

MEETING MINUTES
Henderson County Technical Review Committee
March 2, 2021

The Henderson County Technical Review Committee met at 2:00 p.m. on Zoom.

TRC Members Present:

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

TRC Members Absent:

Marlee Page, MSD
Carl Ownbey, NCDOT
Natalie Berry, Site Development Director

Autumn Radcliff opened the meeting at 2:00 pm.

Minutes – Ms. Radcliff asked if there were any adjustments to the 2/16/21 meeting summary. There were no adjustments to the meeting summary.

BRCC Public Safety Training Center Major Site Plan

Matt Champion read the staff report for the major site plan. Will Buie with WGLA Engineering, agent, represented the project. The request is to construct a 5,964sqft addition to the existing education/training building located at 330 College Drive. An existing shed, training features, and concrete slabs will be moved to the south of the subject area or removed for the new addition. The major site plan also shows an expansion of the existing concrete vehicular use area. The subject area is currently served by the City of Hendersonville public water and public sewer. A new tap will be required by the City of Hendersonville if the level of service for public utilities changes due to capacity needs.

Marcus Jones moved to approve the major site plan with conditions as discussed. Kevin Waldrup seconded the motion. Autumn Radcliff, Brendan Shanahan, Matt Champion, Seth Swift, Marcus Jones, Crystal Lyda, Kevin Waldrup, and John Mitchell voted for the motion.

Horseshoe Farm (CD-2020-02) Phase 1 Development Plan 2021-M02

Matt Champion read the staff report for phase 1 development plan. John Turchin, agent, represented the project. The request is to develop phase 1 of the conditional district that was approved by the Board of Commissioners. Phase 1 consists of 4 townhome units and a pool area with associated amenities. The development plan shows 2 parking spaces per townhome and 4 parking spaces for the pool area. The pool area amenities will include a hot tub, changing/restrooms structure, and a cabana. The site is currently served by the City of Hendersonville public water and the applicant will utilize private individual septic systems for the residential and proposed amenities. Environmental Health will require approval of all plans prior to construction. The Site Development Department will require a WSWS permit (including stormwater), floodplain development permit, and erosion and sedimentation control permit.

John Mitchell moved to forward the phase 1 development plan for Horseshoe Farm with conditions as discussed to the Planning Board. Marcus Jones seconded the motion. Autumn Radcliff, Brendan Shanahan, Matt Champion, Seth Swift, Marcus Jones, Crystal Lyda, Kevin Waldrup, and John Mitchell voted for the motion.

The meeting was adjourned at 2:16 pm.

Matt Champion