

# TECHNICAL REVIEW COMMITTEE (TRC) AGENDA

Monday, July 18, 2016

2:00 p.m.

Meeting Location: 161 S. Charlotte St., Room A-109

For more information, please call 259-5831.

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 Level II and above projects.

For case documents and site plans, please visit:

[Google Maps](#)

<b>Major Subdivision</b>	<p><b>1. Oakley Springs Subdivision</b> Planner: Vaidila Satvika 16-06312PZ Zoning: RS-8</p> <hr/> <p>A request for the review of a major subdivision that will be constructed in two phases with 16 total lots located on 3.88 acres known as 61 Blalock Avenue and PIN 9658.20.1811. Phase one construction will contain three lots with the balance being developed as phase two. The owner of the property is JD Land Holdings, LLC and the project contact is David Tuch.</p>
<b>Conditional Zoning</b>	<p><b>2. Elff Auto Center</b> Planner: Vaidila Satvika 16-06616 PZ Zoning: RS-8</p> <hr/> <p>A request to review the conditional zoning from RS-8 to HB of a lot to assist in providing a tree buffer to new development at 1093 Tunnel Road. The property is located on 0.13 acres at 3 Oteen Park Place known as PIN 9668.26.6769. The owner of the property is Edson Degobbi and Lilian H Degobbi and the project contact is Lilian H Degobbi.</p>
<b>Conditional Zoning</b>	<p><b>3. The Avalon - Minor Amendment</b> Planner: Jessica Bernstein 13-05610 PZ Zoning:</p> <hr/> <p>A minor amendment to the conditional zoning of a lot to provide additional parking to eight multi-family buildings and one clubhouse building containing 192 residential units. The project is located on 12.33 acres known as 10 Avalon Park Circle, PIN 9654.33.5493. The owner is Triangle Avalon of Asheville NC and the project contact is G. Thomas Jones III.</p>
<b>Level II, CBD</b>	<p><b>4. Element Hotel</b> Planner: Jessica Bernstein 16-07071 PZ Zoning: CBD</p> <hr/> <p>A level II review to allow for the construction of a seven-story hotel with 100 rooms. The project is located on 0.77 acres known as 99999 College Place and PIN 9649.71.3955. The owner is 31 College Place, LLC and the project contact is Mike Lewis.</p>
<b>Level II, Final CBD</b>	<p><b>5. Ledford Site Apartments</b> Planner: Sasha Vrtunski 15-06508 PZ Zoning: CBD</p> <hr/> <p>A final Level II site-plan review for the construction of a 5-story, residential structure and associated parking garage on 1 parcel comprising 1.71 acres known as 185 Coxe Avenue and PINs 9648.37.2825 &amp; 9648.37.2643. The property is owned by South Slope Holdings, LLC and the project contact is Warren Sugg.</p>