

**HENDERSON COUNTY PLANNING BOARD  
MEETING SUMMARY  
October 18, 2018**

**Planning Board Members Present:**

Steve Dozier, Chair  
Jim Miller, Vice Chair  
Eric Goodman  
Bruce Hatfield  
Hunter Marks  
Paul Patterson  
Grady Hawkins, BOC Liaison

**Planning Board Members Not Present:**

Trey Ford  
Rick Livingston  
Dan Poeta

**Staff Present:**

Autumn Radcliff, Planning Director  
John Mitchell, Business & Community Development Director  
Allen McNeill, Planner  
Janna Peterson, Planner III/Transportation Planner

**Meeting called to order:** Mr. Steve Dozier called the meeting to order and Roll Call was stated.

**Adjustment of Agenda:** There were no adjustments to the agenda.

**July Meeting Summary:** There were no adjustments to the minutes. Mr. Jim Miller made a motion to accept as presented, Mr. Eric Goodman second the motion.

**Informal Public Input:** No public comment.

**Amended Rezoning Application (R-2018-03): Applicant - Tracy Grove Community Development Club; Presenter: Allen McNeill, Planner:** Mr. Allen McNeill stated that rezoning application #R-2018-03 was initiated on March 26, 2018 by Robert Otto Camenzind, POA. The applicant requests that the County rezone approximately 0.98 acres of land located off South Allen Road from Residential One (R1) to an Industrial (I) district. The applicants provided documentation to the County Attorney that the community club has been dissolved and the property has reverted to the original owners and heirs.

The Planning Board heard public comment from two adjacent property owners on the request. The applicant nor the applicant's agent were present to answer questions. Mr. Jim Miller made a motion to table the application until the November Planning Board meeting for the applicant and his agent to be in attendance. Mr. Hunter Marks second the motion. All members voted in favor.

**Presentation of the Draft Greenway Master Plan: Presenter – Autumn Radcliff, Planning Director and Janna Peterson, Planner III/Transportation Planner.** Mr. John Mitchell stated that the Board of Commissioners directed staff to work with the Recreation Advisory Board to draft a greenway master plan. A Greenway Master Plan Committee was established representing key organizations and agencies in the county to draft the plan and is seeking Planning Board recommendation and public input. Ms. Autumn Radcliff and Ms. Janna Peterson

provided an overview presentation about the draft plan and recommendations. After some discussion, the Chairman requested that the Planning Board take 30 days to review the draft plan and be prepared to discuss at the November meeting. All members agreed.

**Staff Reports:** Mr. John Mitchell stated that the County continues to see a strong increase in the number of permits being issued with around 300-400 new multi-family units permitted in the County in the last six months. He stated that several large developments may be on the horizon as potential projects and developers continue to show interest in several large tracts in the County.

**Adjournment:** There being no further business, meeting was adjourned at 6:13 p.m.