



**PLANNING AND ZONING BOARD
DECEMBER 1, 2022
ASSEMBLY HALL**

**PINEHURST, NORTH CAROLINA
4:00 PM**

- I. Call to Order
- II. Approval of Minutes
 - A. 11-03-2022 Regular Meeting Minutes
- III. Next Meeting Date
 - A. 01-05-2023 Regular Meeting
- IV. 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.



**11-03-2022 REGULAR MEETING MINUTES
ADDITIONAL AGENDA DETAILS:**

FROM:

Shannon Konstantinou

CC:

Darryn Burich; Alex Cameron

DATE OF MEMO:

11/16/2022

MEMO DETAILS:

Attached is a draft copy of the Regular Meeting minutes for your review.

ATTACHMENTS:

Description

📎 11-03-2022 Regular Meeting Minutes



**PLANNING AND ZONING BOARD
REGULAR MEETING
THURSDAY, NOVEMBER 03RD, 2022
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:00 PM**

Board Members Present:

Jeramy Hooper, Chair
Jack Farrell, 1st Vice-Chair
Julia Latham, 2nd Vice-Chair
Matt Jones
Sonja Rothstein
Louise Mercuro

Board Members Absent:

Paul Roberts
David Alzamora

Staff Present:

Darryn Burich, Planning Director
Alex Cameron, Planning Supervisor
Alfred Cassidy, Senior Planner
Maria Carpenter, Planner
Shannon Konstantinou, Clerk to the Board
Lori Hercules, IT Technician

Approximately 3 member(s) of the public in attendance.

I. Call to Order

Mr. Hooper called the meeting to order at 04:00 PM, asked the Board to introduce themselves, introduced Staff, and explained the purpose of this meeting.

II. Approval of Minutes

A. 10-06-2022 Regular Meeting Minutes

Mr. Farrell moved to approve the minutes of the October 06th, 2022 Regular Meeting. Seconded by Mr. Jones. Approved by a vote of 5-0.

B. 10-24-2022 Special Meeting Minutes

Mr. Farrell moved to approve the minutes of the October 24th, 2022 Special Meeting. Seconded by Ms. Rothstein. Approved by a vote of 5-0.

The Board and Staff agreed to move General Business items to position III on the agenda ahead of the Discussion of Village Place Form Based Code.

III. General Business

A. 2023 P&Z / BOA Meeting Calendar

Mr. Farrell moved to approve the 2023 P&Z / BOA Meeting Calendar. Seconded by Mr. Jones. Approved by a vote of 5-0.

B. Board Organizational Items

Mr. Hooper asked the Board to review the materials provided consisting of the Ethics Policy and Conflict of Interest Policy, and to complete and sign the Ethics Policy and Conflict of Interest acknowledgement documents.

IV. Discuss Village Place Form Based Code

Continued discussion of the development of the Form Based Code for Village Place. No official action will be taken by the Board.

Mr. Burich outlined the sections of the Village Place Form Based Code to be discussed, which consist of Section 3.0 Street Design and Section 4.0 Landscape Design.

The Board and Mr. Burich reviewed subsections of Section 3.0 Street Design titled Overview (Purpose, Components, and General Provisions), Proposed Circulation Plan, Complete Streets, Streetscape Zones, Street Types (Street Section - Typical Commercial, Street Section - Typical Residential, Street Section - Rattlesnake Trail, Street Section Typical Alley - Residential & Commercial), and Material and Element Standards (Travel Lanes [Vehicular], Parking [Parallel], Street Plantings, Street Lights, and Street Furnishings).

The Board and Mr. Burich reviewed subsections of Section 4.0 Landscape Design titled Overview (Purpose, Components, General Provisions for Open Space, and General Provisions for Lots), Proposed Open Space and Pedestrian Network, Open Space Types (Central Green, Plazas, Attached Greens, Pedestrian Passages, and Natural / Buffer Areas), and Material & Element Standards (Landscape, Hardscape, and Site Furnishings).

V. Next Meeting Date

12-01-2022 Regular Meeting

The Board and Staff discussed a Public Hearing being held for the Board of Adjustment on December 01, 2022 and the potential to have another Special Meeting to discuss Village Place Form Based Code.

VI. Motion to Adjourn

Ms. Rothstein moved to adjourn the Regular Meeting. Seconded by Mr. Farrell. Approved by a vote of 5-0 at 05:57 PM.

Respectfully Submitted,

Shannon Konstantinou
Clerk to the Board &
Planning Administrative Specialist
Village of Pinehurst

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

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