



**Historic Preservation Commission  
Agenda for Regular Meeting of April 23, 2026  
Assembly Hall  
395 Magnolia Road, Pinehurst, NC 28374  
Pinehurst, North Carolina  
4:00 PM**

1. Call to Order
2. Approval of Minutes
  - A. Approval of 3-26-2026 HPC Regular Meeting Minutes
3. Public Hearing
  - A. COA-2026-00041 (30 Caddell Rd)

*The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for construction of new patio and roof overhang at 30 Caddell Rd. The property is identified as Moore County PID Number 00023675. The property owner is Tufts Cottage, LLC and the applicant is Casey Burton of Bedrock Construction.*
  - B. COA-2026-00047 (75 McCaskill Rd W)

*The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the removal of trees at 75 McCaskill Rd. W. The property is identified as Moore County PID Number 00025750. The property owner is William Fulton and the applicant is Juliano Belo of Eagle Home Renovations.*
  - C. COA-2026-00048 (14 Village Ln)

*The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for modifications to approved COA-2025-00025 at 14 Village Ln. The property is identified as Moore County PID Number 00028649. The property owners are Stephen and Deborah Beneduci and the applicant is Pinnacle Development Design/Build.*
  - D. COA-2026-00051 (120 Medlin Rd.)

*The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the elimination or addition of windows and/or doors. The property is identified as Moore County PID Number 20030328. The property owner is Shawn and Grace Driesbaugh, and the applicant is Latitude Builders, LLC.*
  - E. COA-2026-00055 (300 Magnolia Rd.)

*The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the replacement of roofing with a different material or style and replacement of architectural details. The property is identified as Moore County PID Number 00025797. The property owner is Resorts of Pinehurst Inc, and the applicant is Pinehurst LLC.*

4. Review of Normal Maintenance and Minor Work items
  - A. Minor Work COA's Issued 3/15/2026 - 4/14/2026
5. Next Meeting Date
  - A. 05-28-2026 HPC Regular Meeting
6. 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.