MINUTES OF THE TOWN OF BILTMORE FOREST

DESIGN REVIEW BOARD MEETING OF SEPTEMBER 2, 2021

Those in attendance:

Mr. Jonathan Kanipe, Town Manager

Mr. Bruce Johnson, Chairman

Ms. Gay Coleman

Mr. Tony Saponaro

Mr. Art Garst

Chairman Bruce Johnson called the meeting to order at 5:30pm on Thursday, September 2,2021.

The first matter discussed was a driveway redesign request for a new residence at 15 Eastwood Road. Mr. Matt Zink discussed the project. The existing driveway will be used as a construction entrance. The approximate time for construction will take four months. The driveway is within the setbacks. The plantings in the front entrance will be replaced with new shrubbery.

The project at 15 Eastwood was approved.

The next matter discussed was at 5 White Oak Road for a circular drive addition. The driveway will be made from concrete and gravel. There will be brick pavers for edging. There are also some screening bushes proposed. The aesthetics of the house will be greatly improved. Mr. Johnson asked if there would be mud mats installed which is required per Town Ordinance. This information will be passed on to the contractor.

The project was approved.

The next project discussed was 377 Vanderbilt Road for a carport shed on an existing detached garage. This house is on a half-acre lot. The detached garage was built in 1928 and is very inconvenient. A shed roof carport would be added to the side of it. The same materials will be used which was on the entryway. The garage would be used for inside parking. There is no change to the current structure other than the door.

The project was approved.

The next project was 32 Hilltop Road for roof-mounted solar panel installation for a new residence. The solar panels would be on the rear of the house and not visible from the road. It would be a black on black panel.

The project was approved.

The next project discussed was for 6 Stuyvesant Road, which was a request for a rear yard deer fence installation. There will be brown posts and it will stand eight foot tall. It will be 2x3 square and galvanized. They got a Variance from the Board of Adjustment because they have heavy landscaping and got approval regarding the setbacks.

The project was approved.

The next project was at 8 White Oak Road for a circular drive addition and an addition of a second level sunroom and small deck over an existing covered porch. They are under their allowance for pervious and impervious surface coverage. They will be using water permeable pavers. The driveway was already approved by the Board of Adjustment. Ten trees will be removed but plantings will be replaced. The driveway will be asphalt. The existing masonry garden wall will be replaced.

The project was approved.

The next project discussed was 15 White Oak Road, which was a request for a 16x12 shed roof over an existing stone patio. It will be located on the side of the home.

The project was approved.

The last project discussed was for 14 Southwood Road, which requested an addition to the living room and the kitchen.

The project was approved.

Chairman Johnson adjourned the meeting at 6:14 pm. The next Design Review Board meeting is scheduled for Thursday, September 23, 2021.

Bruce Johnson, Chairman Laura Jacobs, Town Clerk