



**HISTORIC PRESERVATION COMMISSION
SEPTEMBER 13, 2017
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:00 PM**

Commission Members in Attendance:

Jim Lewis, Chairman
Bob Farren, Vice-Chair
Christine Dandeneau, HPC Member
Judy Davis, HPC Member
Tom Schroeder, HPC Member

Commission Members Absent:

Molly Gwinn, HPC Member
Jim McChesney, HPC Member

Staff in Attendance:

Stephen Wensman, Planning and Inspections Director
Alex Cameron, Planner
Gwendy Hutchinson, Planning and Administrative Assistant

I. Call to Order

Chairman Jim Lewis introduced the Commission members and welcomed members of the audience. Chairman Lewis stated that the overview of our Commission is to approve Certificates of Appropriateness for new construction and Major Work, and to do so by conducting hearings and Findings of Fact where applications come before us. Our mission is to take no action except to preserve what is congruous with the special character of the Village of Pinehurst Historic District. This special character to be preserved and enhanced is that of a growing and vibrant Village.

Alex Cameron, Planner introduced Stephen Wensman, Planning and Inspections Director to the Commission Members.

The Village of Pinehurst is a charming, vibrant community which reflects our rich history and traditions. Mission: Promote, enhance, and sustain the quality of life for residents, business and visitors. Values: Service, Initiative, Teamwork and Improvement.

II. Approval of Minutes

A. August 24, 2017

Tom Schroeder made a motion to approve the August 24, 2017 Minutes; Bob Farron seconded the motion, which was unanimously approved.

III. Sworn In:

The following were sworn in: Alex Cameron, Planner; Barbara Wren, Applicant and Property Owner; Pat Molamphy, Craddock, LLC; Brandon Goodman, Red Brand, Inc.; and Alex Bowness, Bowness Custom Homes.

IV. Public Hearing

A. COA 17-071

A request for a change in the paint color that was previously approved and not in the Village of Pinehurst color palette for the home at 300 Nottingham Gate, Pinehurst, NC. This property can be identified as Moore County LRK# 20080571. The applicant and the property owners are Noel and Barbara Wren.

Alex Cameron, Planner read the staff report and confirmed that adjacent property owners were notified and that the property had been properly posted.

Barbara Wren, Applicant and Property Owner was present to answer any questions or address any concerns of the Commission.

Chairman Lewis stated that the proposed exterior color of the home is actually an approved trim color and it goes against the current guidelines. Chairman Lewis indicated that the Commission could grant this as an exception.

Christine Dandeneau recommended that the color palette be revisited as part of the updating process for the guidelines.

After discussion, Judy Davis made a motion to issue a Certificate of Appropriateness as an exception, as the proposed paint color is not in the Village of Pinehurst color palette as an approved exterior color, at 300 Nottingham Road and to adopt the Findings of Fact; Bob Farren seconded the motion. The vote was 4-1 to approve. Tom Schroeder opposed.

B. COA 17-072

A request for new construction of a single family home at 140 Magnolia Rd., Pinehurst, NC. This property can be identified as Moore County PID# 00028973. The applicant is Red/Brand, Inc. and the property owner is Craddock, LLC.

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Village of Pinehurst
Historic Preservation Commission
Minutes
September 13, 2017

*Alex Cameron, Planner read the staff report and confirmed that adjacent property owners were notified and that the property had been properly posted.
Vision:*

Pat Molamphy, Craddock, LLC and Brandon Goodman, Red Brand, Inc. were present to answer any questions or address any concerns of the Commission.

After discussion Tom Schroeder made a motion to issue a Certificate of Appropriateness for the construction of a new single family home at 140 Magnolia Road and to adopt the Findings of Fact; Judy Davis seconded the motion, which was unanimously approved.

C. COA 17-073

A request for the demolition of an accessory building, at 50 Village Green Rd. E., Pinehurst, NC. This property can be identified as Moore County LRK# 00020098. The applicant is Bowness Custom Homes and the property owners are Alison and Stuart Paul.

Alex Cameron, Planner read the staff report and confirmed that adjacent property owners were notified and that the property had been properly posted.

Alex Bowness, Bowness Custom Homes was present to answer any questions or address any concerns of the commission.

After discussion, Tom Schroeder made a motion to issue a Certificate of Appropriateness for the demolition of an accessory building at 50 Village Green Road E and to adopt the Findings of Fact; Judy Davis seconded the motion, which was unanimously approved.

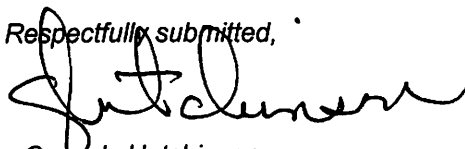
V. Next Meeting Date

A. September 28, 2017

VI. Motion to Adjourn

With no further discussion Tom Schroeder made a motion to adjourn. Christine Dandeneau seconded the motion, which was unanimously approved. The meeting was adjourned at 5:00 pm.

Respectfully submitted,



Wendy Hutchinson
Planning and Administrative Assistant
Village of Pinehurst

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