

**MEETING MINUTES**  
**Henderson County Technical Review Committee**  
**September 3, 2019**

The Henderson County Technical Review Committee met on September 3, 2019 at 2:00 p.m. in the King Street Meeting Room at 100 N. King Street, Hendersonville, NC.

TRC Members Present:

Autumn Radcliff, Planning Director  
Adam Steurer, City of Hendersonville  
Crystal Lyda, Director of Building Services  
Marcus Jones, County Engineer  
Natalie Berry, Project Engineer  
Seth Swift, Environmental Health Supervisor  
Carl Ownbey, NCDOT  
Joe Swain, Assistant Fire Marsal

TRC Members Absent:

Toby Linville, Zoning Administrator  
Kevin Waldrup, Fire Marshal  
John Mitchell, Business and Community Development Director

Autumn Radcliff opened the meeting at 2:00 pm.

Minutes – Ms. Radcliff asked if there were any adjustments to the July 16, 2019 meeting summary. Crystal Lyda moved to approve the minutes with second from Marcus Jones. All members voted in favor.

R-2019-05 Sirocco Properties LLC

Eric Warren read the staff report for the project. Charles Owen presented the request as owner. The request is for a standard rezoning from Residential One to Industrial. The property was last permitted as a Temporary Lay-Down Yard for Duke Power in 2017. Sewer is available at Howard Gap and Jackson Rd. Natalie Berry said the project would require a flood permit, erosion control permit, stormwater permit and would allow 20% fill in the flood plain. Troy Ball had requested to use the property for a temporary event, they will need to apply for a temporary use permit from Zoning. Carl Ownbey said the temporary driveway permit had expired and any future use would require a driveway permit. Marcus Jones said Cane Creek Sewer would require an upgrade to the pump station if a heavy industrial user. Marcus Jones moved to forward the application to the Planning Board with the earlier conditions. Crystal Lyda seconded the motion and all members voted in favor.

SUP-19-08 McCaslin RV Park

Autumn Radcliff read the staff report for the project. Owner John McCaslin presented the request. Mr. McCaslin said that he was proposing three sites but would probably only have one user at a time. He said he only wants seasonal use May-November. He said there would be no signage and wanted to retain the residential character of the area. He said he proposed a dump station for future use, he would have the users access off-site dump stations initially. Carl Ownbey said the use would require a NCDOT Driveway Permit. Seth Swift said that a dump station and public water supply would require a permit from the Division of Environmental Quality. He said his office could permit a septic tank but it would require a setback from the stream. Natalie Berry said the project would require an erosion control permit if it disturbed more than an acre and may require a stormwater permit. Autumn Radcliff recommended checking with Property Addressing for a road name. Marcus Jones moved to approve the site plan with the conditions. Seth Swift seconded the motion and all members voted in favor.

SUP-19-09 West Henderson High School Electronic Message Sign

Autumn Radcliff read the staff report. No one represented the project. Crystal Lyda said the project would require an electrical permit. Adam Steurer moved to approve the site plan. Crystal Lyda seconded the motion and all members voted in favor.

The meeting was adjourned at 2:25 p.m.

---

Toby Linville