



## **AGENDA**

**Tuesday, January 11, 2022: 6:00 PM**

**Town Council Business Meeting**

**Douglass Community Center: 1185 W. Pennsylvania Ave**

### **1. CALL TO ORDER**

### **2. PLEDGE OF ALLEGIANCE**

### **3. TOWN MANAGER'S COMMENTS**

### **4. PUBLIC HEARINGS**

#### **a. SU-01-21 Patrick's Pointe**

On behalf of Francis Maser, Mr. Bob Koontz, of Koontz Jones Design, has submitted an application for a Special Use Permit for the new construction of a multi-family residential and office development.

The applicant is proposing to develop 13 apartment buildings with 276 multi-family residential units and one (1) office outparcel. The subject property is located along US Highway 1 North between West Connecticut Avenue and Midland Road and is comprised of three (3) parcels for a total of 25.4 acres of presently undeveloped, wooded land.

#### **b. PD-10-21 Pinehurst Surgical Center Site 3N PDP**

The applicant has applied for a preliminary development plan (PDP) for the purpose of developing a medical office building as phase 8 of the Morganton Park North. The medical office is a proposed 60,000-68,000 square foot building located on 5.19 acres. The property must be annexed as it is in the Town's ETJ, along S. Carlisle Street on the western side of Patriot Boulevard.

#### **c. SU-03-21 Townhomes on S. Bennett St.**

This application is for a Special Use Permit to develop 20 single-family attached dwelling units on the southeast side of S. Bennett Street between W. Wisconsin Avenue and W. Morganton Road.

#### **d. OA-02-21 Various staff-initiated text amendments to UDO**

The Planning Division of the Town of Southern Pines Community Development Department is proposing to amend the Unified Development Ordinance (UDO) with a variety of text amendments and are asking for Town Council review per UDO §2.17.

#### **e. PD-11-21 Waterworks CDP Amendment**

Mr. Kevin Lindsay has applied to amend the current approved CDP for the Waterworks development. The proposed project is a mixed-use development with up to 80,000 square feet of retail and/or offices and up to 80 residential units over four phases of development on +28.79 acres. The property is located on the East side of Central Drive/ NC HWY 22 between Warrior Woods Road and Aiken Road.

### **5. CONSENT AGENDA**

#### **a. AX-07-21 Morganton Park South: Set Hearing Date**

Robert & Julie Van Camp, Trustees, Thomas Van Camp, Trustee, and Morganton Road Enterprises, LLC have petitioned the Town for a

voluntary annexation of a parcel totaling +54.94 acres. The parcels are identified as PIN 857100575720 and 857100572972 and are located between US 15-501 and W. Morganton Rd. The public hearing will be scheduled for February 8, 2022.

**b. AX-08-21 Blue Farm Lots: Set Hearing Date**

Mr. Benjamin Stout is requesting voluntary annexation of five parcels totaling +4.10 acres, collectively known as Blue Farm, Section Three and located on NC Hwy 22. The public hearing will be scheduled for February 8, 2022.

**c. Appoint Carrie Dugas to the Library Advisory Board with a Term to Expire 12/31/2024**

The Library Advisory Board recommends that Council appoint Carrie Dugas. Ms. Dugas' term will be January 1, 2022 through December 31, 2024.

**d. Approve Ordinances Amending the FY 21-22 Budget**

- 1. \$43,250 insurance reimbursement to Police Dept.**
- 2. \$2,500 donation monies transferred to Fire Department**
- 3. \$8,060 donation monies transferred to Library**
- 4. \$19,528 transfer from Fund Balance to Legislation**

These budget amendments will allocate donations received to the fire department and library, as well as an insurance reimbursement to the police department. Additionally, funds will be transferred from Fund Balance to Legislation to cover the invoice for the primary election.

**6. PUBLIC COMMENTS**

**7. ADJOURNMENT**

Meetings/work sessions of the Southern Pines Town Council are now available on the Town's [YouTube channel](#). Video of the Town Council meetings will be live streamed on the channel for viewing either during the meetings or after they have concluded. Please note, the video is provided only for the purposes of viewing the meetings; public comments or questions are not accepted via the live stream. To receive notifications when new content is published, please "subscribe" to the Town's channel at <https://bit.ly/3hXx2Qk>