



# THE CITY OF ASHEVILLE

NORTH CAROLINA

## TECHNICAL REVIEW COMMITTEE (TRC) AGENDA

Monday, September 16, 2024 at 2:00 p.m.

Google Meet joining info

Video call link: <https://meet.google.com/vvi-gevj-zqr>

Or dial: (US) +1 971-301-2463 PIN: 419 761 743#

More phone numbers: <https://tel.meet/vvi-gevj-zqr?pin=3450391657607>

The TRC is a forum for technical staff to meet with applicants to review proposed projects and to discuss any comments or concerns noted from TRC members' review of plans submitted. Following the discussion between the applicants and staff, the TRC will take action on each item, approval, approval with conditions, or denial. Members of the public may attend the meeting, but public comment is not allowed. Public comment is allowed during public review at the Planning and Zoning Commission for applicable projects.

For case documents and site plans, please visit: [Simplicity Development](#)

DEVELOPMENT REVIEW	
Level II	<p><b>1. Holiday Inn Express - Sweeten Creek</b>  Planner: Clay Mitchell  24-05299PZ  Zoning: CI  <a href="#">Meeting Materials</a>  <a href="#">Staff Link to Report</a></p> <hr/> <p>A request for the review of a Level II site plan to develop a 57,746 square foot, 96 room Holiday Inn Express Hotel on 2.52 acres known as PIN 9657-34-3054 and 156 Sweeten Creek Rd.. The property owner is Raken Shah Inc, and the project contact is Marvin Mercer.</p>
Level II	<p><b>2. Flow Asheville Offsite Parking</b>  Planner: Sam Starr-Baum  24-06003PZ  Zoning: CI  <a href="#">Meeting Materials</a>  <a href="#">Staff Link to Report</a></p> <hr/> <p>A request for the review of a Level II site plan to develop a 52,882 sq ft outdoor vehicle storage area for Flow Asheville on 2.43 acres known as PINs 9627-91-7519 and 9627-91-4534 and addresses 710 &amp; 716 Dogwood Rd. The property owner is Flow 710 Dogwood LLC., and the project contact is Christy Turner.</p>
Level II	<p><b>3. Wood/Bleachery Residential</b>  Planner: Sam Starr-Baum  24-05110PZ  Zoning: RS-8/CI  <a href="#">Meeting Materials</a>  <a href="#">Staff Link to Report</a></p> <hr/> <p>A request for the review of a Level II site plan to develop 23 residential units contained within 13 buildings ranging from 1-2 stories on 3.46 acres known as PIN 9658-50-4574 and 99999 Wood Ave. The property owner is TOM S RHODES FAMILY TRUST CECILE F RHODES (TRUSTEE)(ETAL) and the project contact is Michael Keleher.</p>

**Streeterly****4. Static Age Records**

Planner: Tyler Kelley

24-06146

Zoning: CBD

Address: 110 N Lexington Ave

[Meeting Materials](#)[Staff Link to Report](#)

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The streeterly will consist of an approximately 34'-2"l x 6'-0"w space for a total of 205 gsf. This particular location consists of 1 existing non-metered parking space and 1 inactive curb cut. Given this condition, the streeterly is applying as a curbless streeterly as ADA accessibility is achieved as illustrated on the site plan, this would negate the need to build a deck structure that would require extensive efforts to remove during city road and infrastructure work and prevent issues with stormwater management. There is a significant amount of infrastructure located on N. Lexington Ave with frequent road work common in the area.