



AGENDA

Thursday, July 18, 2024: 6:00 PM

Planning Board

Douglass Community Center: 1185 W. Pennsylvania Ave

1. CALL TO ORDER

2. APPROVAL OF MINUTES

3. PUBLIC HEARINGS

a. Z-03-24 Moore Montessori Conditional Zoning District

Katherine Rucker of Moore Montessori Community School, Inc, has submitted a request to rezone the properties from Facilities, Resources, and Recreation (FRR) and Residential Single-Family (RS-3) to Residential Single-Family (RS-1) Conditional Zoning District to allow a public multipurpose facility/event venue, educational services, and child day care.

b. PD-03-24 Ace Hardware Phase 2 & 3A PDP

Mr. Bob Koontz, on behalf of Southern Pines Ace Land Company, LLC, has submitted a Planned Development District – Preliminary Development Plan application pursuant to §2.18.5 of the Town of Southern Pines Unified Development Ordinance (UDO) for 32,650 square feet of Retail, Office, and Warehouse space on 13.4 total acres of land on parcels identified as PIN 857300963887 (PARID 00033603) and PIN 857300974451 (PARID 00033604).

c. OA-04-24 Landscaping & Tree Protection Amendments

The Town of Southern Pines Planning Department is proposing to amend the Unified Development Ordinance (UDO) with a variety of text amendments primarily related to tree protection procedures, open space standards, and landscaping code. The proposed amendments are an implementation of Policies 3.2, 3.8, 4.1, 4.45, 4.5, 4.7, 4.9, and 4.10 in the town's 2040 Comprehensive Plan.

4. UNFINISHED BUSINESS

5. NEW BUSINESS

6. PUBLIC COMMENTS

7. ADJOURNMENT