



July 15, 2024

City of Hendersonville
100 N. King St.
Hendersonville, NC 28792

Attn: Tyler Morrow, CZO

Regarding: Request for Removal from ETJ
Stoney Mountain Road Residential Subdivision Property
Henderson County PIN 9650900668

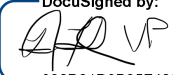
Dear Mr. Morrow:

CMH Homes, Inc., is formally requesting that the above referenced parcel be removed entirely from the City of Hendersonville ETJ.

The parcel is 7.86 acres in total and approximately 2.52 acres in the ETJ. We have solicited water allocation from the City and it is our understanding there is inadequate pressure to serve the entire parcel. The nearest gravity sewer line is over ½ mile away. The owners previously applied for a special 2 lot subdivision in the portion of the parcel within the ETJ and we were told that this would have to meet the City's subdivision ordinance including connecting to City water and sewer, which are not feasible. We suggested that the proposed plan could be amended to leave only one lot in the City ETJ, but we were told even that would have to meet subdivision standards. So, the only way to utilize the property for residential development appears to be removed from the City's ETJ. Prior submitted plans for a 9 lots subdivision have already been approved by Henderson County Planning.

We appreciate your review and consideration of this request. Please let us know if further information can be provided. We hope to be included on the August City Council meeting agenda.

Sincerely,
CMH Homes, Inc.

DocuSigned by:

830D91D8B35F406...

Amie Hacker
Vice President, Real Estate and Acquisitions