



Village Council
Agenda for Regular Meeting of January 13, 2026
Assembly Hall
395 Magnolia Road, Pinehurst, NC 28374
Pinehurst, North Carolina
4:30 PM

1. Call to Order
2. Invocation and Pledge of Allegiance
 - A. Invocation by Reverend Sue Hudson of the Presbyterian Church
3. Reports
 - A. Manager
 - B. Council
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
 1. December 9, 2025, Special Meeting Minutes
 2. December 9, 2025, Regular Meeting Minutes
 3. December 9, 2025, Work Session Minutes
 4. December 9, 2025, Closed Session Minutes
 5. December 12, 2025, Special Meeting Minutes
 - B. FY 2026 Budget Amendment Report

End of Consent Agenda
5. Honorary Resolution
 - A. Consider Resolution 26-01 Honoring the Service of Dr. Jeff Morgan as Councilmember for the Village of Pinehurst
6. Appointment Resolution
 - A. Consider Resolution 26-03 Appointing Mr. Donald (Don) Thrower as the Neighborhood Advisory Committee Representative for the Pinehurst South Area

7. Public Comments

8. Public Hearing No. 1

A. Public Hearing No. 1 - 7941 US Highway 15-501 Conventional Rezoning

The purpose of the hearing is to consider an Official Zoning Map Amendment for approximately 12.27 acres of land located at 7941 US Highway 15-501 and further identified by Parcel ID #00021713 & 00022802. This proposed map amendment would zone the property from R-5 (High Density Residential) and R-20 (Medium Density Residential) to NC (Neighborhood Commercial). The property owner is Tommy's Rental, Inc. and the applicant is Mubarak Shahbain.

9. Ordinance

A. Consider Ordinance 26-02 Official Zoning Map Amendment for 7941 US Highway 15-501, parcel ID's #00021713 & 00022802.

10. Public Hearing No. 2

A. Public Hearing No. 2 - 275 McCaskill Rd. Conditional Zoning

The purpose of the public hearing is to consider an Official Zoning Map Amendment for approximately 2.82 acres of land located at 275 McCaskill Rd. and further identified as Parcel ID #00025962. The proposed map amendment would zone the property from VP-FBD-H&I (Village Place Form Based District Blocks H&I) to VP-FBD-H&I CD (Village Place Form Based District Blocks H&I Conditional District) and would allow for the development of 2 multi-use buildings totaling 35,000 square feet and associated site features. The property owner is 490 Broad, LLC and the applicant, on behalf of the owner, is Bogle Firm Architecture.

11. Ordinance

A. Consider Ordinance 26-03 Official Zoning Map Amendment and Conditional Zoning Approval for 275 McCaskill Road, parcel ID #00025962.

12. Resolutions

A. Consider Resolution 26-04 Accepting the High Bid for Certain Real Property at Public Auction (Longleaf NW) or Resolution 26-05 Rejecting the High Bid for Certain Real Property at Public Auction (Longleaf NW)

B. Consider Resolution 26-06 Adopting the Cape Fear Regional Hazard Mitigation Plan 2025

13. Ordinance

A. Consider Ordinance 26-04 Amending Section § 92.16 of the Village of Pinehurst Municipal Code (Sound Levels)

14. Other Business

15. Motion to Adjourn

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.