

MEETING MINUTES
Henderson County Technical Review Committee
September 18, 2012

The Henderson County Technical Review Committee met on September 18, 2012 at 2:00 p.m. in the King Street Meeting Room at 100 N. King Street, Hendersonville, NC.

TRC Members Present:

Anthony Starr, AICP, Planning Director
Toby Linville, CZO, Zoning Administrator
Wally Hollis, Fire Marshal
Tom Stauffer, Building Services Director
Josh Lanning Transportation Technician, P.E., NCDOT
Seth Swift, Environmental Health Supervisor
Dennis Frady, Hendersonville Assistant Utilities Director

TRC Members Absent:

Marcus Jones, P.E., Director of Engineering
Natalie Berry, P.E., Assistant County Engineer

Also Present:

Sarah Zambon, Deputy County Attorney, Henderson County
Parker Sloan, Planner

Minutes- Mr. Starr asked if there was any adjustment to the meeting minutes. He then made a motion to approve the August 21st meeting minutes. All members voted in favor.

Major Site Plan Review Hwy 64 Solar Energy Generation Facility- Presenter, Toby Linville. This proposed Solar Energy Generation Facility is located on a tract (PIN: 9691-92-3239) along Highway 64 east (Chimney Rock Rd) with 8.30 acres designated for the Solar Energy Generation Facility site. Applicant, Mr. John Green, owner of Innovative Solar Systems was present to answer questions. Mr. Anthony Starr opened the meeting by giving some background information on the Solar Energy Generation Facility Amendment that was approved in May of this year. He pointed out that one of the major requirements is that the site not be located in a floodplain. Mr. Linville pointed out that although a major portion of the tract is in the floodplain, the actual Solar Energy Generation Facility site location is out of the floodplain. Mr. Linville stated that this project met all of the requirements found in SR 9.9 and recommended approval subject to the following conditions: Apply for a Storm Water Permit, Erosion Control Permit, and a Driveway Permit from NCDOT. Mr. Starr made a motion to approve the site plan. All members voted in favor.

Major Site Plan Review Jackson Road Solar Energy Generation Facility –Presenter, Toby Linville. This proposed Solar Energy Generation Facility is located on a tract (PIN: 9662-07-7984) off Jackson road with 15 acres designated for the Solar Energy Generation Facility site. This project was represented by applicant, Mr. John Green, owner of Innovative Solar Systems. Mr. Linville stated that this Solar Energy Generation Facility site basically had the same qualities as the project previously discussed in this meeting and meets all of the requirements found in SR 9.9 and recommended approval subject to the following conditions: Apply for a Storm Water Permit, Erosion Control Permit, and a Driveway Permit from NCDOT. Mr. Starr made a motion to approve the site plan. All members voted in favor.

Rezoning- #R-2012-03-Presenter, Parker Sloan, Planner. Parker gave a brief summary of the purpose behind the applicant, Eva Ritchey, request for a rezoning for a .77 acre parcel of land located along Hwy 64 West Brevard Road(PIN: 9559-60-2698). Ms. Ritchey requested that the parcel be rezoned from the Residential Two (R2) zoning district to an Office and Institutional (O&I) district. Mr. Starr Recommended the approval of the Rezoning. All members voted in favor.

Adjournment: Mr. Starr adjourned the meeting at 2:25 p.m.

Anthony W. Starr, Chairman