



**VILLAGE COUNCIL
MINUTES FOR REGULAR MEETING OF JANUARY 24, 2023
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:30 PM**

The Pinehurst Village Council held a Regular Meeting at 4:30 p.m., Tuesday January 24, 2023, in the Assembly Hall of Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina.

The following were in attendance in Assembly Hall:

Mr. John C. Strickland, Mayor
Mr. Patrick Pizzella, Mayor Pro Tem
Ms. Lydia Boesch, Councilmember
Mr. Jeff Morgan, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Kelly Chance, Village Clerk

And approximately 12 attendees, including 5 staff and 1 press

1. Call to Order.

Mayor Strickland called the Village Council meeting to order.

2. Invocation and Pledge of Allegiance

Invocation by Senior Pastor Dan Francis, Christ Community Church and Pledge of Allegiance led by Mayor John Strickland.

3. Reports:

Village Manager

- Mr. Jeff Sanborn, Village Manager, reported that a new Financial Services Director, Dana Van Nostrand, will begin February 6th. He announced that Darryn Burich, Planning & Inspections Director, will be leaving the Village and his last day is January 27th. He noted he has guided many important projects for the Village, and we are sad to see him go. He has taken a job with Partners in Progress, and so will be still working locally. He stated Alex Cameron will be taking over the Planning department as interim while we go through the hiring process.

Village Council

- Mayor Strickland offered his appreciation to Darryn and wished him well. He reported he participated in the Parks & Recs Master Plan activities last week and is looking forward to the results in the next few months. He stated he met, along with Councilmember Hogeman and Assistant Village Manager, and the Pinehurst Business Partners. He reported he also toured the USGA building last week with Councilmember Boesch and along with Village Manager Jeff Sanborn.
- Mayor Pro Tem Pizzella stated he, Councilmember Hogeman, and Manager Sanborn met with Habitat for Humanity, learning about some of their future undertakings. He noted they have a very good program. He stated he also attended the Master Plan Park activities and looks forward to seeing the results and metrics soon.
- Councilmember Hogeman reported the Parks & Recs event was well done and provided the community a great chance to offer their input. She stated she learned a lot at the meeting with Sandhills Habitat for Humanity.
- Councilmember Morgan stated he went through the traffic circle three different times this week at lunch and acknowledged he

- is appreciative of the Village Police for monitoring the area.
- Councilmember Boesch attended the annual meeting Drivers Club (Matinee Races) and stated they were very appreciative of the work that has been done at the Harness Track. She stated they do have some suggestions they will be sharing with Village Staff. She noted it is great to go out on the weekends and watch the horses as they train.

4. Motion to Approve Consent Agenda.

All items listed below are considered routine or have been discussed at length in previous meetings and will be enacted by one motion. No separate discussion will be held unless requested by a member of the Village Council.

- A. Approval of Village Council Meeting Minutes
 - January 10, 2023, Council Regular Meeting Minutes
 - January 10, 2023, Council Work Session Minutes
- B. FY2023 Bi-Annual Public Safety Reports
 - FY2023 Bi-Annual Fire Report
 - FY2023 Bi-Annual Police Report

End of Consent Agenda.

Upon a motion by Mayor Pro Tem Pizzella, seconded by Councilmember Hogeman, Council unanimously approved the Consent agenda by a vote of 5-0.

5. Motion to Recess Regular Meeting and Enter Public Hearing No. 1.

Upon a motion by Mayor Pro Tem Pizzella, seconded by Councilmember Hogeman, Council unanimously voted to recess the regular meeting and enter Public Hearing No. 1, by a vote of 5-0.

6. Public Hearing No. 1 – Moratorium Extension in Small Area Plan areas.

Darryn Burich, Planning and Inspections Director, noted the purpose of this public hearing is to hear comments on extending the moratorium on real estate development activity in Village Place and Pinehurst South to allow time to amend and adopt the Pinehurst Development Ordinance as needed to implement the plans.

Mr. Burich stated the proposed moratorium currently in effect for the Small Area Plan areas (Village Place and Pinehurst South) is set to expire February 3, 2023. Proposed Ordinance #21-03 would again extend the moratorium to allow additional time for completion of the remaining work on the Village Place and Pinehurst South Form Based Code documents and related Pinehurst Development Ordinance amendments. This work likely will not be fully completed by the time the moratorium expires so staff is requesting that both moratoriums be extended to allow additional time for work on the FBCs and PDO amendments.

Mr. Burich reported based on the Council's work session of 01/10/23 discussing this topic, a 90-day extension is being proposed for the Village Place moratorium and a 120-day extension is being proposed for the Pinehurst South moratorium. While that likely will not be sufficient time to complete all actions related to adopt the zoning amendments, it will allow staff to continue working the P&Z Board and builds in a formal check back with Council as the deadlines approach. Village Council could also terminate the moratoriums at any time should circumstances warrant such termination.

Mr. Burich stated this would be the fifth extension of the moratorium and, if approved, would have the planning areas under moratorium since February 10th, 2021. This process has taken considerably longer than staff anticipated when the original moratorium ordinance was adopted. While there are no statutory limitations on the length of a moratorium, any moratorium length must be justified in the context of moving forward to solve the problems necessitating establishment of the moratorium. The initial reason for requesting the moratorium was to preserve the area from inappropriate development in the context of the 2019 Comprehensive Plan.

Mr. Burich stated the Village currently sits with these projects relative to the moratoriums, both the Village Place Small Area Plan and Pinehurst South Plan have been approved by Council. The Planning and Zoning Board has almost completed the draft work on the Village Place FBC document that is being forwarded to Council for review and comment. The Village Place FBC document establishes the basis for future PDO amendments to implement the FBC recommendations and staff has started drafting those amendments. The P&Z Board has begun working on the Form Based Code document for Pinehurst South and once that document

is completed will be forwarded to Council for review. Development of the Pinehurst South FBC 2 may be shorter in that many of the recommendations proposed in the Village Place FBC will carry over to the Pinehurst South FBC with the major changes being the Regulating Plan, Table of Uses, and Table of Dimensional Requirements.

Mr. Burich stated staff will continue to work with the P&Z Board until such time as the work is completed. Staff anticipates the time frame to adopt any zoning code updates to implement the PDO updates may take considerably longer once public hearings are scheduled and deliberations commence prior to adoption of any actual PDO amendments which may necessitate the need to revisit a moratorium extension in the future

7. Motion to adjourn Public Hearing No. 1 – Moratorium Extension in Small Area Plan areas.

Upon a motion by Councilmember Hogeman, seconded by Councilmember Boesch, Council unanimously voted to adjourn Public Hearing No. 1 and re-enter the regular meeting, by a vote of 5-0.

8. Discuss and Consider Ordinance #23-01, Moratorium Extension Small Area Plans.

Councilmember Boesch expressed concern about the length of time it is taking to get this moratorium released. She noted it was originally purported to take 9 months. Councilmember Hogeman also echoed these concerns and noted she previously suggested more time may be needed for the extension. Mr. Darryn Burich stated staff is moving forward at a steady pace now and progress is being made. He described the process those placing inquiries would follow. Councilmember Morgan stated he again is concerned about the restriction this puts on property rights and he is not in favor of an extension.

Upon a motion by Councilmember Hogeman, seconded by Mayor Pro Tem Pizzella, Council approved Ordinance #23-01, Moratorium Extension imposing an extended time of an additional 90-day period, to expire on May 5, 23 for Village Place/Rattlesnake Trail Corridor, and an additional 120-day period, to expire on June 4, 2023 for NC Highway 5 Commercial Area Pinehurst South, by a vote of 3-2 with Councilmember Morgan and Councilmember Boesch casting no votes.

9. Other Business

Mayor Pro Tem Pizzella asked for clarification on a few statistics reported in the 2023 Bi-Annual Public Safety Police and Fire Reports. He stated a resident asked if when a person is issued is their name and address available to the public. Village Manager Sanborn stated this information is collected but is not appropriate to share with the public. Mr. Sanborn stated any specific questions can be addressed directly with the Village Police Chief Webb.

10. Comments from Attendees

No residents presented to address Council.

11. Motion to Adjourn.

Upon a motion by Mayor Pro Tem Pizzella, seconded by Councilmember Hogeman, Council unanimously approved to adjourn the regular meeting by a vote of 5-0 at 5:11 p.m.

Respectfully Submitted,



Kelly Chance,
Village Clerk

A videotape of this meeting is located on the Village website: www.vopnc.org

Vision: 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, businesses, and visitors.

Values: Service, Initiative, Teamwork, and Improvement