

MEETING SUMMARY
Henderson County Technical Review Committee
December 15, 2025

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
Elias Hord, NCDOT
Seth Swift, Environmental Health Supervisor
Matt Champion, Zoning Administrator
Glen Gillette, Deputy Fire Marshal
Toby Linville, Floodplain Administrator
Marcus Jones, County Engineer
Deb Johnston, Site Development

TRC Members Absent:

Adela Gutierrez-Ramirez, City of Hendersonville Engineering
Christopher Todd, Assistant County Manager
Samuel Gettlemann, MSD

Meeting Called to Order

Autumn Radcliff opened the meeting at 2:02 pm.

Approval of November 18, 2025 Meeting Summary

Autumn Radcliff asked for any changes to the November 18th meeting summary. Marcus Jones moved to approve the summary as presented and Seth Swift seconded the motion. All members voted in favor.

Pope Ecusta Parking ESP

Matt Champion read the staff report for the major site plan. Steven Pope presented the application. The applicant proposes to develop the subject area for a paid parking lot for the benefit of Ecusta Trail users. The major site plan shows a 0.24-acre area for paid parking that does not Pope Ecusta Parking MSP 8 contain any proposed structures. The major site plan shows a total of 25 paid parking spaces on a gravel lot. The subject area will be accessed by a new driveway cut off Battle Creek Rd (SR 1211). The Existing driveway cut off Brevard Rd (US 64) will be closed off. The gravel parking area will have a marked cross walk over Battle Creek Rd to access the Ecusta Trail right-of-way. The applicant will install a walking path from the edge of Battle Creek Rd to the paved portion of the Ecusta Trail after obtaining an encroachment agreement.

The TRC proposed the following conditions:

- Elias Hord said the project would require an NCDOT driveway permit and encroachment agreement. He said the crosswalk on Battle Creek Rd should be moved closer to Hwy 64 into the NCDOT right-of-way.
- Marcus Jones said the sidewalk would also require an encroachment agreement with the County to connect with the Ecusta Trl. There was discussion about maintenance of the sidewalk.
- Crystal Lyda said a van accessible solid surface ADA parking space is required.
- Autumn Radcliff reiterated that the crosswalk away from the intersection is dangerous and the parking lot should be closed to the public until it is properly designed and permitted.

Elisa Hord moved to table the application until he could determine maintenance for a sidewalk in the NDCOT right-of-way. Marcus Jones seconded the motion. All members voted in favor.

The meeting was adjourned at 2:23 pm.

Autumn Radcliff, Autumn Radcliff