

TECHNICAL REVIEW COMMITTEE AGENDA
July 11, 2007

New Hanover County's Technical Review Committee (TRC) will meet on **Wednesday, July 11, 2007 at 2:00 p.m.** in the Engineering Conference Room - 105, New Hanover County Government Center, 230 Government Center Drive, to discuss the following site plan proposal. **All updated subdivision plans will be listed under the planning department subdivision page.**

2:00 p.m. Item 1: Stones Edge Ph3 (Performance Reapproved) – Request by Deans Hackney for TRC to consider preliminary reapproved of a 67 lot division located on Northbrook Drive, just south of Gordon Road near the I-40 interchange.

Project Data

Zoning: R-15 Residential
Water: Public (NHC)
Sewer: Public (NHC)
Roads: Public
Lots 67
Acreage: 27.08
Housing: Single family
Traffic: 4,567 ADT near Gordon Rd & Briar Crest Dr (Dec '06 MPO Data)
Land Class: Transition

Stones Edge Project History

Stones Edge (formally Harrell Div) was preliminarily approved by the TRC in January, 2005. Preliminary site plans are valid for a period of 2 years. At the present time, two phases of the project have received final plat approval by the County. The third and final phase of the project is almost complete and awaiting approval from the County. A request from the developer to reapprove the preliminary plan of January, 2005 is enclosed.

Planning Staff Comments

With most of the infrastructure complete and the original site design of the project significantly unchanged, staff recommends that the preliminary site plan validity period for Stones Edge be extended for two years.

The last phase was recorded at the Register of Deeds on July 17, 2007.