

TECHNICAL REVIEW COMMITTEE AGENDA
February 21, 2007

New Hanover County's Technical Review Committee (TRC) will meet on **Wednesday, February 21, 2007 at 2:00 p.m.** in Room 119 (**Elections Conference Facility**), New Hanover County Government Center, 230 Government Center Drive, to discuss the following site plan proposals. **All updated subdivision plans will be listed under the planning department subdivision page.**

2:00 p.m. **Item 1: Sycamore Grove (Revised Performance Plan)** – Request by Stroud Engineering for Schroeder Builders for TRC to consider preliminary site plan approval of a 72-lot division located south of Monkey Junction off John Henry Drive.

Project Data

Zoning: **R-15 (Residential Single Family)**
Water: **Public (City Wilm)**
Sewer: **Public (County)**
Road(s): **Public**
Lots **72**
Acreage: **37.31**
Housing: **Single Family**
Traffic: **Data Not Available**
Land Class: **Urban**

Sycamore Grove Project History

Project was reviewed and preliminarily approved by the TRC in July, 2006 for 70 lots. As noted, the total number of lots has been increased by 2 and the site design for the project has been refined. Water and sewer capacity may be an issue for this project.

Technical Review Committee approved the Subdivision by a 3-2 vote.

2:30 p.m. **Item 2: 40 East Business Park (Conventional Site Plan)** – Request by John Berman for TRC to consider preliminary site plan approval of a 10 lot industrial project located south of Holly Shelter Road off Barbadoes Blvd, Castle Hayne Community.

Project Data

Zoning: **I-1 (Light Industrial)**
Water: **Public (County)**
Sewer: **Public (County)**
Roads: **Public**

Lots: 10
Acreage: 20.51
Housing: N/A

TRC Agenda: February 21, 2007

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Traffic: 6,434 ADT- near Barbadoes Blvd & Holly Shelter (Jun,'04 MPO)
Land Class: Aquifer Resource Protection

40 East Business Park Project History

Water capacity for the project may not be available.

Technical Review Committee approved the Subdivision by a 4-0 vote.