Agenda for Buncombe County Planning Board
February 18, 2013
9:30 a.m.
30 Valley Street
Asheville, NC

1. Call to Order

2. Approval of Agenda

3. Approval of Minutes
   a. February 4, 2013

4. **SUB2013-00021**: “Hawk’s Landing, Phases IV & V,” located off Hawks Landing (PINs 9763-04-8181 and 9763-24-2650), is seeking preliminary approval.
   a. A variance from §70-68(f)(2), Alternative Path Hillside Development Standards, of the Buncombe County Land Development and Subdivision Ordinance has also been requested to develop areas of the tract 50% slope or greater.
      i. Report of Planning Department
      ii. Presentation of Application by Petitioner
      iii. Public Comment
      iv. Discussion
      v. Close of Public Hearing
      vi. Action on Petition

5. **SUB2013-00002**: “Ravenmont,” located off Indian Branch Road [tax lot PINs 8697-84-4425 (9 Coralberry Drive), 8697-84-3336 (2 Swallowtail Lane), 8697-84-1110 (118 Indian Branch Road), 8697-84-3126 (1 Red Clover Drive), 8697-84-3505 (2 Coralberry Drive), 8697-84-3565 (6 Coralberry Drive), 8697-84-1531 (1 Clara Parker Drive), 8697-84-3185 (5 Red Clover Drive), 8697-84-3436 (5 Coralberry Drive), 8697-84-2085 (Ravenmont Way East of the intersection with Glasswing Lane), 8697-84-2130 (2 Glasswing Lane), 8697-84-2347 (22 Ravenmont Way), 8697-84-1425 (130 Indian Branch Road), 8697-84-1277 (North and West of Ravenmont Way), 8697-84-2341 (18 Ravenmont Way), 8697-84-1328 (126 Indian Branch Road), 8697-84-2235 (14 Ravenmont Way), 8697-84-4525 (10 Coralberry Drive), 8697-84-1538 (5 Clara Parker Drive), 8697-84-3216 (1 Swallowtail Lane), 8697-84-3296 (5 Swallowtail Lane), 8697-84-2033 (6 Glasswing Lane), 8697-84-4306 (6 Swallowtail Lane), 8697-84-1204 (122 Indian Branch Road), and 8697-84-1302 (124 Indian Branch Road)], is seeking preliminary approval.
a. A variance from §70-5. Definitions of the Buncombe County Land Development and Subdivision Ordinance to allow additional homes to be accessed off of a private drive. A variance request to allow four homes to be accessed applies to the following named roads: Glasswing Way, Red Clover Drive, Swallowtail Lane, and Coralberry Drive. A variance request to allow five homes to be accessed applies to Clara Parker Drive.

   i. Report of Planning Department
   ii. Presentation of Application by Petitioner
   iii. Public Comment
   iv. Discussion
   v. Close of Public Hearing
   vi. Action on Petition

b. A variance from §70-66(g). Lot Frontage of the Buncombe County Land Development and Subdivision Ordinance. This variance request applies to lot 10.

   i. Report of Planning Department
   ii. Presentation of Application by Petitioner
   iii. Public Comment
   iv. Discussion
   v. Close of Public Hearing
   vi. Action on Petition

c. A variance from §70-67(2)(e)(1) regarding the requirement for two feet of additional drivable surface for Ravenmont Way.

   i. Report of Planning Department
   ii. Presentation of Application by Petitioner
   iii. Public Comment
   iv. Discussion
   v. Close of Public Hearing
   vi. Action on Petition

d. Request for preliminary approval

6. Further discussion of the Comprehensive Land Use Plan Update

7. Public Comment

8. Adjourn