

**MEETING SUMMARY OF THE HENDERSON COUNTY
BOARD OF ADJUSTMENT MEETING
September 29, 2021**

The Henderson County Board of Adjustment held its regularly scheduled meeting at 4:00 p.m. at 100 N King St Hendersonville, North Carolina.

Board Members Present:

Mark Casoria
Tony Engel
Ron Kauffman
Jim Hysong
Bill Fishburne

Staff Members Present:

Matt Champion
Russ Burrell
Jacob Compher

Call to Order / Introduction of the Board: Chairman Kauffman called the meeting to order at 4:00 pm.

Review and Approve 8/25/21 and 7/28/21, 8/11/21, & 9/15/21 Meeting Summaries Chairman Kauffman asked for approval of the 8/25/21 and 7/28/21, 8/11/21 & 9/15/21 meeting summaries. All members voted by acclamation.

Order SUP-21-05 Turnbreeches Creek RV Park, Order SUP-21-06 Cub Paw Ln RV Park Chairman Kauffman asked for approval of the orders. All members voted in favor by acclamation.

Denial Order SUP-21-02 Crab Creek Mini Storage Chairman Kauffman asked for approval of the order of the original ZBA members who were present at the three (3) hearings. Tony Engel, Jim Hyson, Bill Fishburne, and Chairman Kauffman all voted in favor.

Public Hearing

Chairman Kauffman asked for a motion to go into a public hearing. Tony Engel moved to open the public hearing. Jim Hysong seconded the motion. All members voted in favor.

SUP-21-07 & V-21-01 Harris RV Park

Matt Champion read the staff report for the application. The request is for a special use permit and variance for an RV park off Hidden Springs Drive. Shane Harris, applicant and property owner, represented this application. Several members of the public spoke in opposition to the project. The applicant is proposing 9 tiny home/park model spaces, 1 general store for the tenants, 1 spot dedicated to tent camping, a dumpster for trash collection, a site for a single-family residential structure as the managers quarters, and two proposed phases. The applicant requested a variance for the wastewater requirement outline in SR 4.15 and would instead fulfill the wastewater collection through 5 septic systems. Questions from the ZBA included length of time units rented for, are the units for commercial purposes, erosion control issues, legal access around Hidden Springs Dr, and safety concerns for surrounding neighbors. The ZBA discussed the surrounding properties.

Jim Hysong moved to close the public hearing. Bill Fishburne seconded the motion. All members voted in favor.

After further Board discussion, Jim Hysong moved to deny SUP-21-07. Bill Fishburne seconded the motion. Chairman Kauffman voted in favor of the motion with Tony Engel and Mark Casoria voting against the motion. The motion passed 3-2.

Adjournment: The meeting was adjourned at 5:40pm upon motion by Bill Fishburne.

Ronald Kauffman, Chairman

Matt Champion, Zoning Administrator