



CITY OF HENDERSONVILLE TREE BOARD

City Hall - Council Chambers | 160 Sixth Avenue E. | Hendersonville, NC 28792
Tuesday, October 17, 2023 – 2:00 PM

AGENDA

1. **CALL TO ORDER**

2. **APPROVAL OF AGENDA**

3. **APPROVAL OF MINUTES**

[A.](#) Tree Board Minutes September 19, 2023

4. **OLD BUSINESS**

A. NeighborWoods Update

B. Tree Board Ordinance Revision Committee Update – Glenn Lange

C. Tree Canopy Study

5. **OTHER BUSINESS**

A. Staff Comments

B. Utility Update

6. **NEW BUSINESS**

[A.](#) Public Relations Update - Mary Jo Padgett

[B.](#) Conditional Zoning Districts - The Highland (formerly "Lakewood Apartments")

C. Generation H - Comprehensive Plan Mapping Exercise

7. **ADJOURNMENT**

The City of Hendersonville is committed to providing accessible facilities, programs and services for all people in compliance with the Americans with Disabilities Act (ADA). Should you need assistance or an accommodation for this meeting please contact the City Clerk no later than 24 hours prior to the meeting at 697-3005.



CITY OF HENDERSONVILLE TREE BOARD

City Hall - Council Chambers | 160 Sixth Avenue E. | Hendersonville, NC 28792
Tuesday, September 19, 2023 – 2:00 PM

MINUTES

MEMBERS IS ATTENDANCE: MAC BRACKET, JANET THEEW, GLEN LANGE,
DEBBIE ROUNDTREE

MEMEMBRs NOT IN ATTENDENCE: BECCA DOLL, JOE PEISO, WILL COFFEE

1. CALL TO ORDER

2. APPROVAL OF AGENDA

Motion to Approve: Glenn Lange

Second: Mary Davis

3. APPROVAL OF MINUTES

A. August 15, 2023 Tree Board Minutes

Motion to Approve: Glenn Lange

Second: Mary Davis

4. NEW BUSINESS

A. Public Relations Update – Mary Jo Padgett

REPORT TO: Hendersonville Tree Board

FROM: Mary Jo Padgett, PR Consultant

RE: Publicity Report for Sept. Board meeting

DATE: Sept. 19, 2023

Publicity/ events since last board meeting --

Tree Walk in August – I assisted with the Guided Tree Walk on Main St. on Aug. 20. About 15 attendees enjoyed the walk at no charge. Leatherwood's long-time assistant Joe Weaver came along, several board members attended, and volunteer photographer Ken Fitch joined me in taking photos during the event.

PR on new Pollinator Bed on Four Seasons Blvd. – a news release was written and sent to media (TB members received an email copy of the release at the time). Coverage about the planting was seen in the Times-News and Hendersonville Lightning. WHKP interviewed Mark S. about it.

I visited the Environmental Sustainability Board meeting in Aug. – to introduce myself as a helper in publicity efforts for the Bee City USA – Hendersonville educational projects they will be doing in partnership with the Tree Board's planting projects related to Bee City USA program.

I also attended the City's announcement event for the Brooklyn Creek stream restoration project on Sept. 9 at Sullivan Park and visited the Brooklyn Community Garden site there, which is being developed with assistance from the Tree Board. Next spring I will send out publicity on that project – which is part of the Bee City USA – Hendersonville program.

PR on September's Monarch Migration Month activities – I edited and sent to media the calendar of events that Friends of Bee City USA had developed for Monarch Migration events during Sept. (The news release was sent to TB members at the time.) The information was published in Hendersonville Lightning, WTZQ Qmunitty calendar, and several digital calendars.

Updated the Tree Board brochure and had copies made -- The Tree Board closed the Tree Board Fund at the Henderson County Community Foundation some months ago and references to that in the Tree Board brochure needed to be removed. I have copies of the new version with me. Please take some to distribute. If you need brochures at any time, contact me. I always have copies.

Assisted T-N reporter with article on the City's Tree City USA and Growth Awards -- The reporter asked questions which I assisted in finding the answers and I provided photos. This article appeared on the front page of the Times-News on Fri., Sept. 15. Here is the link to the article:

https://hendersonvilletimesnews-nc.newsmemory.com/?token=6fbd3ba9e0e1e6e4d1e4376db5e2f5b3&cnum=283f3ad5-8e66-43f6-a649-2c50f97ad997&fod=111111STD-0&selDate=20230917&licenseType=paid_subscriber&

Assisted with TB letter to Garden Jubilee vendors re: request to sell native and non-invasive plants at the 2024 event.

Upcoming Calendar of Events --

HENDERSONVILLE TREE BOARD CALENDAR 2023

Mid-Aug.-Oct. 20 – Symbolic Monarch Migration. Bee City USA-Hendersonville invites local classrooms, youth organizations, and individual students to join this international program.

September – Monarch Migration Month. A number of events are scheduled during the month to celebrate the monarch migration, including school programs sponsored by Bee City USA.

Saturday, Sept. 30 – Flock to the Rock at Chimney Rock Park. 10 a.m. – 3 p.m. The City has been invited to host a Bee City USA tent or table at this event. The event, now in its 15th year, focuses on birding, but also includes discussion of Monarch migration and other pollinator information, as CRP is an official monarch waystation. The Symbolic Monarch Migration, which will be going on in Henderson County schools during this same time period, can also be promoted. Volunteer Patrice German is going and has asked for other volunteers to help her out at the Hendersonville Bee City USA table.

Saturday, October 7 – Farm-City Day, Jackson Park. Bee City USA will participate. Need to confirm with ESB that they are doing this outreach project. The TB can provide TB brochures, tent, and TB banner.

October 1-14 – NeighborWoods planting projects. 9th Avenue West homeowners, Henderson Village, Blue Ridge Villas, Park Place, Druid Hills neighborhood. A total of 62 trees, including dogwoods, redbuds, sweetbay and saucer magnolias, serviceberry, crabapple, and red oak will be planted at those locations.

November ? – Greenspace Enhancement Projects Walkabout. Mark Stierwalt will lead an exploration stroll along the projected Oklawaha Greenway extension into a greenspace area being developed as a future park. Already graced with two ponds teeming with wildlife, healthy trees, and pollinator-friendly meadows, the future greenspace will be introduced. Open to the public at no charge.

B. Conditional Zoning Districts – None

5. OLD BUSINESS

A. Tree Board Ordinance Revision Committee Update – Glenn Lange

Next meeting is 10/3/2023 at 9:30 in City Hall

Duke Energy representative will give a presentation.

Planning Department has requested a 10% variance administration override.

Discussion of canopy percentage versus basal or DBH upcoming. If a % of canopy is chosen as the main form of regulation it would likely vary according to zoning district and parking lot requirements and other tree specific regulations would still be required.

Max value of amount of trees per acre was discussed and an analysis of other city's max value will be presented. A percentage of tax value of a property was mentioned.

- B. Tree Canopy Study – The first draft has been received and staff comments were returned
- C. Pollinator Bed - Hwy 64 East – Invitation for bids has been submitted to Procurement and Legal Departments for review.
- D. NeighborWoods & Other Tree Planting Projects for 2023

Most trees have been ordered and should arrive the first and second weeks of October.

All of the NeighborWoods trees planted in 2023 will be dedicated to Mac Brackett for his 23 years of service to the Hendersonville Tree Board. An Oak tree will also be planted in Clear Creek Park with a dedication plaque.

- E. Bee City – Friends of Bee City will attend Flock to the Rock in Chimney Rock State Park.

6. **OTHER BUSINESS**

- A. Staff Comments – Joe Peiso has resigned from the Tree Board due to scheduling conflicts with work. There are now two vacancies
- B. Back to School Fest – Tree Board would like to have a larger volunteer presence at the Back to School Fest in 2024.
- C. Utility Update- N/A

7. **ADJOURNMENT**

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REPORT TO: Hendersonville Tree Board
 FROM: Mary Jo Padgett, PR Consultant
 RE: Publicity Report for Oct. Board meeting
 DATE: Oct. 17, 2023

Publicity/ events since last board meeting --

Updated Tree Board brochure -- I have copies of the new version with me. If you need brochures at any time, contact me. I always have copies.

PR about NeighborWoods planting and Mac's Retirement – A news release announcing the distribution of the fall NeighborWoods trees in October and the planting of the 62 trees in honor of retiring TB Chair Mac Brackett was sent to media. Tree Board members received a copy of that news release via email when it was released.

PR on Nov. 5 Walkabout – This event is in the works and PR will be sent out this week to media.

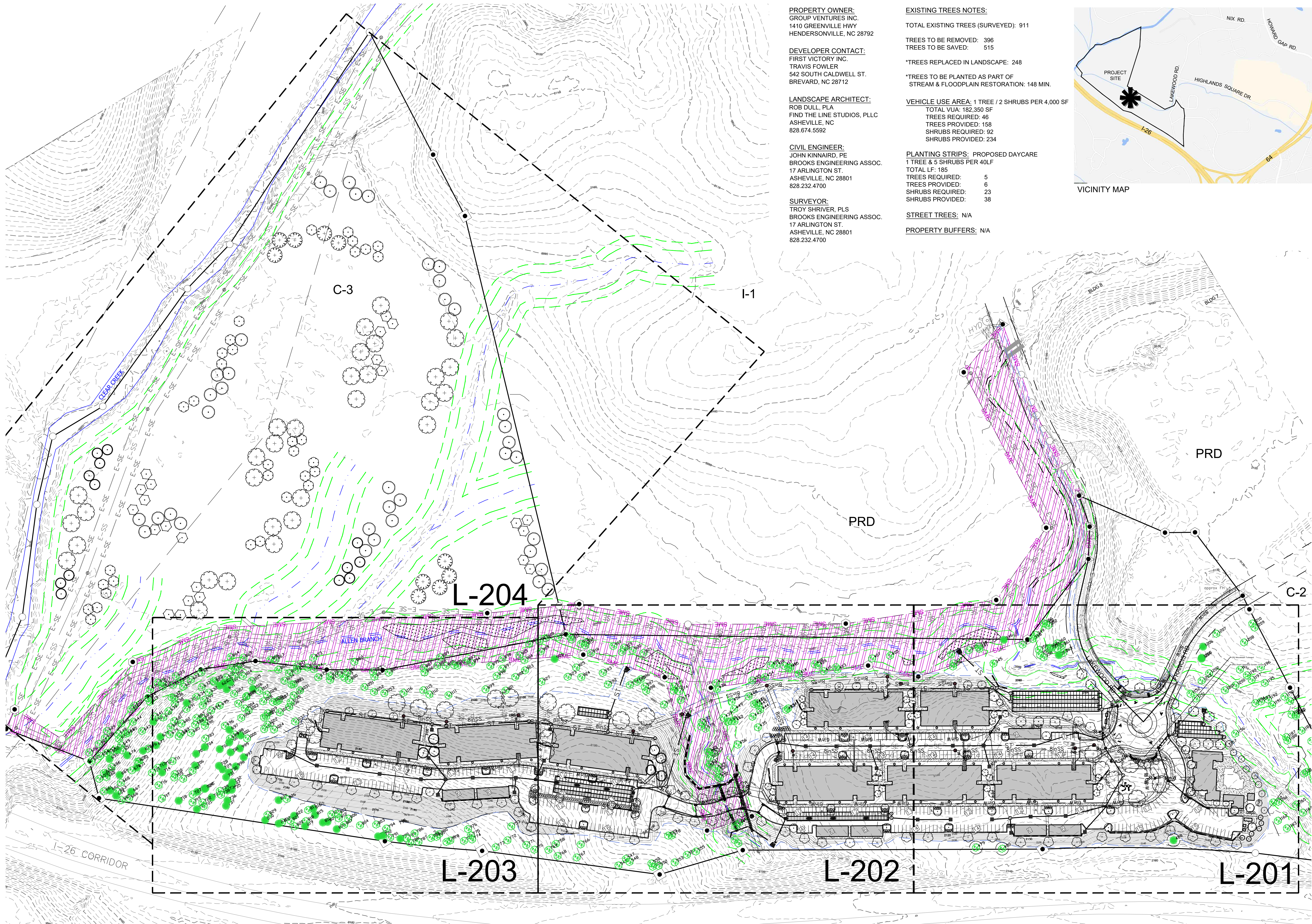
Upcoming Calendar of Events --

HENDERSONVILLE TREE BOARD CALENDAR 2023

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October 1-14 – NeighborWoods planting projects. 9th Avenue West homeowners, Henderson Village, Blue Ridge Villas, Park Place, Druid Hills neighborhood. A total of 62 trees, including dogwoods, redbuds, sweetbay and saucer magnolias, serviceberry, crabapple, and red oak will be planted at those locations. The trees will be planted in honor of TB Chair Mac Brackett who is retiring later this year.

Sunday, November 5 – Greenspace Enhancement Projects Walkabout. 2-3:30 p.m. Mark Stierwalt will lead an exploration stroll of about two miles along the projected Oklawaha Greenway extension into a greenspace area being developed as a future park. Already graced with two ponds teeming with wildlife, healthy trees, and pollinator-friendly meadows, the future greenspace will be introduced. Open to the public at no charge.



PROPERTY OWNER:
GROUP VENTURES INC.
1410 GREENVILLE HWY
HENDERSONVILLE, NC 28792

DEVELOPER CONTACT:
FIRST VICTORY INC.
TRAVIS FOWLER
542 SOUTH CALDWELL ST.
BREVARD, NC 28712

LANDSCAPE ARCHITECT:
ROB DULL, PLA
FIND THE LINE STUDIOS, PLLC
ASHEVILLE, NC
828.674.5592

CIVIL ENGINEER:
JOHN KINNAIRD, PE
BROOKS ENGINEERING ASSOC.
17 ARLINGTON ST.
ASHEVILLE, NC 28801
828.232.4700

SURVEYOR:
TROY SHRIVER, PLS
BROOKS ENGINEERING ASSOC.
17 ARLINGTON ST.
ASHEVILLE, NC 28801
828.232.4700

EXISTING TREES NOTES:

TOTAL EXISTING TREES (SURVEYED): 911

TREES TO BE REMOVED: 396
TREES TO BE SAVED: 515

*TREES REPLACED IN LANDSCAPE: 248

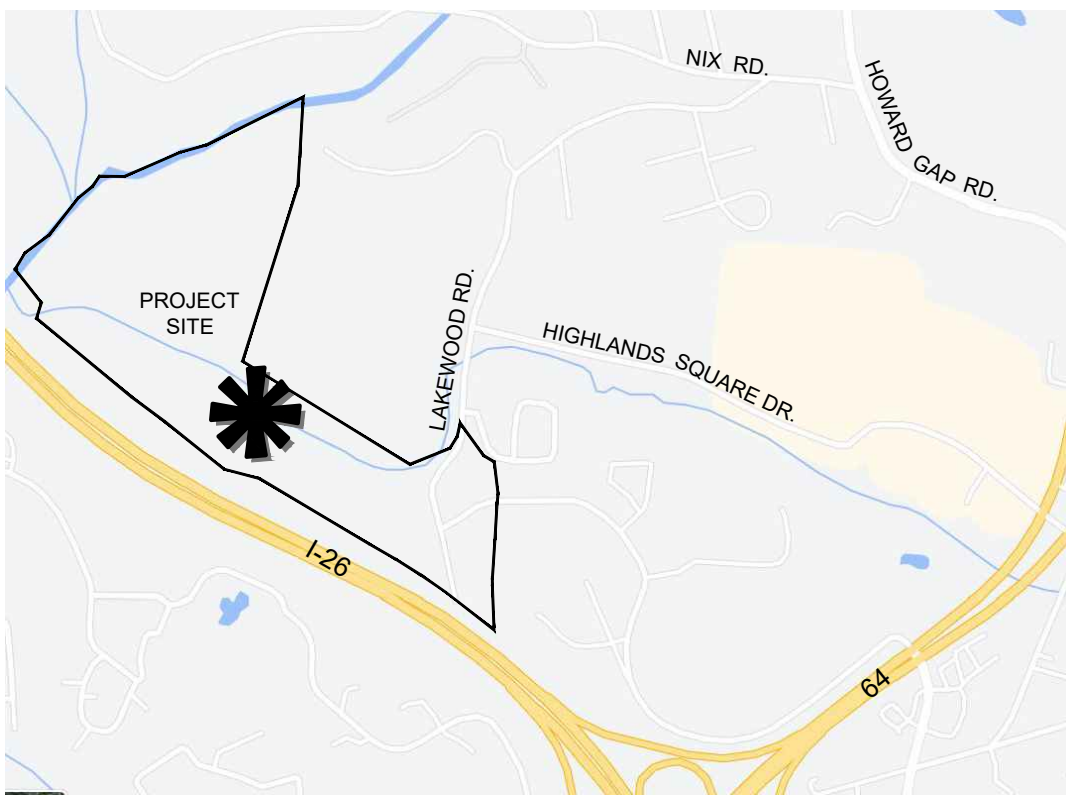
*TREES TO BE PLANTED AS PART OF
STREAM & FLOODPLAIN RESTORATION: 148 MIN.

VEHICLE USE AREA: 1 TREE / 2 SHRUBS PER 4,000 SF
TOTAL VUA: 182,350 SF
TREES REQUIRED: 46
TREES PROVIDED: 158
SHRUBS REQUIRED: 92
SHRUBS PROVIDED: 234

PLANTING STRIPS: PROPOSED DAYCARE
1 TREE & 5 SHRUBS PER 40LF
TOTAL LF: 185
TREES REQUIRED: 5
TREES PROVIDED: 6
SHRUBS REQUIRED: 23
SHRUBS PROVIDED: 38

STREET TREES: N/A

PROPERTY BUFFERS: N/A



VICINITY MAP

CONSULTANT

LAKEWOOD
APARTMENTS

PREPARED FOR:
FIRST VICTORY INC.
542 SOUTH CALDWELL ST.
BREVARD, NC 28712

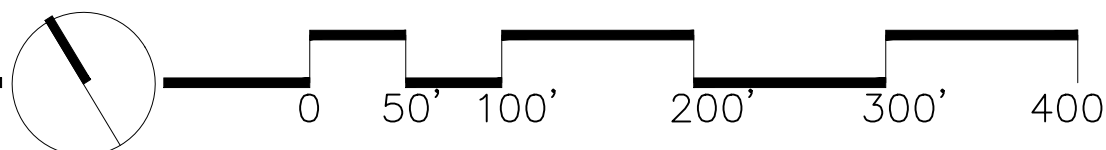
REVISIONS		
NO.	REMARKS	DATE
1	PLANTING PLAN	2.1.23
2	PLANTING PLAN	5.04.23
3	PLANTING PLAN	8.29.23

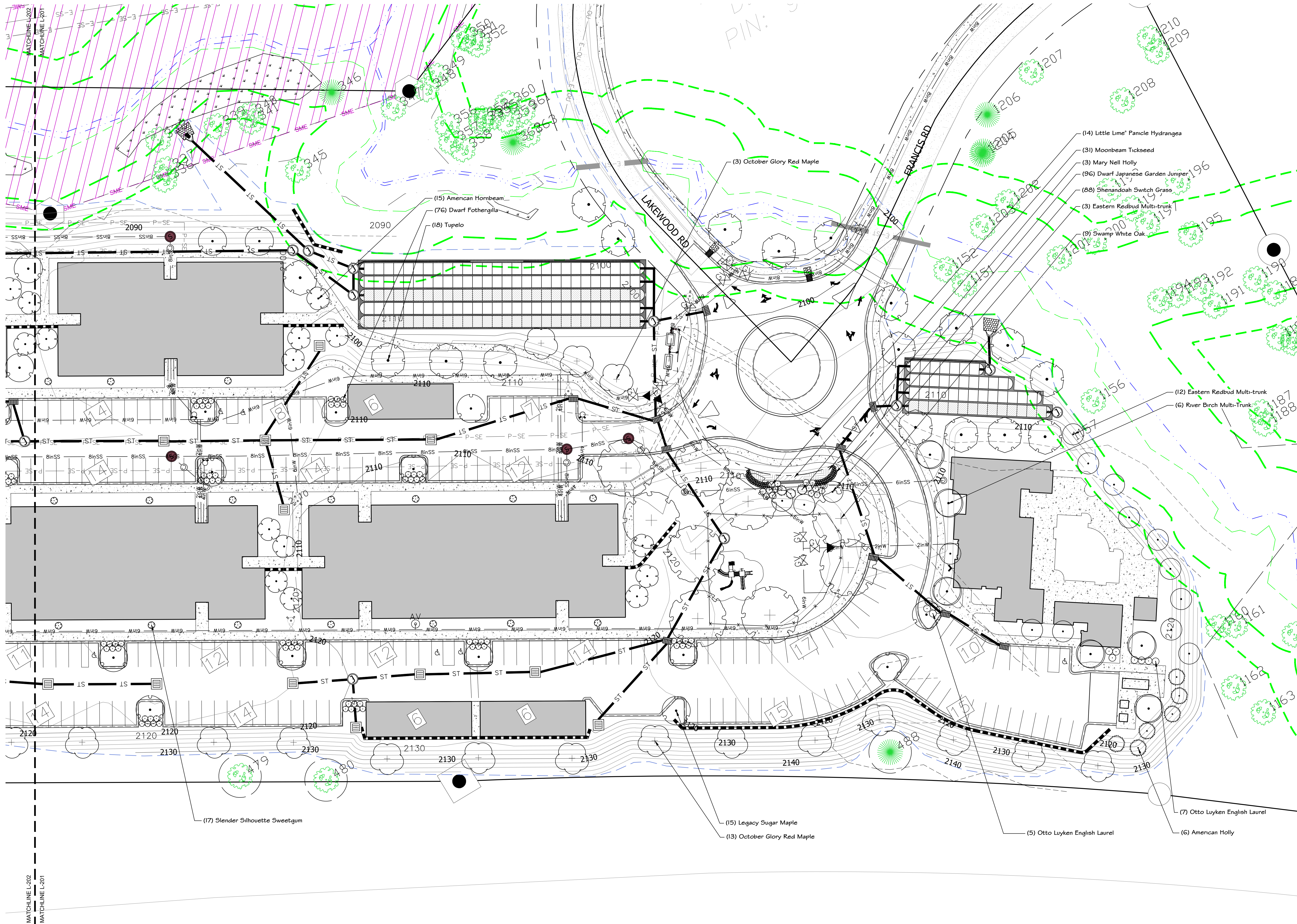


DATE:
08.29.23

SHEET TITLE:
OVERALL
PLANTING PLAN

SHEET NO.
L-200





FIND THE LINE
STUDIOS
LANDSCAPE ARCHITECTURE AND PLANNING

CONSULTANT

LAKWOOD APARTMENTS

PREPARED FOR:
FIRST VICTORY INC.
542 SOUTH CALDWELL ST.
BREVARD, NC 28712

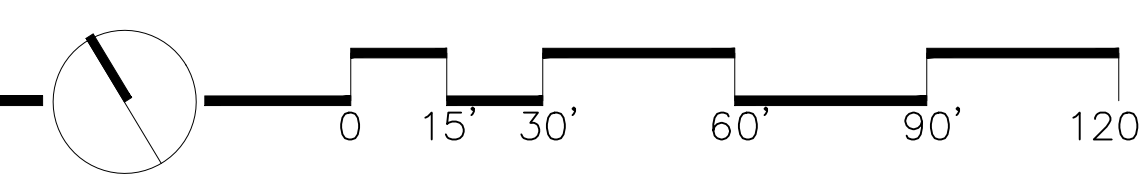
REVISIONS		
NO.	REMARKS	DATE
1	PLANTING PLAN	2.1.23
2	PLANTING PLAN	08.16.23

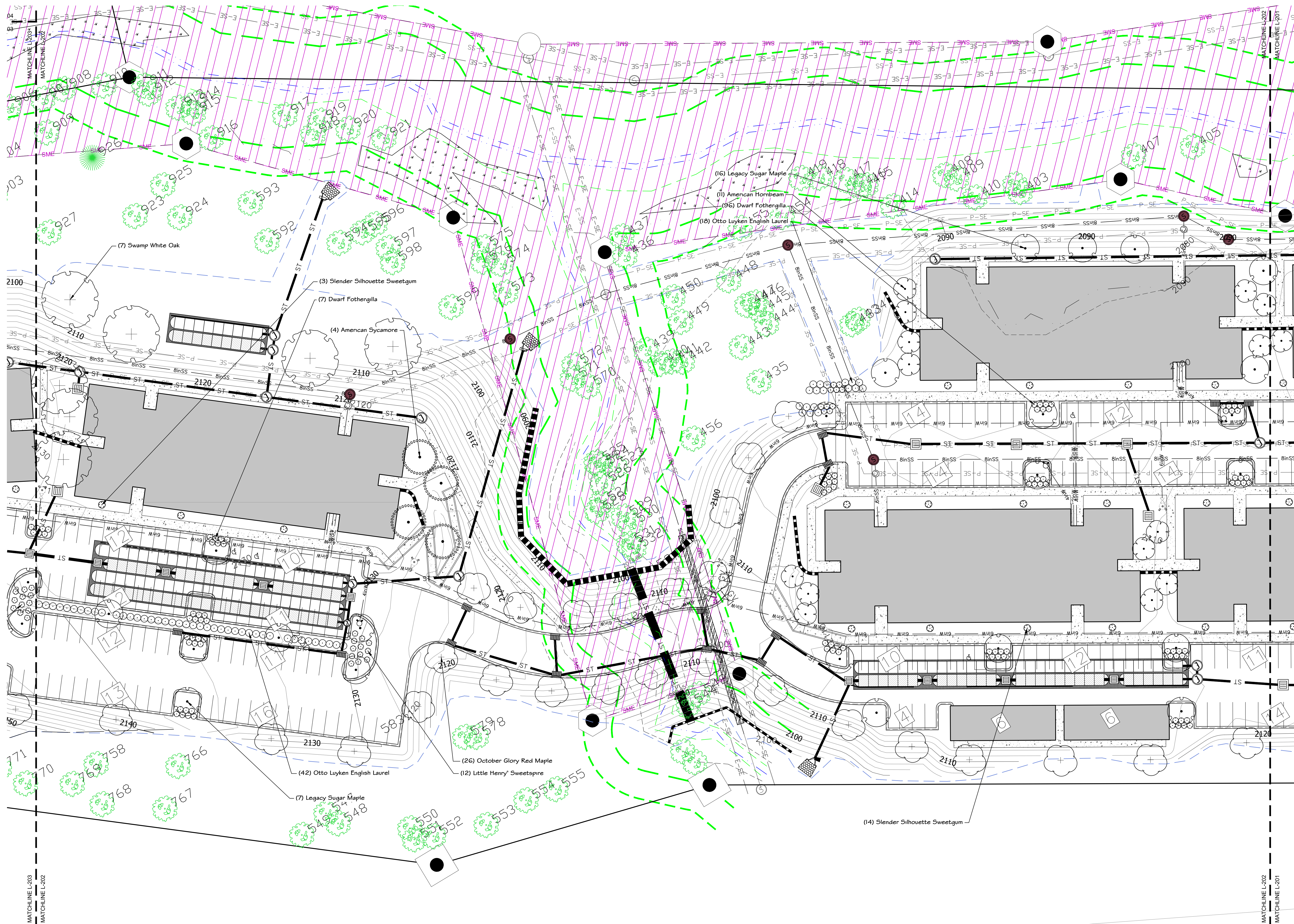


DATE:
08.16.23

SHEET TITLE:
PLANTING PLAN

SHEET NO.
L-201





FIND THE LINE
STUDIOS
LANDSCAPE ARCHITECTURE AND PLANNING

CONSULTANT

LAKEWOOD APARTMENTS

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FIRST VICTORY INC.
542 SOUTH CALDWELL ST.
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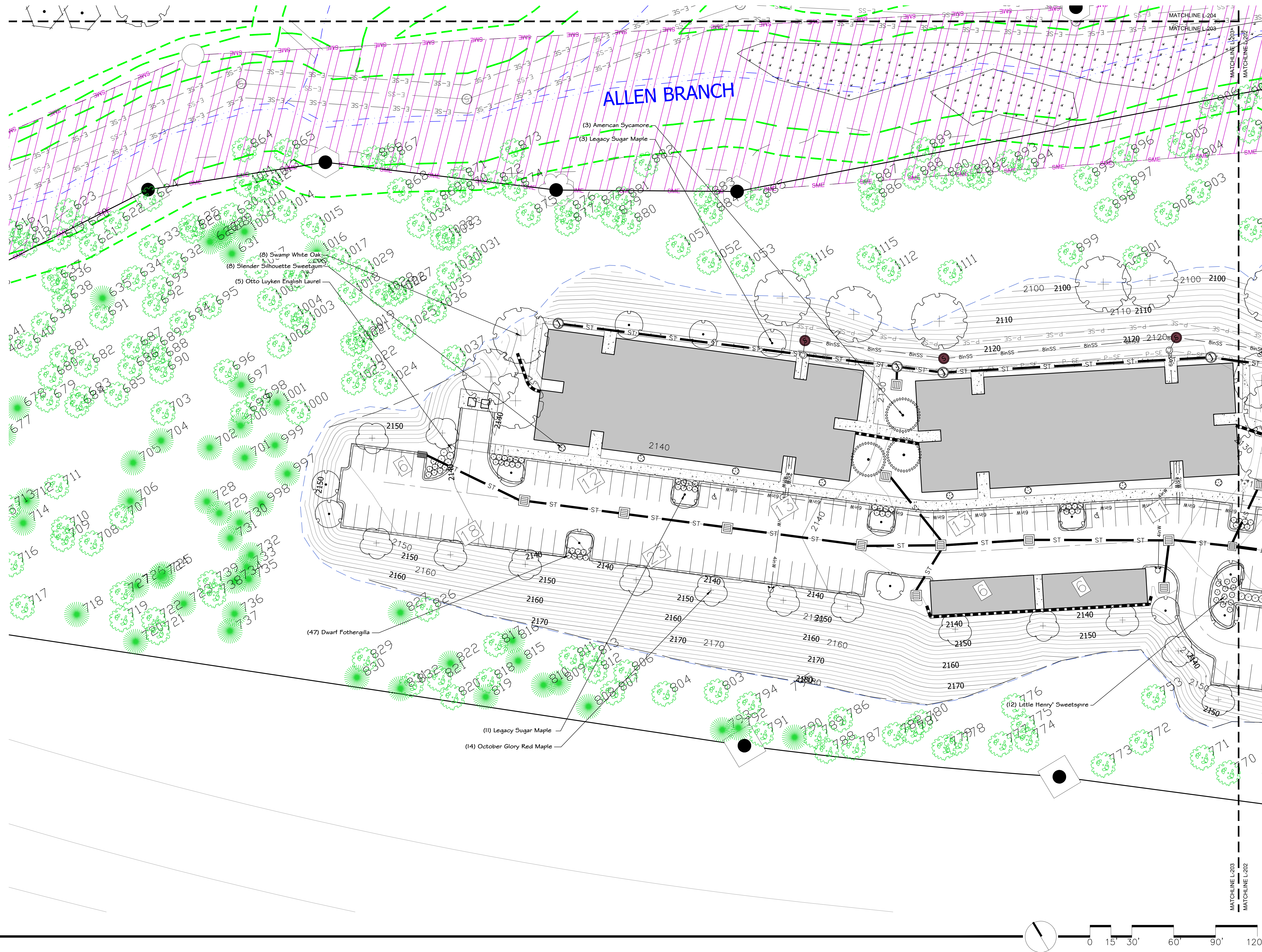
REVISIONS		
NO.	REMARKS	DATE
1	PLANTING PLAN	2.1.23
2	PLANTING PLAN	08.16.23



DATE:
08.16.23

SHEET TITLE:
PLANTING PLAN

SHEET NO.
L-202



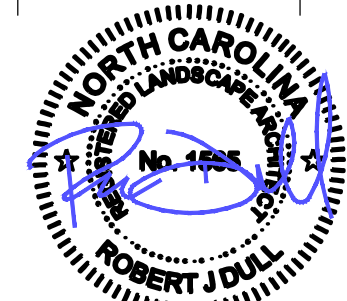
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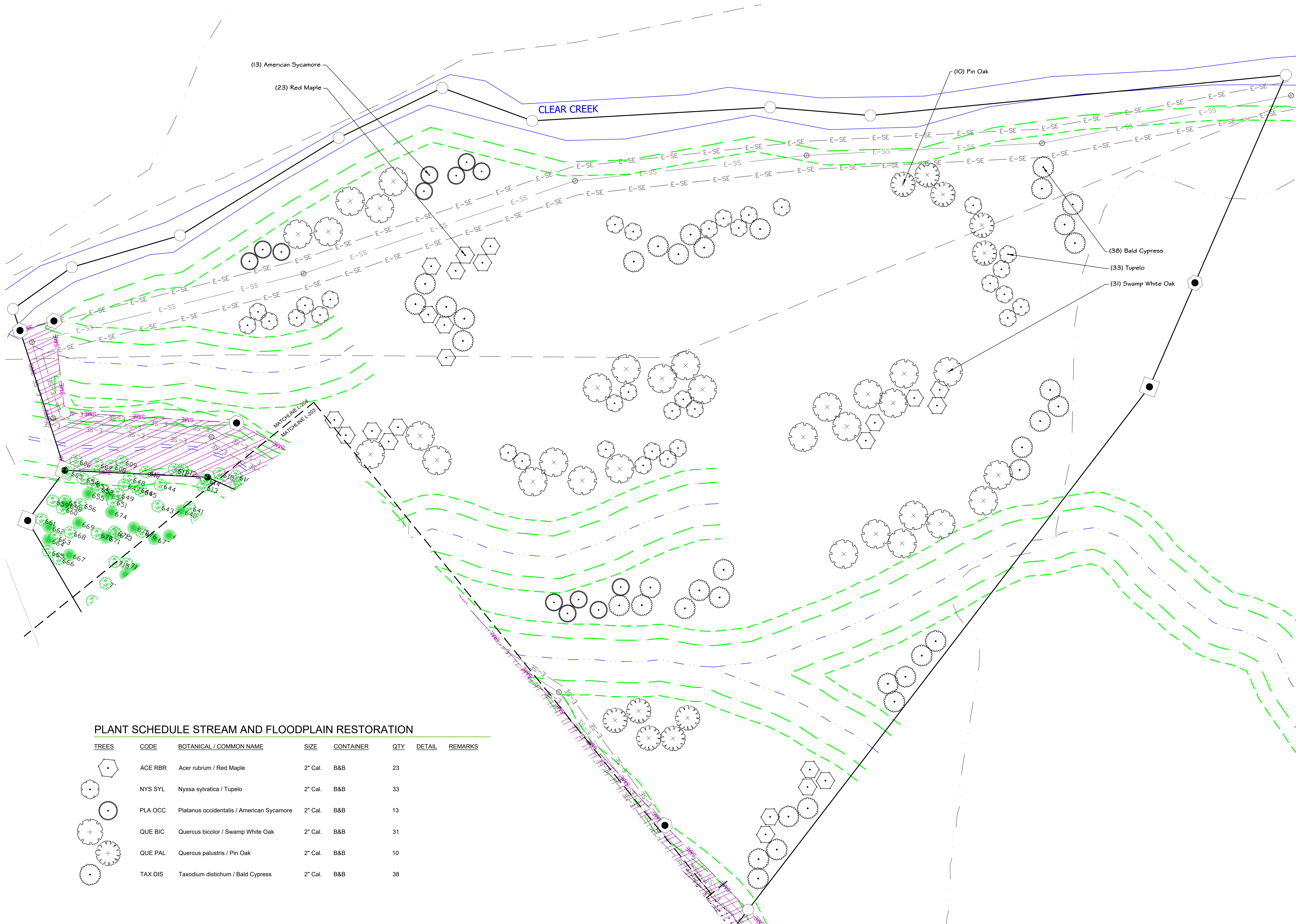
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08.16.23

SHEET TITLE:
OVERALL
PLANTING PLAN

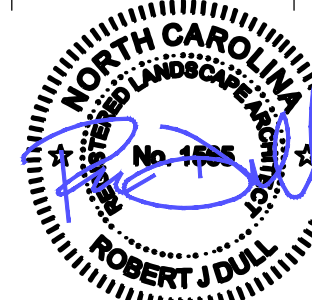
SHEET NO.
L-203



PLANT SCHEDULE STREAM AND FLOODPLAIN RESTORATION

TREES	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER	QTY	DETAIL	REMARKS
	ACE RBR	Acer rubrum / Red Maple	2" Cal.	B&B	23		
	NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	33		
	PLA OCC	Platanus occidentalis / American Sycamore	2" Cal.	B&B	13		
	QUE BIC	Quercus bicolor / Swamp White Oak	2" Cal.	B&B	31		
	QUE PAL	Quercus palustris / Pin Oak	2" Cal.	B&B	10		
	TAX DIS	Taxodium distichum / Bald Cypress	2" Cal.	B&B	38		

REVISIONS		
NO.	REMARKS	DATE
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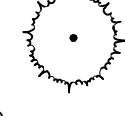



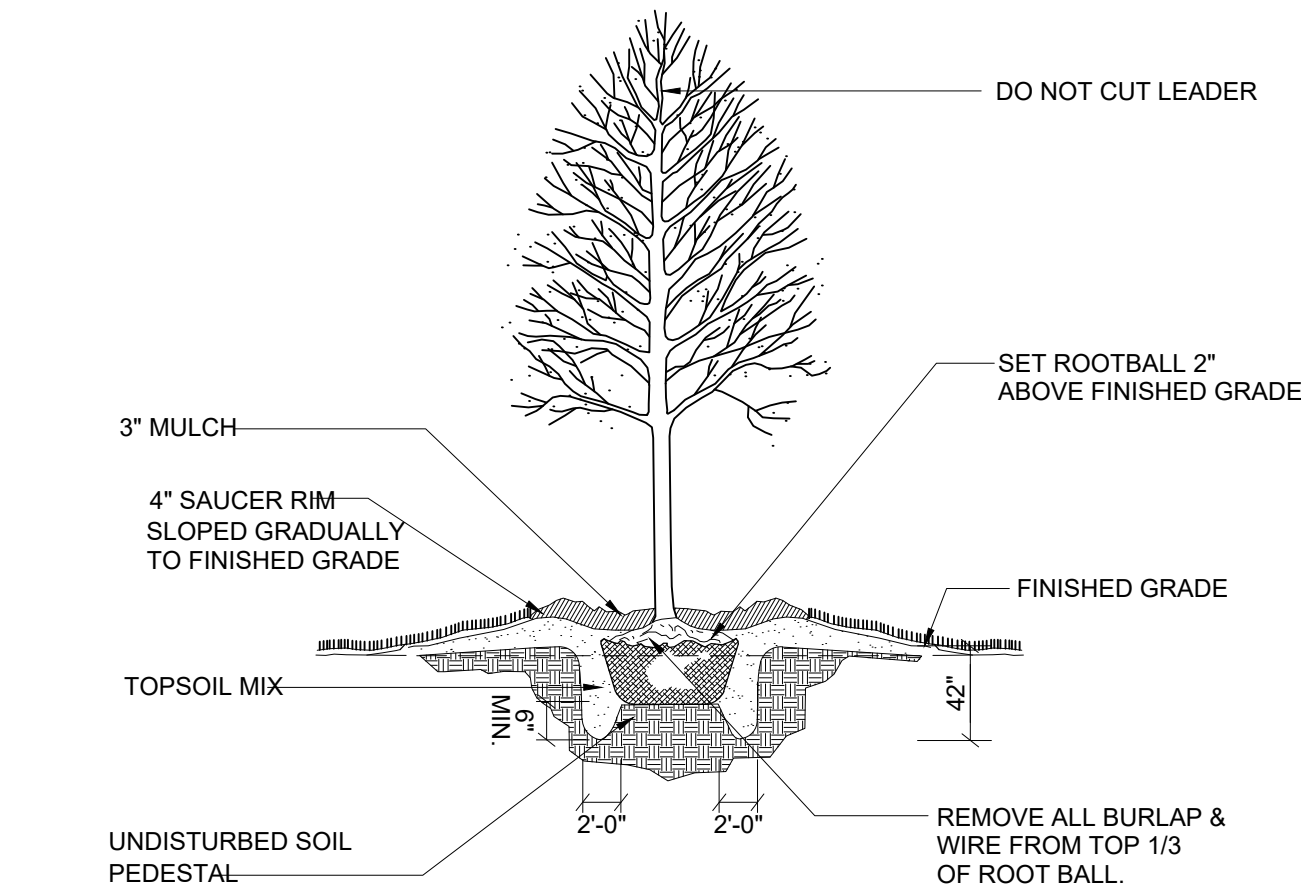
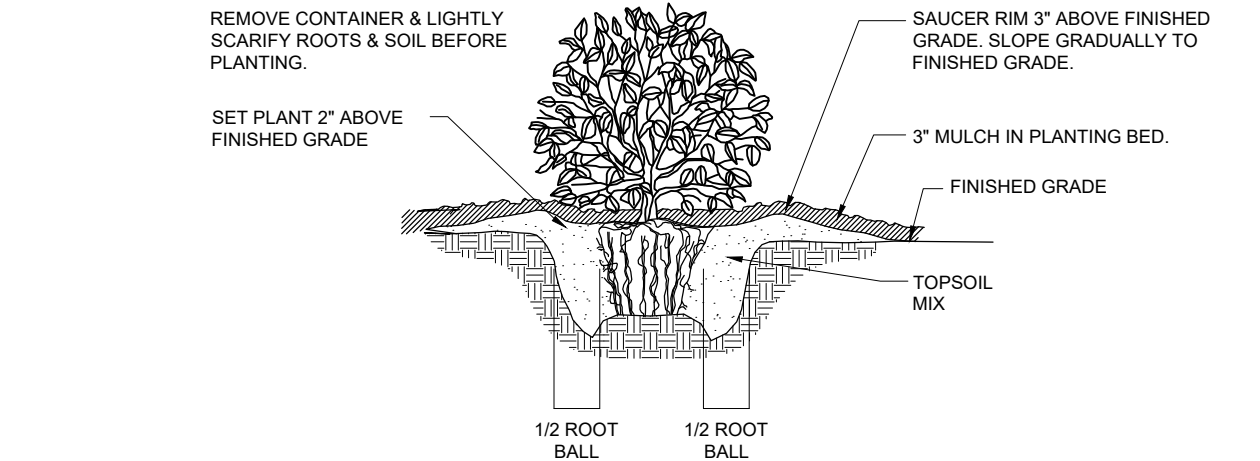
DATE:
08.16.23

SHEET TITLE:
OVERALL
PLANTING PLAN

SHEET NO.
L-204

LAKEWOOD APARTMENTS PLANT SCHEDULE

TREES	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER	QTY	DETAIL	REMARKS	
	ACE OGL	Acer rubrum 'October Glory' / October Glory Red Maple	2" Cal.	B&B	56			
	ACE LEG	Acer saccharum 'Legacy' / Legacy Sugar Maple	2" Cal.	B&B	52			
	BET NIG	Betula nigra / River Birch Multi-Trunk	2" Cal.	B&B	6			
	CAR AME	Carpinus caroliniana / American Hornbeam	2" Cal.	B&B	26			
	CER EAS	Cercis canadensis / Eastern Redbud Multi-trunk	8' Ht.	B&B	15			
	ILE AME	Ilex opaca 'Satyr Hill' / American Holly	6' Ht.	B&B	6			
	ILE MAR	Ilex x 'Mary Nell' / Mary Nell Holly	5'-6' HT	B&B	3			
	ZEL GRE	Liquidambar styraciflua 'Slender Silhouette' / Slender Silhouette Sweetgum	2" Cal.	B&B	42			
	NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	18			
	PLA OCC	Platanus occidentalis / American Sycamore	2" Cal.	B&B	7			
	QUE BIC	Quercus bicolor / Swamp White Oak	2" Cal.	B&B	24			
SHRUBS	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER	QTY	DETAIL	REMARKS	
	FOT GAR	Fothergilla gardenii / Dwarf Fothergilla	3 gal, 18-24" ht.		226			
	HYD J23	Hydrangea paniculata 'Jane' / Little Lime® Panicle Hydrangea	3 gal, 18-24" ht.		14			
	ITE SPR	Itea virginica 'Sprich' / Little Henry® Sweetspire	3 gal, 18-24" ht.		24			
	PRU OTT	Prunus laurocerasus 'Otto Luyken' / Otto Luyken English Laurel	5 gal, 24" min. ht.		77			
GRASSES	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER	QTY	DETAIL	REMARKS	
	PAN SHD	Panicum virgatum 'Shenandoah' / Shenandoah Switch Grass	1 gal.		88			
GROUND COVERS	CODE	BOTANICAL / COMMON NAME	SIZE	CONTAINER	SPACING	QTY	DETAIL	REMARKS
	COR VER	Coreopsis verticillata 'Moonbeam' / Moonbeam Tickseed	4" Plug		18" o.c.	31		
	JUN PNN	Juniperus procumbens 'Nana' / Dwarf Japanese Garden Juniper	1 gal.		18" o.c.	96		



- LANDSCAPE NOTES:
1. PROCEED WITH AND COMPLETE LANDSCAPE WORK AS RAPIDLY AS PORTIONS OF SITE BECOME AVAILABLE, WORKING WITHIN SEASONAL LIMITATIONS FOR EACH KIND OF LANDSCAPE WORK REQUIRED.
 2. CONTRACTOR SHALL GUARANTEE ALL PLANTINGS FOR ONE YEAR FROM COMPLETION OF THE WORK. REPLACEMENT PLANTS AND LABOR SHALL BE PROVIDED AT THE CONTRACTOR'S EXPENSE.
 3. DETERMINE LOCATION OF UNDERGROUND UTILITIES AND IRRIGATION OR DRAINAGE PIPING AND PERFORM WORK IN A MANNER WHICH WILL AVOID POSSIBLE DAMAGE. HAND EXCAVATE, AS REQUIRED. ANY DAMAGE TO UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S COST.
 4. PROVIDE TREES, SHRUBS AND PLANTS OF QUANTITY, SIZE, GENUS, SPECIES AND VARIETY SHOWN AND SCHEDULE FOR LANDSCAPE WORK AND COMPLYING WITH RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK". PROVIDE HEALTHY, VIGOROUS STOCK, GROWN IN RECOGNIZED NURSERY IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICE. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT ANY PLANT MATERIAL, INCLUDING POOR BRANCHING STRUCTURE OR DAMAGED TRUNKS.
 5. REPORT ANY POORLY DRAINED SOILS OR ANY DRAINAGE PROBLEMS TO LANDSCAPE ARCHITECT IMMEDIATELY. FAILURE TO REPORT SUCH CONDITIONS WILL RESULT IN THE CONTRACTOR BEING RESPONSIBLE FOR CORRECTING THE PROBLEM AND REPLACING DAMAGED OR LOST PLANTS.
 6. BED PREPARATION:
REMOVE ALL DEBRIS, BRUSH, STUMPS, ROCKS, AND CONSTRUCTION TRASH.
SPRAY WEEDS WITH GLYPHOSATE TWO WEEKS BEFORE PLANTING. WHEN SOIL IS DRY, TILL EXISTING CLAY TO A DEPTH OF 8" AND RAKE OUT ALL CLODS AND DEBRIS. SPREAD TRIPLE SUPER PHOSPHATE AT RATE OF 5 LBS/1000 SF OR 4-5-10/100SF. SPREAD 1" OF SOIL MIX (SEE #1 BELOW). TILL MIX THOROUGHLY INTO NATIVE SOIL AND RAKE SMOOTH. WHERE SLOPES ARE TOO STEEP TO TILL, PLANT HOLE BY HOLE, DIGGING SOIL AMENDMENTS THOROUGHLY INTO NATIVE SOIL, AND DIGGING HOLES A MINIMUM OF 2 X THE SIZE OF ROOTBALL.
SOIL MIX IS A 60/40 BLEND OF WHICH 60% IS COMPOST AND 40% IS BLACK SCREENED TOPSOIL. ASHEVILLE MULCH YARD'S AEB MIX IS AN ACCEPTABLE SUBSTITUTE FOR COMPOST. LA TO APPROVE ANY SUBS. MUST BE CERTIFIED WEED FREE AND BLACK, WELL-ROTTED WITH NO CLUMPS OF PARTIALLY DECOMPOSED LEAVES.
 7. PLANT AND WATER THOROUGHLY. CONFIRM THAT PERENNIAL AND GROUND COVER ROOT BALLS WILL BE COVERED WHEN SOIL HAS SETTLED AFTER WATERING. IT IS THE CONTRACTOR'S RESPONSIBILITY TO RETURN TO THE SITE AND COVER WITH COMPOST ANY ROOT BALLS THAT ARE EXPOSED 1" OR MORE ABOVE GRADE DUE TO SETTLING OR FREEZING/THAW.
 8. B&B TREES CAN BE PLANTED IN NATIVE SOIL, UNLESS THAT SOIL IS COMPACTED CONSTRUCTION CLAY (IF SO, USE 40% NATIVE SOIL AND 60% SOIL MIX AS BACKFILL). DO NOT USE MUDDY SOIL FOR BACKFILLING.
 9. INSTALLATION OF PLANT MATERIAL BELOW EXISTING TREES SHALL BE DONE WITHOUT TILLING TO PROTECT THE EXISTING ROOT STRUCTURES. HOLES FOR PLANT MATERIAL IN THESE AREAS SHALL BE DUG BY HAND. HAND DUG HOLES FOR SHRUBS AND CONTAINER TREES SHALL RECEIVE 60% SOIL MIX AS BACKFILL.
 10. INSTALLATION OF PERENNIALS AND GROUND COVERS UNDER EXISTING TREES - BUILD UP SOIL (MAX HEIGHT 3") USING SOIL MIX AND SPREAD PLANT ROOTS OUT FOR SHALLOWER PLANTING.
 11. MULCH: FOR TREES AND SHRUBS, MULCH SHALL BE 2" DOUBLE GROUND PINE, FREE FROM DELETERIOUS MATERIALS. PERENNIALS, GRASSES AND GROUND COVERS SHALL BE MULCHED WITH 2" ASHEVILLE MULCH YARDS AEB OR SIMILAR COMPOST.

FIND THE LINE
STUDIOS
LANDSCAPE ARCHITECTURE AND PLANNING

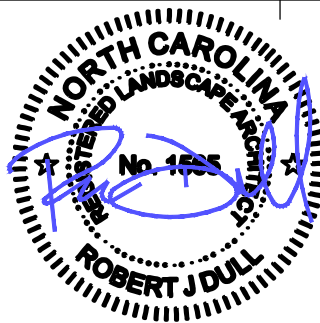
CONSULTANT

LAKEWOOD
APARTMENTS

PREPARED FOR:
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542 SOUTH CALDWELL ST.
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REVISIONS

NO.	REMARKS	DATE
1	PLANTING PLAN	2.1.23
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SHEET TITLE:
PLANTING
SCHEDULE AND
NOTES

SHEET NO.

L-205

Developer agrees that developed slopes of greater than 10% will be planted with appropriate native vegetation (trees, shrubs, and perennial herbaceous plants to stabilize the slopes, no turf grasses can be used). However, on areas that are steeper than 3:1, native grasses may be used to achieve stabilization. A landscape architect (with wildlife habitat management expertise) will provide and implement a vegetative planting and management plan for this proposed development condition. The Tree Board will be given the opportunity to review this plan.

Developer agrees to hire a landscape architect (with wildlife habitat management expertise) to provide and implement a native vegetative planting and management plan for the common open space shown on the site plans with special emphasis on the stream corridor along Clear Creek and maintaining the rest of the area in early successional wildlife habitat. It appears that wetlands could be developed in this area. The Tree Board will be given the opportunity to review this plan.