



NEIGHBORHOOD COMPATIBILITY MEETING REPORT  
HENDERSON COUNTY COURTHOUSE AND DETENTION  
CENTER EXPANSION (25-06-CZD)  
NCM MEETING DATES: JANUARY 23, 2025

PETITION REQUEST: Rezoning: Planned Institutional Development- Conditional Zoning District (PID-CZD)  
APPLICANT/PETITIONER: Christopher Todd (Assistant County Manager) of Henderson County Government [Applicant] & William Lapsley (County Commissioner Chairman) of Henderson County Government [Owner]

NEIGHBORHOOD COMPATIBILITY MEETING SUMMARY:

*A Neighborhood Compatibility Meeting was held for this project on January 23<sup>rd</sup>, 2025 at 2pm in the 2<sup>nd</sup> floor meeting room of City Hall, 160 6<sup>th</sup> Ave. E. and via Zoom. The meeting lasted approximately 1 hour and 1 minutes.*

There were 3 members of the public in attendance in-person while 12 attended virtually. The applicant and their development team were present as were 2 members of City staff.

Staff gave the formal introduction and a brief overview of the request.

There were 0 pre-submitted public comments.

The development team presented their project proposal for the proposed courthouse and detention center development.

Concerns and questions from the public related to:

- Consideration of impacts from increased traffic.
- The need for the expansion.
- Discussion on if a TIA would be required.
- Concerns over the public drop off area being an issue.
- The concern of the visual aesthetics of the courthouse structure and how to make it more welcoming.
- Whether the project proposed any sustainable aspects (pervious pavers, solar panels, rooftop gardens, etc.)
- What type of stormwater control measure would be used for the project.
- How the existing tree canopy would be impacted.
- Whether or not bird deterrent stickers would be used on the windows.

*Full minutes from the Neighborhood Compatibility Meeting and pre-submitted public comments are available for review by request.*