



AGENDA

Thursday, September 19, 2024: 6:00 PM

Planning Board

Douglass Community Center: 1185 W. Pennsylvania Ave

1. CALL TO ORDER

2. APPROVAL OF MINUTES

a. August 22, 20224 Regular Meeting

3. PRELIMINARY FORUMS

a. SU-03-24 Special Use Permit Application; 148 S. Hardin Street

Orbia and Elaine Simon, property owners and applicant, have submitted a request to expand a nonconforming site, per UDO Section 7.1.8, which does not have a principal building (i.e., solely, accessory buildings).

b. MAPP-01-24 Major Subdivision Preliminary Plat Application for Hyland Hills Townhomes

Mr. Trevor Hansen of Koontz Jones Design, LLC, on behalf of Moore HL Properties, Inc., has submitted a Major Subdivision Preliminary Plat application pursuant to the Town of Southern Pines Unified Development Ordinance (UDO) §2.20. The plat intends to subdivide the three parent tracts into 24 townhomes with a homeowners' association.

c. MAPP-02-24 Major Subdivision Preliminary Plat Application for Clark Street Townhomes

Mr. Trevor Hansen of Koontz Jones Design, LLC, on behalf of Legacy Homes Construction, Inc., has submitted a Major Subdivision Preliminary Plat application pursuant to the Town of Southern Pines Unified Development Ordinance (UDO) §2.20. The plat intends to subdivide the parent tract into 8 townhomes with a homeowners' association.

4. PUBLIC HEARING

a. OA-03-24 Proposed UDO Text Amendments Related to Tree Protection Procedures, Open Space Standards and Landscaping Code

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.

5. UNFINISHED BUSINESS

6. NEW BUSINESS

7. PUBLIC COMMENTS

8. ADJOURNMENT