



GUILFORD COUNTY PLANNING AND DEVELOPMENT

Technical Review Committee

July 05, 2016

MEETING MINUTES

The Guilford County Technical Review Committee met on July 05, 2016 in the Third Floor Conference Room, Guilford County Independence Building, 400 West Market Street, Greensboro, NC. Les Eger called the meeting to order at approximately 1:30 pm.

MEMBERS PRESENT:

Planning Department
Storm Water Management
Building Construction Plan Review
Environmental Health Division
Fire Marshal
Community Services

Les Eger (Chair)
Justin Gray
Jim Lankford
John Nykamp
Bobby Carmon
Beth Anne Aheron

ACTING RECORDING SECRETARY:

Deborah Sandlin, Administrative Assistant

STAFF PRESENT:

Dervin Spell, Planner II
Oliver Bass, Planner II

MINUTES:

Bobby Carmon made a motion for approval of the minutes submitted for the meeting of June 21, 2016. Justin Gray seconded the motion. The vote was unanimous.

NEW BUSINESS:

MAJOR SUBDIVISION CASE 16-06-GCPL-03142: Pleasant Ridge Road Property UDP

Located on the southeast side of Pleasant Ridge Road approximately 650 feet southwest of the intersection with Stanley Huff Road in Bruce Township. Guilford County Tax Parcels #0145721 & 0145731. This is a Unified Development Plan for the purpose to satisfy watershed built-upon area low density requirements. Zone: RS-40 & AG. (Chuck Truby, CPT Engineering & Surveying, INC.).

Planning Comments: (Dervin Spell, 641-3591)

- 1) Add note that no further subdivision is to occur without the recording of a new UDP as well as meeting all watershed requirements.

- 2) "16-06-GCPL-03142" at bottom right hand margin.
- 3) Label "City of Greensboro" and "County" along west property boundary.
- 4) Remove address from map title and call it "Pleasant Ridge Road Property".
- 5) Label the Barbara Bowie George property as AG.
- 6) Note North arrow on main plat.
- 7) Indicate linear feet of new streets, area in newly dedicated right-of-way, pavement dimensions.
- 8) Total r/w width and distance from the centerline.

Watershed Comments: (Justin Gray, 641-5565)

- 1) Provide NPDES Phase II Deed Restrictive Covenant Note.
- 2) Provide Watershed Critical Area (WCA)note under Watershed District – Tier 3 & Tier 4.

Jim Lankford motioned for approval; John Nykamp seconded. All members voted unanimously in favor of the motion.

The meeting adjourned at approximately 1:40 PM.

Respectfully submitted,

Deborah Sandlin

Acting Recording Secretary

DRAFT