value

Selections



HENDERSON COUNTY
MAJOR SITE PLAN REVIEW APPLICATION

CONTACT INFORMATION Property Owner:

Name: Greystone Land Holdings, LLC Phone: (828) 693-3182
Complete Address: 21 Camp Greystone Lane Zirconia, NC 28790

Applicant:

Name: same as above (Contact - Sam Cudd) Phone: _____
Complete Address: _____

Agent:

Name: _____ Phone: _____
Complete Address: _____
Agent Form (Circle One): Yes No

Plan Preparer:

Name: William G. Lopsley & Assoc. Phone: (828) 687-7177 ext. 302
Complete Address: One Town Square Blvd. Suite 320 Asheville, NC 28803

GENERAL INFORMATION

Date of Application: 11/23/11

Site Plan Attached (Circle One): Yes No

PARCEL INFORMATION

PIN: 9575-31-8934 Tract Size (Acres): 96.28

Zoning District: R2R-WR Fire District: Green River

Supplemental Requirement# N/A Watershed: N/A

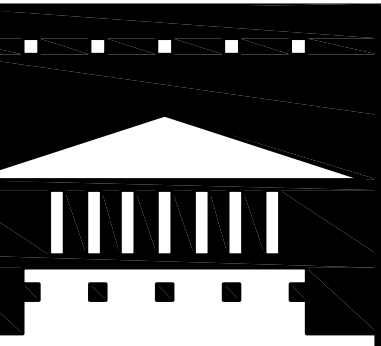
Permitted by Right Floodplain: X- Not in project area

Special Use Permit N/A

Location / Property to be developed: Located off Old US 25 south near maint. entrance to Camp Greystone

County Use Only

Received by: _____



SHAMBURGER
ARCHITECTURAL
GROUP

Wayland Shamburger, AIA
Architect

421 Fifth Avenue West
Hendersonville, NC, 28739

(P) 828-692-2737

(F) 828-694-0737

wayland@sdscia.com

A project for:
Camp Greystone
Conference Center

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ARCHITECTURAL GROUP PC.
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General Contractor to comply with all
state and local codes. Any discrepancies
in plans shall be discussed with
Shamburger Architectural Group prior to
assembly, ordering, and construction.

DO NOT SCALE DIMENSIONS FROM
BLUEPRINT

Main Level Plan
Life Safety Plan

Revisions:

Scale:
1/4" = 1'-0"

Date:
November 16, 2011

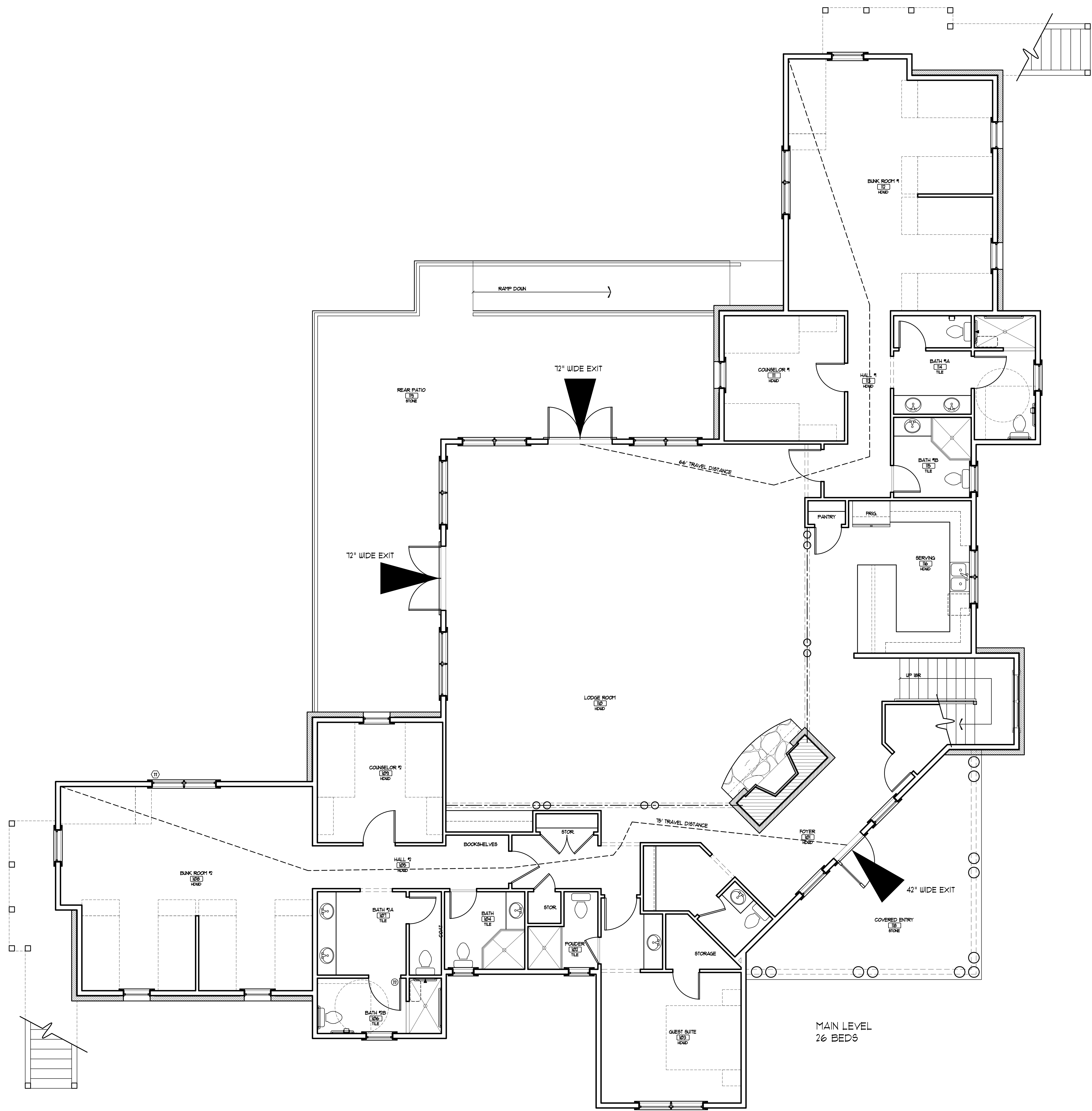
Drawn By:

Checked By:

Project no.

Sheet no.

LS1.01



1 MAIN LEVEL LIFE SAFETY PLAN SCALE: 1/4" = 1'-0"

