



GUILFORD COUNTY PLANNING AND DEVELOPMENT

Technical Review Committee August 16, 2016

MEETING MINUTES

The Guilford County Technical Review Committee met on August 16, 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
Stormwater Management
Building Construction Plan Review
Environmental Health Division
Fire Marshal
North Carolina Dept. of Transportation (NCDOT)

Les Eger (Chair)
Frank Park
Jim Lankford
John Nykamp
Bobby Carmon
Ernie Wilson

ACTING RECORDING SECRETARY:

Deborah Sandlin, Administrative Assistant

STAFF PRESENT:

Dervin Spell, Planner II
Oliver Bass, Planner II

MINUTES:

Les Eger made a motion for approval of the minutes submitted for the meeting of July 5, 2016. After a second from Frank, the vote was unanimous to accept the minutes as submitted.

NEW BUSINESS:

MAJOR SUBDIVISION CASE #16-05-GCPL-02538: Preliminary Plat Brightwood Farm, Phase 5. Located off Brightwood Farms Parkway north of Burlington Road intersection. Guilford County parcels #0106269 part, 0106271, 0106272, 0106281, and 106284. This plat proposes 114 lots, new public streets, and common areas on 27.571 acres. Plat is based on approved Brightwood Farm UDP recorded in PBs 148-149, 148-150, and 149-001. Zoned CU-PDR (Aiden Stoltzfus, P.E)

Planning Comments: (Oliver Bass, 641-3578)

1. Must comply with NCDOT required schedule for off-site roadway improvements.
2. Reference PB 179, PG 28 for existing easement along Brentwood Farms Pkwy.
3. Label purpose and width of strip along western border of lot 107 and within lots 107-110.
4. Add case# 16-05-GCPL-02538 to any future revision.

Watershed Comments: (Frank Park, 641-3753)

Conditional Approval. As far as the final subdivision plan approval is concerned, must submit complete stormwater construction plans.

NCDOT Comments: (Ernie Wilson, 487-0100)

Change last sentence in NCDOT note 1 to read that the right-of-way dedication will be by plat recorded at the county register of deeds.

Frank Park motioned for Conditional Approval with the stipulation that DOT is satisfied with the traffic light situation on Brightwood Farm Parkway and US 70. 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