

MEETING SUMMARY
Henderson County Technical Review Committee
March 5, 2024

The Henderson County Technical Review Committee met at 2:00 p.m. at 100 N King St.

TRC Members Present:

Autumn Radcliff, Planning Director
Crystal Lyda, Building Services Director
Seth Swift, Environmental Health Supervisor
Matt Champion, Zoning Administrator
Kevin Waldrup, Fire Marshal
Toby Linville, Floodplain Administrator
Kendall Fox, Site Development

TRC Members Absent:

Christopher Todd, Business and Community Development Director
Samuel Gettleman, MSD
Deb Johnston, Site Development
Rusty Darnell, NCDOT
Marcus Jones, County Engineer
Adela Gutierrez Ramirez, City of Hendersonville Engineering

Autumn Radcliff opened the meeting at 2:02 pm.

Minutes – Autumn Radcliff asked if there were any adjustments to the 2/6/24 meeting summary. No adjustments were made to the summary as presented. Crystal Lyda moved to approve the meeting summary. Kevin Waldrup seconded the motion. All voted in favor.

Special Event Permit NC NICA

Matt Champion summarized the special event application. The application was submitted on behalf of the property owner, 5 String LLC, by Brian Russell for the NC Interscholastic Cycling League. The event is called “5 String Stampede” and will be held on private property off Golden Rd off Jackson Rd. The event will host approximately 800 participants per day from May 3, 2024-May 5, 2024.

The applicants have requested medical coverage. The event will not have off-site parking. There will be a food truck on site.

The TRC did not note any additional conditions.

Kevin Waldrup moved to approve the special event application. Toby Linville seconded the motion. All members voted in favor.

Special Event Permit Belgian Waffle Ride

Matt Champion summarized the staff report for the major site plan. Matthew Busche and Joe Schmalz on behalf of Monuments of Cycling has applied for a special event permit with an anticipated attendance of 1,200 participants. A special event with more than 500 participants requires Technical Review Committee approval. The event is called “Belgian Waffle Ride”. The event is to be held at the Kanuga Conference Center on June 22, 2024. The public safety plan submitted lists 25 staff to serve the event.

The applicants have requested medical and law enforcement coverage and have a NCDOT permit for public roadway usage through Transylvania, Henderson and Polk counties.

The TRC noted the following conditions:

- Crystal Lyda said the 30x60 tent will require a permit and inspection.

Crystal Lyda moved to approve the special event application. Toby Linville seconded the motion. All members voted in favor.

Major Site Plan Gray Parking Area

Matt Champion read the staff report for the application. Shane Laughter applied for an outdoor parking lot on behalf of owner Ronnie Pete Gray. The property is at the corner of Rugby Rd and Asheville Hwy and is zoned Regional Commercial (RC). The trailer storage will move from along Asheville Hwy to the western portion of the project. Areas of the subject area adjacent to Residential One (R1) zoning district will require a B1 Buffer.

The TRC noted the following conditions:

- Contact NCDOT to determine if a driveway permit is required.

Toby Linville moved to approve the major site plan. Seth Swift seconded the motion. All members voted in favor.

The meeting was adjourned at 2:20 pm.

Autumn Radcliff

Autumn Radcliff