



GUILFORD COUNTY PLANNING AND DEVELOPMENT

Technical Review Committee
February 18, 2020

MEETING MINUTES

The regular meeting of the Guilford County Technical Review Committee met on February 18, 2020 in the fifth floor Kenneth Greg Niles Conference Room, Guilford County Independence Building, 400 West Market Street, Greensboro, NC. Kaye Graybeal called the meeting to order at approximately 1:37 PM.

MEMBERS PRESENT:

Planning	Kaye Graybeal, Chair
Community Environmental Services	Beth Anne Aheron
Fire Marshal	Michael Townsend
Fire Marshal	Bobby Carmon
Environmental Health	John Nykamp

STAFF PRESENT:

Planner II	Matt Talbott
Administrative Assistant	Deborah Sandlin

OTHERS PRESENT:

Jimmy Hoots	Wilson-Covington Const. Co.
Garrett Neal	Davis-Martin-Powell
Eddie MacEldowney	Davis-Martin-Powell
Will DuBose	South/Win
Blaine DuBose	South/Win

MINUTES:

John Nykamp motioned for minutes of the February 4 meeting be approved as amended. Beth Anne Aheron seconded. The motion passed unanimously.

NEW BUSINESS:

Major Site Plan Case # 20-01-GCCP-00714: South Win Limited

Located on the west side of Maxfield Dairy Road, approximately 300 feet south from its intersection of Burlington Road, being Guilford County Tax Parcel #115083. Site plan is for proposed 40,000 sq ft building addition to existing facility. Designer: Eddie MacEldowney, Davis Marin Powell Inc.

Planning Comments: (Matt Talbott, 641-3591)

The following comments are for the Site Plan Sheet C2.1:

1. Note Zoning is HI not CU-LI.
2. Show lot line dimensions.
3. Show building dimensions.
4. Show City of Greensboro boundary.
5. Must show vicinity map.
6. Must provide additional parking since proposed tank farm is eliminating parking.

Building Comments: (Jim Lankford, 641-3321)

No comments.

Watershed Comments: (Teresa Andrews, 641-5565)

1. Correct Water Supply Watershed (N/A-NPDES)
2. Correct GWA/WCA to N/A.
3. Correct Engineers Certificate of Runoff Control and stormwater notes for proper jurisdiction.
4. Please provide clear drainage area for Biocell.
5. Please provide stormwater calculations and supplement form for SCM.

Environmental Health Comments: (John Nykamp, 641-4807)

1. Environmental Health has approved the site plan submitted to TRC. This does not mean that the developer can get a building permit. To obtain a building permit, the developer must first have an Existing Septic System Check performed by Environmental Health.

ADVISORY COMMENT: Developer should submit the TRC-approved site plan to Environmental Health immediately. Fees for existing system check must be paid before Environmental Health will perform a system check. Lines of existing system must be flagged prior to Environmental Health performing system check. There shall be no change in the number of employees.

Community Services Comments: (Beth Anne, 641-3645)

1. No comments

Fire Marshal Comments: (Michael Townsend, 641-6538)

1. Need to relocate FDC to southwest corner of the building.
2. Will need Knox access lock for 16' gate.

NCDOT Comments: (Ernie Wilson, 487-0100)

1. Since there are changes to this site (property), the District Office will need a NCDOT Commercial Driveway Permit Application with Site Plans attached for SR 3025 (Maxfield Road).

Beth Anne Aheron motioned for Conditional Approval; Michael Townsend seconded. The motion carried by unanimous vote.

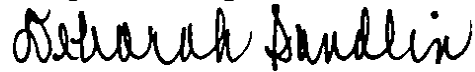
ROAD CLOSING CASE #20-01-GCPL-00109: Carmon Road

BEING that 0.15-mile portion of Carmon Road (SR 5341) running south from Frieden Church Rd and terminating at Norfolk Southern/NC Railroad, in Jefferson Township.

Beth Anne motioned to close the requested portion of Carmon Road. John Nykamp seconded. The motion passed.

The meeting adjourned at 2:00 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Deborah Sandlin". The script is cursive and fluid.

Deborah Sandlin

Recording Secretary