



**VILLAGE COUNCIL
AGENDA FOR REGULAR MEETING OF JANUARY 14, 2020
ASSEMBLY HALL
395 MAGNOLIA RD.
PINEHURST, NORTH CAROLINA
4:30 PM**

1. Call to Order.

2. Reports:

Manager

Council

3. Motion to Approve Consent Agenda.

All items listed below are considered routine or have been discussed at length in previous meetings and will be enacted by one motion. No separate discussion will be held unless requested by a member of the Village Council.

A. Approval of Village Council Meeting Minutes.

End of Consent Agenda.

4. Presentation of Resolutions Honoring Nancy Fiorillo, John Bouldry, and Jack Farrell.

5. Discuss and Consider a Request For A Special Intensity Allocation Request (Pinehurst Beach Club Improvements)

6. Other Business.

7. Comments from Attendees.

8. 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.



**APPROVAL OF VILLAGE COUNCIL MEETING MINUTES.
ADDITIONAL AGENDA DETAILS:**

FROM:

Beth Dunn

CC:

Jeff Sanborn

DATE OF MEMO:

1/3/2020

MEMO DETAILS:

Attached are the draft minutes from the Village Council Organizational Meeting on December 2, 2019, Strategic Planning Pre-Retreat on December 3, 2019, Regular Meeting and Work Session on December 10, 2019, and the Strategic Planning Retreat on December 11 and 12, 2019.

ATTACHMENTS:

Description

- ☐ December 2, 2019 Organizational Meeting
- ☐ December 3, 2019 Strategic Planning Pre-Retreat
- ☐ December 10, 2019 Regular Meeting
- ☐ December 10, 2019 Work Session
- ☐ December 11, 2019 Strategic Planning Retreat
- ☐ December 12, 2019 Strategic Planning Retreat



**VILLAGE COUNCIL
MINUTES FOR SPECIAL MEETING OF DECEMBER 2, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:30 PM**

The Pinehurst Village Council held a Special Meeting at 4:30 p.m., Monday, December 2, 2019 in the Assembly Hall of Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Lydia Boesch, Councilmember
Ms. Judy Davis, Councilmember
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk

And approximately 75 attendees, including 13 staff and 1 press.

1. Call to Order.

Village Manager, Jeff Sanborn, called the Village Council meeting to order.

2. Oath of Office for newly-elected Mayor, John C. Strickland and Councilmembers Lydia Boesch and Jane Hogeman.

Beth Dunn, Village Clerk, administered the oaths of office to the newly-elected Mayor, John C. Strickland and Councilmembers Lydia Boesch and Jane Hogeman.

3. Organizational Meeting of New Village Council (Election of Mayor Pro Tem and Treasurer).

Jeff Sanborn, Village Manager, chaired the process of electing a new Mayor Pro-Tem and Treasurer. He explained Council will begin first with the election of the Mayor Pro-Tem from within the Village Council and he opened the floor for nominations from the Council for the office of Mayor Pro-Tem, noting that seconds are not required for a nomination. Councilmember Boesch nominated Councilmember Judy Davis. Upon a motion by Mayor Strickland, seconded by Councilmember Davis, Council unanimously approved to close the nominations for Mayor Pro-Tem by a vote of 5-0. Mr. Sanborn explained since there is only one nominee Council should vote by acclamation to elect Councilmember Davis as Mayor Pro-Tem. Council unanimously voted to elect Judy Davis as Mayor Pro-Tem.

Mr. Sanborn opened the floor for nominations from the Council for the office of Treasurer, noting that seconds are not required for a nomination. Councilmember Hogeman nominated Councilmember Lydia Boesch. Upon a motion by Councilmember Davis, seconded by Mayor Strickland, Council unanimously approved to close the nominations for Treasurer by a vote of 5-0. Mr. Sanborn explained since there is only one nominee Council should vote by acclamation to elect Councilmember Boesch as Treasurer. Council unanimously voted to elect Lydia Boesch as Treasurer.

4. Remarks from Mayor and Village Council.

- Mayor Strickland thanked his Council colleagues and stated he looks forward to working with them. He welcomed everyone in the audience and stated he hoped they would return for upcoming Council meetings. He thanked the

previous Council for their service and hopes they will continue to give us their advice and counsel, as they see fit. He explained the growth that the Village has experienced has challenged some of our values, and the job of this Council will be to create opportunities to maintain those values and resolve the challenges that threaten them.

- Councilmember Hogeman stated she is honored to represent the Village of Pinehurst.
- Councilmember Boesch stated she was thrilled to be here and looks forward to working with the other Councilmembers the amazing staff. She stated she would follow in John Bouldry's footsteps and make the Roast Office her satellite office and she looks forward to hearing thoughts and concerns from the public.

5. Discuss and Consider Adopting the 2020 Village Council Meeting Schedule.

Council discussed the 2020 Village Council Meeting Schedule. Councilmember Drum explained he would like to see a better time for the work sessions.

Upon a motion by Mayor Pro Tem Davis, seconded by Councilmember Hogeman, Council unanimously approved to adopt the 2020 Village Council meeting schedule.

6. Motion to Adjourn.

Council approved to adjourn the special meeting at 4:50 pm.

Respectfully Submitted,

Beth Dunn,
Village Clerk

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

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**VILLAGE COUNCIL
MINUTES FOR FY 2021 STRATEGIC PLANNING PRE-RETREAT
DECEMBER 3, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
8:30 AM – 5:00 PM**

The Pinehurst Village Council held the FY 2021 Strategic Planning Pre-Retreat on Tuesday, December 3, 2019 in the Assembly Hall of the Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Lydia Boesch, Councilmember
Ms. Judy Davis, Mayor Pro Tem
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk
Mr. Jeffrey Batton, Assistant Village Manager
Ms. Natalie Hawkins, Assistant Village Manager
Ms. Lauren M. Craig, Organizational Performance Director
Ms. Angela Kantor, Director of Human Resources
Mr. Carlton Cole, Fire Chief
Mr. Randy Kuhn, Director of Fleet Maintenance
Mr. Mike Apke, Director of Public Services
Mr. Mark Wagner, Director of Parks and Recreation
Mr. Earl Phipps, Police Chief
Ms. Brooke Hunter, Director of Financial Services
Mr. Jason Whitaker, Chief Information Officer
Mr. Darryn Burich, Planning and Inspections Director
Mr. Leo Santowasso, Planning and Zoning Chair
Ms. Julia Latham, Board of Adjustment Chair
Mr. Molly Gwinn, Historic Preservation Commission Chair
Ms. Molly Rowell, Beautification Committee Chair

And approximately 1 attendee.

1. Fiscal Year (FY) 2021 Strategic Planning Pre-Retreat

Welcome, Introductions and Overview

Organizational Performance Director, Lauren Craig called the Strategic Planning Pre-Retreat to order and welcomed everyone. She outlined the agenda and explained the objective for the Pre-Retreat meeting was to review results and data, affirm strengths, opportunities, aspirations, results, and affirm Strategic Advantages and Challenges.

Review Operating Environment and Context

Ms. Craig reviewed 7 key national economic trends, community and societal trends, and generational changes in the workforce that could have an impact on the Village in the future. She also reviewed population and demographic projections, which were developed by using trends from previous US Census data.

Review Data and Information for Goals

Ms. Craig reviewed the strengths and opportunities for improvement identified by Senior Leaders for the Village's 9 goals currently set on the Corporate Balanced Score Card (BSC).

- 1) Safeguard the community
- 2) Promote high quality development and appearance
- 3) Promote a thriving business community
- 4) Promote transportation mobility and connectivity
- 5) Protect the environment
- 6) Promote active living and cultural opportunities
- 7) Professionally manage a high performing organization
- 8) Attract and retain an engaged workforce
- 9) Maintain a healthy financial condition

She also reviewed the key performance indicators (KPI) for each of the 9 BSC goals.

Affirm FY 21 SOAR (Strengths, Opportunities, Aspirations, and Results) Analysis

Ms. Craig led the group in reviewing the Strengths, Opportunities, Aspirations and Results (SOAR) for FY 21, proposed by Senior Leaders. The group discussed those recommendations and made some additional recommendations to discuss further at the Strategic Planning Retreat, scheduled next week.

Affirm Strategic Advantages & Challenges

Ms. Craig reviewed the Key Strategic Advantages and Strategic Challenges, proposed by Senior Staff, for FY21.

Wrap Up, Next Steps, and Evaluation

Ms. Craig reviewed the agenda for the Retreat next week on December 11th and 12th. The group conducted a Plus /Delta for the Pre-Retreat meeting.

2. Adjournment.

The meeting was adjourned at 5:00 PM.

Respectfully Submitted,

Beth Dunn
Village Clerk

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**VILLAGE COUNCIL
MINUTES FOR REGULAR MEETING OF DECEMBER 10, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:30 PM**

The Pinehurst Village Council held a Regular Meeting at 4:30 p.m., Tuesday, December 10, 2019 in the Assembly Hall of Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Judy Davis, Mayor Pro Tem
Ms. Lydia Boesch, Councilmember
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk

And approximately 26 attendees, including 9 staff and 1 press.

1. Call to Order.

Mayor Strickland, called the Village Council meeting to order.

2. Invocation and Pledge of Allegiance.

Invocation by Pastor John Kinyon of Redeemer Church.

3. Reports:

Village Manager

- Moore County will be clearing easements for sewer lines for a small area between Midland Rd. and the traffic circle. The County has sent letters to the affected property owners making them aware of the upcoming work.

Village Council

- Mayor Pro Tem Davis stated that the new restaurant, Lisi, opened up right after Thanksgiving and the Village Wine shop celebrated their 10th anniversary last week. The Village Christmas decorating contest winners were notified today and she noted this was the first year the contest was open to the entire Village. She thanked Bert Higgins for coordinating the contest this year, along with the judges and participants for helping out. Also, the production of Dickens will be playing at Village Chapel December 17th thru 19th.
- Councilmember Drum reported the Tri-Cities Group is trying to find ways to protect Midland Road. Also, he attended the Partners and Progress meeting today and explained their relationship with the Southeastern Partnership and the benefits of that partnership.
- Mayor John Strickland stated last week was great, working with Council and staff and getting the Christmas tree lit in the Village.

4. Motion to Approve Consent Agenda.

All items listed below are considered routine or have been discussed at length in previous meetings and will be enacted by one motion. No separate discussion will be held unless requested by a member of the Village Council.

- Resolutions honoring the service of Nancy Fiorillo, John Bouldry, and Jack Farrell
- Public Safety Reports for November, 2019.
- Approval of Draft Village Council Meeting Minutes.
 - November 12, 2019 Regular Meeting
 - November 12, 2019 Work Session
- Budget Amendments Report.

End of Consent Agenda.

Upon a motion by Mayor Pro Tem Davis, seconded by Councilmember Drum, Council unanimously approved the Consent agenda by a vote of 5-0.

5. Presentation of the FY 2019 Comprehensive Annual Financial Report (CAFR).

Brooke Hunter, Financial Service Director, introduced John Frank, with Dixon Hughes Goodman LLP. Mr. Frank presented the firm's opinion on the Comprehensive Annual Financial Report stating overall the audit went well and they issued clean audit opinion. Additionally, the Village received the certificate of achievement for Excellence in Financial Reporting award from the Governmental Finance Officers Association. Mr. Frank explained at the end FY 19 the general fund was 29% of annual expenditures, above the required minimum of 15%. The Village currently has unassigned fund balance of 29% of actual general fund expenditures, while total fund balance represents 41% of budgeted expenditures, slightly above the requirement of the fund balance policy, which is to maintain 30% to 40%. Mr. Frank noted that the average for total fund balance in the Village's population peer group is 55%. He also explained that in addition to the required annual audit, in FY 2019, the Village was selected by the Office of State Auditor to obtain an employee census data examination, which they also review and found the information submitted by the Village accurate. Mayor Pro Tem Davis asked Mr. Frank's opinion of the Village's pension liability compared to our peers. Mr. Frank explained other municipality contributions would be determined by the number of employees they have.

6. Motion to Recess the Regular Meeting and Enter a Public Hearing

Mayor Strickland stated that this public hearing was a quasi-judicial hearing and reviewed the rules of the hearing.

Upon a motion by Councilmember Boesch, seconded by Councilmember Hogeman, Council unanimously approved to recess the regular meeting and enter the Public Hearing, by a vote of 5-0.

7. Public Hearing No. 1

Mayor Strickland swore in Darryn Burich, Richard Yelverton, and Alyson Faulkner to provide testimony. He asked if any Councilmember has had any ex-parte communications, bias, or conflicts of interest on the subject. Councilmember Hogeman shared that she discussed the store moving last year very briefly with the shop keeper.

Darryn Burich, Inspections and Planning Director, stated the purpose of the public hearing is to consider issuance of a Special Use permit to locate an alcohol beverage store at 10 Blake Boulevard, parcel ID 00046792. The applicant is Moore County ABC Board and the owner is RCH Realty Company. Current zoning on the proposed site is neighborhood commercial district. Mr. Burich noted alcohol beverage stores are only permitted through Special Use Permit in the Neighborhood Commercial District (NC).

Mr. Burich explained the zoning requirements for NC and shared photos of the site and the current zoning around the proposed building. Mr. Burich stated that the proposed site complies with the requirements of the Pinehurst Development Ordinance (PDO). Mr. Burich entered the staff report, applicant application, and a copy of the staff PowerPoint presentation into the record.

Richard Yelverton, Attorney, explained the project will be to relocate the existing ABC Store, currently located on Highway 5. The proposed location, Blake Boulevard, is more in harmony with what is currently in the area, compared to the current location. Mr. Yelverton explained getting in and out of the current location is a challenge and the proposed site would be a much safer location. Councilmember Drum inquired if now was the time to ask for the applicant to add more landscaping to the property. Jeff Sanborn, Village Manager, explained that conditions could be added, however, they have to be related to the standards of review. Mr. Burich

gave examples of conditions that could be added and noted that he would advise against adding any conditions that go beyond the requirements of the PDO.

Mayor Pro Tem Davis asked what the current ABC store is zoned as. Mr. Burich replied the property is currently zoned NC. Mayor Pro Tem Davis also asked about the signage of the proposed location, she noted she would like to minimize the signage. Mr. Burich explained the current sign requirements in the PDO, which allow the applicant to have two ground signs and one wall sign. Mayor Pro Tem Davis also asked if staff knew of the public safety history of the proposed location. Mr. Sanborn stated there is no crime or accident history at the proposed location and noted that the current location has 2 crimes and 10 vehicle accidents recorded over a 10 year period. Mr. Sanborn entered an email into the record from the Pinehurst Police Department regarding the crime and accident history.

8. Motion to Adjourn the Public Hearing and Re-enter the Regular Meeting.

Upon a motion by Mayor Pro Tem Davis, seconded by Councilmember Drum, Council unanimously approved to adjourn the public hearing and re-enter the regular meeting, by a vote of 5-0.

9. Discuss and Consider a Motion Approving a Special Use Permit for Moore County ABC Board in Order to Locate an Alcohol Beverage Store at 10 Blake Boulevard.

Councilmember Hogeman felt that since the proposed location is surrounded by commercial uses, has safer access, and is an established building it meets the standards of review. Mayor Pro Tem Davis stated she believes safety will be better at the proposed location and also asked Mr. Burich if he knew what would happen with the current drive thru in that building. Mr. Burich stated from what he has been told the drive thru would be closed off structurally and not used.

Upon a motion my Councilmember Hogeman and seconded by Councilmember Drum, Council approved the Special Use Permit as requested by the applicant, Moore County ABC Board by a vote of 5-0 and accepted the applicant's Standards of Review and adopted them as the Findings of Fact as follows:

(A) The proposed special use meets all required conditions and specifications;

An Alcoholic Beverage Sales Store is a permitted use within the NC zoning district subject to the acquisition of a Special Use Permit as detailed in Table 8.5. 1a in the Code. At this time the Blake Site meets the requirements for a retail store from a parking and other site-specific requirements. The building will need to have an upgraded sprinkler system to support the change in use from a bank to an Alcoholic Beverage Sales Store and the applicant intends to perform those upgrades along with general up fitting and updating of the building itself.

(B) The proposed special use is/is not in harmony with the area, or compatible with the neighborhood;

The proposed ABC store on the Blake Site is harmonious and compatible with the surrounding neighborhood and area. The Blake Site sits squarely in the middle of properties that are all utilized for commercial purposes and the change from a bank building to an ABC store will have limited impact on traffic flow from one use to the other. In fact, the relocation of the ABC store will have it located in a spot completely surrounded by commercial properties rather than the current location which has residential properties directly behind it.

(C) The proposed special use will/will not materially endanger public health or safety;

The relocation of the ABC store from its current location to the Blake Site will have little, if any, negative effect on public health or safety and certainly will not materially endanger public health or safety. In fact, as stated earlier, the Blake Site is far superior from an ingress/egress, lighting, parking and visibility standpoint to the current store location. If anything, the Blake Site would have a positive impact on the public health and safety of those who shop at the store as well as vehicular traffic along Hwy. 5.

(D) The proposed special use will/will not substantially injure the value of adjoining property or be a public necessity;

Changing the use of the Blake Site from a bank building to an ABC store should have no impact on the value of the adjoining property. Traffic count should remain similar and the applicant intends to improve the property for the new store. In addition, having an owner occupied building (as this would be) rather than a tenant occupied building (as was the case with BB&T) should have a positive impact on surrounding property values.

(E) The proposed special use will/will not be in conformity with the Village of Pinehurst Comprehensive Long Range Plan. The

proposed use on the Blake Site fits with the Comprehensive Long Range Plan and particularly Focus Area 2: Highway 5 Commercial Area. Locating the ABC Store off of Hwy 5 and revitalizing the Blake Site as a retail outlet certainly appears to serve the goal of "new investment in the existing employment center on NC Highway 5, near the intersection of Blake Boulevard" as set forth in the first sentence of that section of the Long Range Plan. While perhaps not the exact spot of the aforementioned employment center, putting an owner occupied use on the Blake Site seems to serve well the plan for investment in the area and maintaining or growing employment at that site.

10. Discuss and Consider a Budget Amendment and Authorization for Engineering Technician Position and Engineering Services.

Brooke Hunter, Financial Services Director, explained this item stems from when the previous Council approved a change to the Position Classification and Pay Plan that reclassified the former Infrastructure Superintendent position to an Engineering Technician. Which changed the title, adjusted the pay grade for the position from pay grade 24 to pay grade 21, and changed the position from exempt to non-exempt. Thus, the position will now be classified in the Public Services Administration Division instead of the Streets & Grounds Division of the Public Services Department. Ms. Hunter explained a budget amendment is needed to move funds that were originally budgeted in Streets & Grounds salaries and benefits to Public Services Administration. The new Engineering Technician began in December, this amendment transfers enough funds to cover the payroll-related costs from December through June.

Jeff Batton, Assistant Village Manager, explained after the Infrastructure Superintendent's departure, additional on-call engineering services were needed as a result of temporary workload constraints. McGill Associates, our on-call engineering firm, was utilized to perform additional plan reviews and conduct some site inspections during this time to meet demands. To cover the costs of additional engineering review services needed this year, a budget amendment is required. Funds are available in Streets & Grounds salaries due to the departure of the Infrastructure Superintendent. The budget amendment being presented moves funds from Streets & Grounds salaries and benefits accounts to Public Services Administration for the approved Engineering Technician reclassification and for additional engineering services needed during the transition.

Mr. Batton also noted that the additional on-call engineering funds will necessitate a change order to an existing purchase order with McGill Associates. He explained that when combined with the initial purchase order for on-call services, the amount will exceed the \$25,000 threshold for the Village Manager execution. As a result, staff will need Council's authorization to issue the change order for \$20,000, bringing the total allocated for on-call services to \$45,000.

Upon a motion by Mayor Pro Tem Davis, seconded by Councilmember Boesch, Council unanimously approved Ordinance 19-22 amending the general fund budget, for additional engineering services and reclassification of the engineering technician position and authorized the Village Manager to execute a purchase order change order for on-call engineering services with McGill Associates for fiscal year 2020 for a total of \$45,000, by a vote of 5-0.

11. Discuss and Consider Contract Award for Streetscape Design Services.

Jeff Batton, Assistant Village Manager, explained that North Carolina State statutes requires the selection for this type of design service to be qualifications based and once a firm is selected, staff has to negotiate the amount of the contract. After review of quotes received, a three member committee of Village staff recommends that design services for the Magnolia Road Streetscape project be awarded to McGill Associates. Mr. Batton explained the contract amount agreed upon is \$27,000, however, this amount exceeds the \$25,000 threshold in which staff is authorized to execute. Mr. Batton noted that this amount doesn't include a separate surveying contract that was executed for \$8,000 to compile all the base data needed for design. The funds for design and implementation of phase one of this project, to include drainage work, are in the FY2020 budget. To proceed staff needs authorization from Council to execute the contract.

Mr. Batton explained the specific section of Magnolia Road to be addressed is between McCaskill Road and Community Road. Mayor Strickland asked what would be the timeframe of this project. Mr. Batton explained after the design phase they would move into drainage work and hopefully be completed with that work by the end of FY 2020, then continue the work into FY 2021. Mr. Batton explained Council will be provided ample opportunities, during the design phase, to weigh in throughout the design process but the general concept is to place storm drainage underground and match the appearance of downtown with brick sidewalks, organized on-street parking, brick curbs, landscape, and decorative street lighting. Councilmember Boesch stated that seeing the

Council will meet the next two days for a Planning Retreat can this wait for approval until they have had time to discuss priorities. Mr. Batton stated it would not hurt to delay approval for 30 days. Mayor Pro Tem Davis asked about the on street parking design. Mr. Batton explained that they would try to get some parallel parking, on Magnolia Road, by putting the storm water underground and moving some utilities. Councilmember Drum stated that funding is in this year's budget and feels the planning needs to be done. Mayor Pro Tem Davis stated the urgency for parking in the Village is so urgent she doesn't want to slow this project down.

Upon a motion by Councilmember Drum, seconded by Councilmember Hogeman, Council unanimously approved to authorize the Village Manager to execute a contract with McGill Associates for design services for the Magnolia Road Streetscape project in the amount of \$27,000, by a vote of 5-0.

12. Presentation of the ICMA Certificate of Excellence in Performance Management.

Lauren Craig, Organizational Performance Director, explained the Village of Pinehurst was recognized by the International City/County Management Association (ICMA) for its data-driven management and reporting efforts with a Certificate of Excellence in Performance Management for the second consecutive year. She noted certificates are based on established criteria and are awarded at three levels: Achievement, Distinction, and Excellence. Recipients at all levels collect and verify data to ensure reliability, train staff in performance measurement, and report data to the public through budgets, newsletters, and/or information provided to elected officials. The Village of Pinehurst is one of only 27 jurisdictions receiving the Certificate of Excellence, and one of 63 recognized overall. The award was presented at the 105th ICMA Annual Conference in Nashville, TN on October 21, 2019 and mailed to each jurisdiction following the event.

13. Discuss and Consider Enterprise Agreement with ESRI.

Jason Whitaker, Information Technology Director, explained in 2018 the Village created a strategic plan for Geographic Information Systems (GIS) and also the current Village of Pinehurst Strategic Plan includes an Initiate Action Plan to "Expand GIS". Part of this expansion is to develop a system, using GIS tools, to assist with the inventory and maintenance of storm water facilities. Our GIS Analyst has determined that we need additional software to help record, analyze, and track this information. Mr. Whitaker noted that funds were appropriated in the current budget for this project.

Mr. Whitaker explained to purchase the additional software, we have determined that the best approach is to establish an Enterprise Agreement (EA) with ESRI, which will give us the necessary tools to continue the IAP for expanding GIS capabilities and for many other GIS related needs throughout other Village departments. The EA agreement with ESRI is a single source purchase and will be \$15,000 per year for the duration of the 3-year agreement. Mr. Whitaker noted that currently the Village spends approximately \$4,500 per year on maintenance and will no longer be paying maintenance during this agreement period.

Upon a motion by Councilmember Boesch, seconded by Mayor Pro Tem Davis, Council unanimously approved to authorize the Village Manager to execute a 3 year contract with ESRI for additional GIS software in the amount of \$45,000, by a vote of 5-0.

14. Other Business.

No other business was discussed.

15. Comments from Attendees.

- Victoria Adkins, Pinehurst resident, stated she has noticed an increase in traffic and cars parked around the Village. Over the last year the parking issues are constant. The parking issues are causing issues with solid waste collections for residents. She would like to help find a solution to the parking problems.
- Debbie Lalor, 80 Azalea Road, asked the Village Council to please reactivate the parking sub-committee. The Village of Pinehurst continues to use one side of residential roads for on street parking. She believes the future Magnolia Streetscape project will not create any new parking spaces, only make on street parking safer. The lack of parking is causing a derogation in the Village.
- John Webster, Pinehurst resident, stated the Village's pension liability worries. He stated the per capita ad valorem tax base has dropped and we need to find a way to preserve and enhance the tax base.
- Jean Casinella, Pinehurst resident, stated that she hopes that the Council will take the discussion on parking in the Village seriously. She stated she encourages the Council to let TriCities group know that we are concerned with the development on Highway 5, in regards to the traffic issues.

- John Hoffman, Everett Road, stated the PDO should have prevented the renovations at the Community Presbyterian Church. He read a portion of the Pinehurst Development Ordinance regarding conditional zoning, which he feels is not being met or enforced. He stated the condition to remove the gravel from the right of way and the replant trees are not on the site plan. He state the Village Council must enforce the conditions imposed.
- Tom Campbell, Pinehurst resident, stated that parking at Village Hall is getting worse and we need to think about that in the future as well.

16. Motion to Adjourn.

Upon a motion by Councilmember Hogeman, seconded by Councilmember Boesch, Council unanimously approved to adjourn the regular meeting by a vote of 4-0 at 7:10 pm.

Respectfully Submitted,

Beth Dunn,
Village Clerk

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

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**VILLAGE COUNCIL
MINUTES FOR WORK SESSION OF DECEMBER 10, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA**

IMMEDIATELY FOLLOWING THE REGULAR MEETING

The Pinehurst Village Council held a Work Session at 7:10 p.m., Tuesday, December 10, 2019, in the Assembly Hall of Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Judy Davis, Mayor Pro Tem
Ms. Lydia Boesch, Treasurer
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk

And approximately 4 attendees, including 3 staff.

1. Call to Order.

Mayor John Strickland, called the Council work session to order.

Upon a consensus of the Council, the work session agenda items were tabled until January.

2. Motion to Adjourn.

Council unanimously approved to adjourn the work session at 7:12 p.m.

Respectfully Submitted,

Beth Dunn,
Village Clerk

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**VILLAGE COUNCIL
MINUTES FOR FY 2021 STRATEGIC PLANNING RETREAT
DECEMBER 11, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
8:30 AM – 4:30 PM**

The Pinehurst Village Council held the Fiscal Year (FY) 2021 Strategic Planning Retreat on Wednesday, December 11, 2019 in the Assembly Hall of the Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Lydia Boesch, Councilmember
Ms. Judy Davis, Mayor Pro Tem
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk
Mr. Jeffrey Batton, Assistant Village Manager
Ms. Natalie Hawkins, Assistant Village Manager
Ms. Lauren M. Craig, Organizational Performance Director
Ms. Angela Kantor, Director of Human Resources
Mr. Carlton Cole, Fire Chief
Mr. Randy Kuhn, Director of Fleet Maintenance
Mr. Mike Apke, Director of Public Services
Mr. Mark Wagner, Director of Parks and Recreation
Mr. Earl Phipps, Police Chief
Ms. Brooke Hunter, Director of Financial Services
Mr. Jason Whitaker, Chief Information Officer
Mr. Darryn Burich, Planning and Inspections Director
Mr. Leo Santowasso, Planning and Zoning Chair
Ms. Julia Latham, Board of Adjustment Chair
Mr. Molly Gwinn, Historic Preservation Commission Chair
Ms. Molly Rowell, Beautification Committee Chair
Mr. Tom Campbell, Bike and Pedestrian Committee Chair

And approximately 1 attendee and 1 press.

1. FY 2021 Strategic Planning Retreat

Welcome/Introduction

Lauren Craig, Organizational Performance Director, welcomed everyone, outlined the agenda and the objectives for the retreat, and reviewed the Strategic Planning timeline.

Affirm FY2021 SOAR (Strengths, Opportunities, Aspirations, and Results) Analysis and Key Strategic Advantages

Ms. Craig presented the proposed key fiscal year (FY) 2021 aspirations for Council to discuss. Those aspirations included having a thriving arts, culture, & entertainment market that creates a “Golf by Day, Arts by Night” atmosphere, become a premier destination to “Live and Work from Home”, have a thriving business environment that encourages innovation and creativity, maintain the rural, wooded character of the ETJ, be a pedestrian friendly community with expanded pedestrian, bicycle, and golf-cart connectivity, have high quality design and development, have minimal traffic congestion, retain the small town charm and

rural feel of the Village , and have housing options for all stages of life. Councilmember Boesch suggested prioritizing the list and also adding one to address traffic on Highway 5 and the parking issues downtown. Councilmember Drum suggested rewording the aspiration to have minimal congestion and to include parking congestion. The group discussed adding high quality neighborhoods and sufficient parking in the Village Center. Mayor Pro Tem Davis suggested prioritizing the aspirations into 3 buckets; living in Pinehurst, moving around Pinehurst, and the economics of Pinehurst. Councilmember Hogeman suggested changing the wording for maintain the rural, wooded character of the ETJ, as she would like this to state that the area would not be rezoned to increase the density of current zoning. Ms. Craig stated staff would work on the wording of these aspirations and come back with suggestions based off of Council's feedback.

Affirm Strategic Advantages and Challenges

Ms. Craig presented the Council with the proposed key strategic advantages which included, integrated and extensive use of technology, culture of continuous improvement, customer focused workforce, strong financial condition, integrated strategic planning processes, and robust Performance Measurement System. Councilmember Boesch suggested adding the Pinehurst brand to the list of advantages. Mayor Pro Tem Davis suggested changing the wording to "organizational" key strategic advantages to clarify the list. Council came to a consensus on the proposed list presented.

Ms. Craig presented Council with the proposed strategic challenges which included, managing the quality of development, minimizing traffic congestion (especially on Highway 5), increase in the cost of doing business, aging housing stock, responding to increased demand on existing services due to growth, changing service needs due to changing demographics, and attracting and retaining highly qualified workforce members. Mayor Pro Tem Davis suggested adding the challenge of retaining and attracting retail business in the Village. Council agreed to the addition and came to a consensus on the amended strategic challenges list.

Review and Affirm Mission, Vision, Values, and Core Competencies

Ms. Craig reviewed the current Mission, Vision, and Values of the Village of Pinehurst. The group reviewed the aspiration list compared to the vision statement. Natalie Hawkins, Assistant Village Manager, suggested that senior leaders review the amended aspiration list and compare that to the vision statement, then present Council with suggested changes. Council came to a consensus to retain the current mission statement and values, with no changes. Ms. Craig reviewed the current three core competencies and asked for suggestions for any future core competencies. Mayor Pro Tem Davis suggested adding the word "organizational" in front of core competencies list.

Review of the Five Year Financial Forecast and Potential Workforce Needs.

Brooke Hunter, Financial Services Director, presented Council with the five-year financial forecast. She explained the forecast includes five-year projections of revenues, operating expenditures, debt service, and capital expenditures; incorporates all revenue and costs associated with Initiative Action Plans and Opportunities for Innovation and Improvement, revenues are forecasted on a line-by-line basis, operating expenditures include salaries and benefits projections, as well as non-personnel expenditures, and capital expenditures are detailed in three replacement schedules. The group discussed the upcoming increase in the pension plan, required and set by the North Carolina Retirement System.

Ms. Craig reviewed potential workforce needs in the future. She explained that currently only .25 FTEs are in the five-year SOP, which is for an HR Specialist, to make the position go from 30 hours per week to full time. Some of the other areas identified for potential workforce needs by managers included traffic enforcement officer, economic development, code enforcement, transportation planning/engineering, streets and grounds, solid waste, and event coordination. The group discussed the future need for transportation planning.

Review and Discuss Long Range Plans of Key Partners & Stakeholders.

Ms. Craig reviewed a summary of long range plans for key partners and stakeholders. The medical community would prefer to expand vertically for core patient services in existing locations. They would like the Village to consider modifications to the Pinehurst Development Ordinance (PDO) to allow for taller structures and also help address pedestrian safety at crossings and provide pedestrian facilities, such as sidewalks. The Resort would like to expand on current property or property immediately adjacent. They would like the Village to cooperate with the 2024 US Open. They plan to continue to invest and grow as needed.

Tri-Cities Group has agreed to include the following in their work plan: highway overlay districts, greenway/pedestrian plans, annexation agreements, rezoning, Moore County Schools, hotel/motel occupancy tax, and shared services. Short term rentals have been discussed and the group agreed Pinehurst would study and make a recommendations, as the other two towns are not impacted as much as Pinehurst has been.

The North Carolina Department of Transportation (NCDOT) has the following projects planned in the next 10 years: Highway 5 – widening from Aberdeen to Pinehurst, Highway 5 Improvements – From Hwy 211 to Blake Blvd., Midland Road Corridor to Southern Pines, Memorial Drive/Hwy 15-501 turn lane improvements, Morganton Rd/15-501 Interchange, traffic circle

improvements, and 15-501 North of Traffic Circle – widening. Jeff Sanborn, Village Manager, stated that the Memorial Drive and Page Rd. improvements are scheduled to begin in March of 2021. All other plans have been delayed until after the 2024 US Open. The group discussed how the NCDOT scored projects to receive funding.

Moore County Public Utilities are currently developing a 20 year water model and sewer model to ensure adequate future capacity. Other projects and needs of Moore County include completing the East Moore water district phase 4 – water extensions in the Juniper Lake/Esther Road area, identified that sewer extensions to Seven Lakes is a need, Village of Pinehurst proposed change to Moore County Utilities extension policy, working on taking a more proactive and frequent approach to clearing easements along water and sewer lines. Currently the Partners in Progress Strategic Plan focuses on business recruitment for healthcare/medical, defense/military, golf/sports recreation, and manufacturing. Moore County Schools are working on construction on new updated school and plans for redistricting schools.

Ms. Craig stated in summary the Village should expect significant non-residential development in the five-year period and also explained ways to support key partners/stakeholders, such as, consider amendments to the PDO and cooperate on 2024 U.S. Open Championship preparations. Ms. Craig noted that also we should follow up on the request for an amendment to Moore County utility extension policy and we should evaluate if and how we should support Partners in Progress business recruitment and allocate resources if necessary.

Discuss and Prioritize Strategic Opportunities.

Ms. Craig explained the purpose of Strategic Opportunities. The group reviewed the proposed Strategic Opportunities by Balanced Score Card Goal. The group discussed a possible opportunity to develop a comprehensive plan for mitigating future traffic on Highway 5 and added it to the Strategic Opportunities list. Councilmember Hogeman suggested adding a project to amend the Comprehensive Plan to remove the option for conservation neighborhoods in the ETJ. After discussion Council decided not to include that suggestion and review when the Pinehurst Development Ordinance is updated. Council discussed and added an Opportunity for Improvement to evaluate parking for downtown and the surrounding area. Mayor Pro Tem Davis asked to change the wording of the Strategic Opportunity “create” new neighborhood open spaces. After discussion Council ultimately agreed to remove that strategic opportunity altogether from the list and add to the Parks and Recreation Comprehensive Master Plan, since the update to the Parks and Recreation Plan is also on the Strategic Opportunity list. Council reviewed all of the opportunities and prioritized by urgency to implement. The Strategic Opportunities with the highest urgency and most important included purchasing land for a potential fire station, updating the PDO, regulatory authority around borders.

Other Business

No other business was discussed.

Wrap Up, Next Steps, and Evaluation

Ms. Craig reviewed the agenda for the next day's meeting, December 12, 2019.

2. Adjournment.

The meeting was adjourned at 5:00 PM.

Respectfully Submitted,

Beth Dunn
Village Clerk

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



**VILLAGE COUNCIL
MINUTES FOR FY 2021 STRATEGIC PLANNING RETREAT
DECEMBER 12, 2019
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
8:30AM - 3:00 PM**

The Pinehurst Village Council held the Fiscal Year (FY) 2021 Strategic Planning Retreat on Thursday, December 12, 2018 in the Assembly Hall of the Pinehurst Village Hall, 395 Magnolia Road, Pinehurst, North Carolina. The following were in attendance:

Mr. John C. Strickland, Mayor
Ms. Lydia Boesch, Councilmember
Ms. Judy Davis, Mayor Pro Tem
Mr. Kevin Drum, Councilmember
Ms. Jane Hogeman, Councilmember
Mr. Jeffrey M. Sanborn, Village Manager
Ms. Beth Dunn, Village Clerk
Mr. Jeffrey Batton, Assistant Village Manager
Ms. Natalie Hawkins, Assistant Village Manager
Ms. Lauren M. Craig, Organizational Performance Director
Ms. Angela Kantor, Director of Human Resources
Mr. Carlton Cole, Fire Chief
Mr. Randy Kuhn, Director of Fleet Maintenance
Mr. Mike Apke, Director of Public Services
Mr. Mark Wagner, Director of Parks and Recreation
Mr. Earl Phipps, Police Chief
Ms. Brooke Hunter, Director of Financial Services
Mr. Jason Whitaker, Chief Information Officer
Mr. Darryn Burich, Planning and Inspections Director
Mr. Leo Santowasso, Planning and Zoning Chair
Ms. Julia Latham, Board of Adjustment Chair
Mr. Molly Gwinn, Historic Preservation Commission Chair
Ms. Molly Rowell, Beautification Committee Chair
Mr. Tom Campbell, Bike and Pedestrian Committee Chair

And approximately 1 attendee and 1 press.

1. Welcome and Introduction

Lauren Craig, Organizational Performance Director, welcomed everyone and outlined the agenda and the objectives for the day.

2. Discuss and Prioritize Strategic Opportunities (Planned Timeframe and Importance).

The group reviewed the proposed Strategic Opportunities by Balanced Scorecard (BSC) Goal. Council discussed the opportunity to implement elements the 2015 Comprehensive Pedestrian Plan and Bicycle Plan and agreed the plan will need some updating based on the 2019 Comprehensive Plan. The group discussed the opportunity to create a Storm Water Management Plan and Mike Apke, Public Services Director, gave an overview of the process of creating such a plan. Council added an Opportunity for Improvement (OFI) to prepare an ordinance to amend the PDO regarding storm water management for residential development. Once Council finished prioritizing the Strategic Opportunities they reviewed the items they listed with the highest urgency and importance and discussed in more detail.

3. **Discuss Potential Changes to the Fiscal Year (FY) 2021 Balanced Scorecard Goals, Strategic Objectives, and Key Performance Indicators.**

Mrs. Craig reviewed the current BSC goals proposed, with no changes for FY 2021, and Council agreed. Ms. Craig presented the proposed strategic objectives related to how we will achieve those BSC goals. Council reviewed and discussed the OFI list.

4. **Discuss Proposed Areas of Focus.**

Mrs. Craig presented Council the proposed strategic opportunities. Council ranked all the opportunities by importance and urgency and decided which areas to focus on.

5. **Wrap Up, Next Steps and Evaluation.**

Brooke Hunter, Financial Service Director, noted that May 20th through May 22nd are the proposed dates to have the budget work sessions. The group completed a plus/delta of the retreat this year.

6. **Adjournment.**

The meeting adjourned at 2:10 p.m.

Respectfully Submitted,

Beth Dunn
Village Clerk

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Mission: Promote, enhance, and sustain the quality of life for residents, businesses, and visitors.

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**PRESENTATION OF RESOLUTIONS HONORING NANCY FIORILLO,
JOHN BOULDRY, AND JACK FARRELL.
ADDITIONAL AGENDA DETAILS:**

FROM:

Beth Dunn

CC:

Jeff Sanborn

DATE OF MEMO:

1/6/2020

MEMO DETAILS:

The Village Council will present resolutions honoring Nancy Fiorillo, John Bouldry, and Jack Farrell for their service on the Pinehurst Village Council.



**DISCUSS AND CONSIDER A REQUEST FOR A SPECIAL INTENSITY
ALLOCATION REQUEST (PINEHURST BEACH CLUB IMPROVEMENTS)
ADDITIONAL AGENDA DETAILS:**

FROM:

Darryn Burich

CC:

Jeff Sanborn & Natalie Hawkins

DATE OF MEMO:

1/7/2020

MEMO DETAILS:

This agenda item is for Council to consider approval of a 5.81 acre Special Intensity Allocation (SIA) request by the Pinehurst Resort & Country Club for improvements at the existing Beach Club property on Pinehurst Lake that will involve construction of a new pavilion, snack back, recreational structures and other site improvements.

The redevelopment proposes a total of 1.74 acres of impervious area resulting in 30% overall impervious coverage on a 5.81 acre site.

It is the practice of the Planning and Inspections Department to bring requests for SIAs before Village Council for approval when site plan approval is imminent.

Attached to this memorandum is a staff memo explaining the SIA request with a summary table of previously issued SIAs within the WS-II Watershed Protection District. Should Council agree to provide the 5.81 acre allocation, Council can approve by a motion.

ATTACHMENTS:

Description

- ☐ Staff Report
- ☐ Presentation from Planning Staff



PLANNING AND INSPECTIONS DEPARTMENT STAFF REPORT

To: Mayor Strickland and Village Council
From: Darryn Burich, Planning & Inspections Director
CC: Natalie Hawkins, Assistant Village Manager
Beth Dunn, Village Clerk
Date: January 7, 2020
Subject: Request for Special Intensity Allocation of 5.81 acres to the Pinehurst Resort and Country Club for proposed Pinehurst Beach Club Improvements on Pinehurst Lake.

Executive Summary

Consideration of a Special Intensity Allocation (SIA) pursuant to Section 8.3.3.5(B)(2) of the Pinehurst Development Ordinance (PDO) to allow for redevelopment at the Lake Pinehurst Beach Club improvements resulting in 19.6% net impervious coverage whereas non-residential development is limited in the WSII – Watershed Protection District to 12% built upon area except by special exception. The redevelopment project involves construction of a new pavilion and snack bar, recreational structures, surface parking improvements, and other related site improvements. Section 8.3.3.5(B)(2) of the PDO states that up to ten (10%) percent of the balance of the watershed may be developed for nonresidential and multi-family uses, allowing up to seventy (70%) percent built-upon area on a project by project basis. The proposed improvements are being reviewed under the Minor Site Plan Review process through the Technical Review Committee and this allocation has to be granted prior to proceeding with the additional improvements on site.

| Property Owner | Property Location | Moore County PID# | Project Area |
|-----------------------------------|-----------------------------|-------------------|--------------|
| Pinehurst Resort and Country Club | 1 Denichilo Court (vacated) | 00054727 | 5.81 |

Zoning and Proposed Use

| | |
|-------------------------------|---|
| Current Zoning | RD Recreational Development and R10 Residential |
| Watershed Protection District | WS II Drowning Creek-Lumber River |
| Within Corporate Limits | Yes |
| Existing Use | Beach club and related improvements |
| Proposed Use | Beach club with Pavilion, Snack Bar, recreational structures, parking, etc. |

| | |
|--------------------------------|---|
| Proposed Imperious Area | 1.74 acres or approximately 30% (up to 70% permitted) |
|--------------------------------|---|

Project Analysis

The proposed beach club project involves a 5.81 acre tract of land with impervious improvements totaling approximately 75,812 square feet or 1.74 acres of impervious area resulting in 30% impervious area coverage, which exceeds the 12% by right limitation. Because there were already existing impervious improvements on the site (prior to 1993 when law became effective) of 41,447.54 square feet (.95 acres) that square footage could technically be excluded from the calculation if they were trying to meet the PDO's 12% maximum limitation. However, with the pre-existing impervious square footage subtracted out the proposed new impervious area is approximately 19% requiring the intensity allocation as requested.

This SIA would grant relief from the WS-II Watershed Protection District maximum impervious built upon area of twelve percent (12%) identified in Section 8.3.3.5(B)(1) of the PDO, which again is permitted up to 70% impervious coverage for non-residential uses. Per Section 8.3.3.5(B)(2)(a) the total acreage of the tract involved in the request will be counted in the SIA which also includes pervious surfaces, which totals 5.81 acres in this case.

In accordance with Section 8.3.3.5(B)(2) of the PDO, ten percent (10%) of the WS-II Watershed Protection District can be granted a Special Intensity Allocation (SIA). This yields a total area of 819.84 acres eligible to receive a Special Intensity Allocation in the WS-II Watershed Protection District. The Village has allocated approximately 57 acres since 1993 leaving 763.084 acres of intensity allocation remaining for other future projects.

The property is located within the corporate limits of the Village of Pinehurst and complies with the Village Council's Watershed Intensity Allocation Policy contained in Resolution 13-13 that states, "It shall be the policy of the Village of Pinehurst to only allocate special intensity allocations to properties that are located within the corporate limits of Pinehurst or to properties which have an active voluntary annexation petition to the Village of Pinehurst."

The table below outlines activity in the WS-II Watershed Protection District since 1996.

| Date of Council Action | Project | Area Approved by Council for SIA (Acres) | Balance of WS-II (Acres) |
|-------------------------------|---|---|---------------------------------|
| 6/21/1993 | Creation of WS-II (Drowning Creek) | N/A | 198.300 |
| 12/16/1996 | MOWASA (Moore County Water and Sewer Authority) | 0.150 | 198.150 |
| 1/21/1997 | Love Grove Freewill Baptist Church | 0.060 | 198.090 |
| 2/17/1997 | Moore County Landfill | 2.580 | 195.510 |
| 6/16/1997 | Quail Haven Village | 6.700 | 188.810 |

| | | | |
|------------|--|-----------|---------|
| 7/21/1997 | Deep Creek Baptist Church | 0.260 | 188.550 |
| 7/21/1997 | Pinehurst Resort Parking Lot | 0.500 | 188.050 |
| 8/18/1997 | Boles Funeral Home | 0.690 | 187.360 |
| 3/16/1998 | Quail Haven | 0.000 | 187.360 |
| 6/15/1998 | Quail Haven | 0.006 | 187.354 |
| 8/17/1998 | Golf Course #1 Restrooms | 0.017 | 187.337 |
| 10/26/1998 | Congregational Church | 0.870 | 186.467 |
| 10/26/1998 | Pinehurst Resort Improvements | 12.830 | 173.637 |
| 10/26/1998 | Pinehurst Resort Golf Learning Center | 1.860 | 171.777 |
| 10/26/1998 | Moore County Landfill | 0.150 | 171.627 |
| 3/15/1999 | Congregational Church | 0.023 | 171.604 |
| 3/15/1999 | Harness Track | 2.290 | 169.314 |
| 4/19/1999 | Pinehurst Track Restaurant | 0.010 | 169.304 |
| 6/21/1999 | Quail Haven Village | 0.010 | 169.294 |
| 5/30/2000 | Pinehurst Resort Green House | 0.870 | 168.424 |
| 1/23/2001 | The Pinehurst Company | 0.020 | 168.404 |
| 1/23/2001 | The Pinehurst Company | 0.590 | 167.814 |
| 1/23/2001 | Bretton Woods Pool Pavillion | 0.598 | 167.216 |
| 5/22/2001 | Quail Haven Village | 0.022 | 167.194 |
| 7/24/2001 | Trotter Hills Development | 1.560 | 165.634 |
| 10/8/2001 | Pinehurst Hardware | 0.350 | 165.284 |
| 1/16/2004 | Moore County ABC Store | 0.377 | 164.907 |
| 8/2/2004 | Rudd Office Building | 0.340 | 164.567 |
| 12/16/2008 | Community One Bank | 1.440 | 163.127 |
| 5/5/2011 | Village Chapel | 1.440 | 161.687 |
| 1/10/2012 | Quality Care Pharmacy | 1.440 | 160.247 |
| 6/12/2012 | Moore County Transfer of WS-II Acreage | + 621.537 | 781.784 |
| 1/8/2013 | Village Green | 6.630 | 775.154 |
| 11/18/2013 | Terry Riney Office | 1.140 | 774.014 |
| 9/8/2015 | Sandhills Alliance Church | 1.540 | 772.474 |
| 6/28/2016 | Kirkpatrick Office Building | 1.000 | 771.474 |
| 8/13/2019 | La Foret Townhomes | 6.950 | 764.524 |
| 8/13/2019 | Pinehurst Coin Exchange | 1.440 | 763.084 |
| 1/14/2019 | Pinehurst Resort Beach Club Improvements | 5.81 | 763.084 |

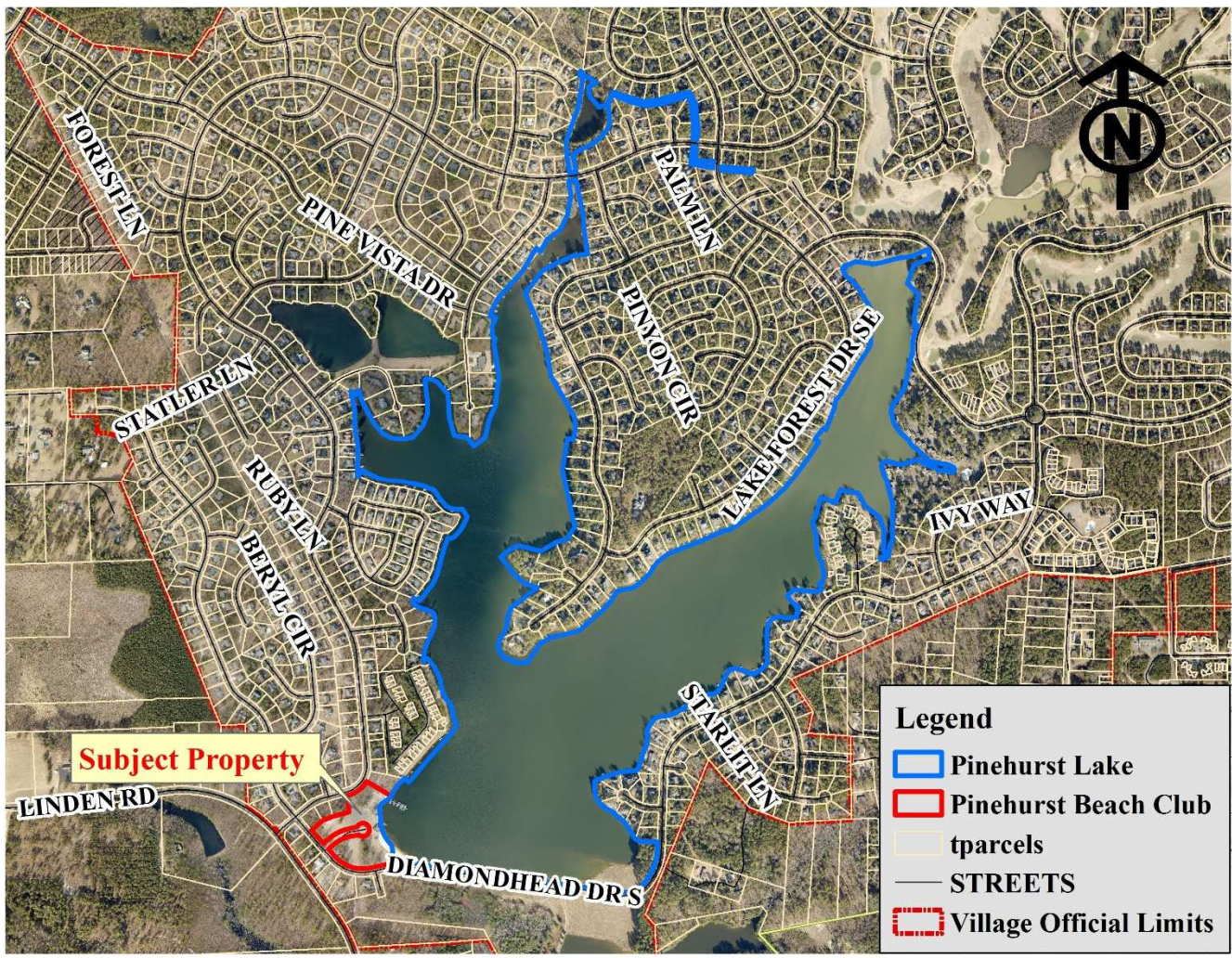
Associated Approvals

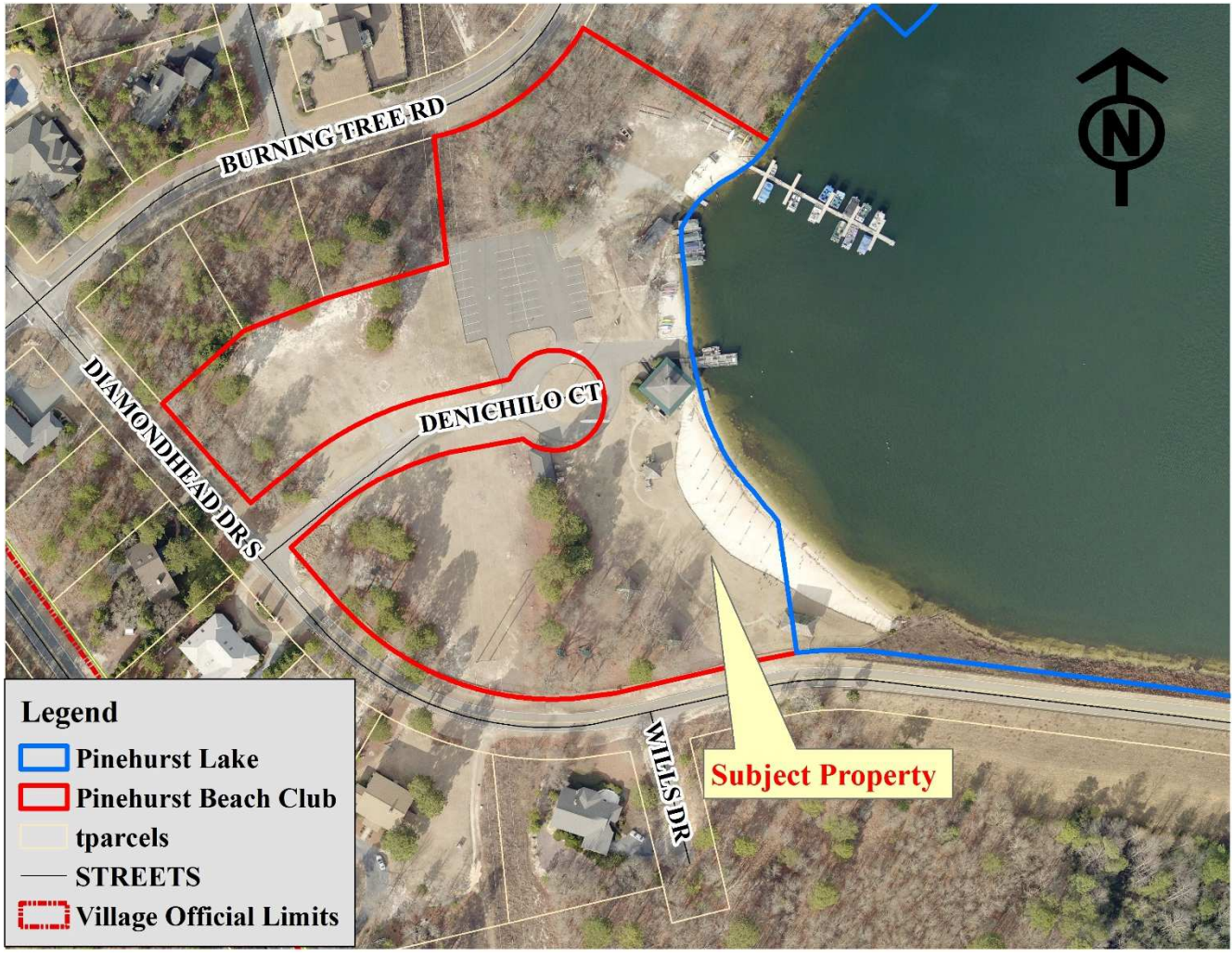
The proposed project is currently undergoing Minor Site Plan review through the Technical Review Committee as the Phase II Beach Club Improvements. Previously, Phase I improvements have been completed that involved the development of surface parking improvements which replaced some existing parking improvements.

Staff Recommendation

Village staff recommends approval of the SIA from the WS-II Watershed Protection District of 5.81 acres for the Pinehurst Resort and Country Club Beach Club Improvements as proposed, which Council can approve by motion. Approval of this 5.81 acre SIA as requested would leave approximately 763.084 acres of special intensity allocation remaining in the WS-II Watershed Protection District for other future SIAs

Vicinity Maps







5. Special Intensity Allocation (SIA)

I. DISCUSS AND CONSIDER A REQUEST FOR A SPECIAL INTENSITY ALLOCATION REQUEST (PINEHURST BEACH CLUB IMPROVEMENTS)

| Property Owner | Property Location | Moore County PID# | Project Area |
|-----------------------------------|-----------------------------|-------------------|--------------|
| Pinehurst Resort and Country Club | 1 Denichilo Court (vacated) | 00054727 | 5.81 |

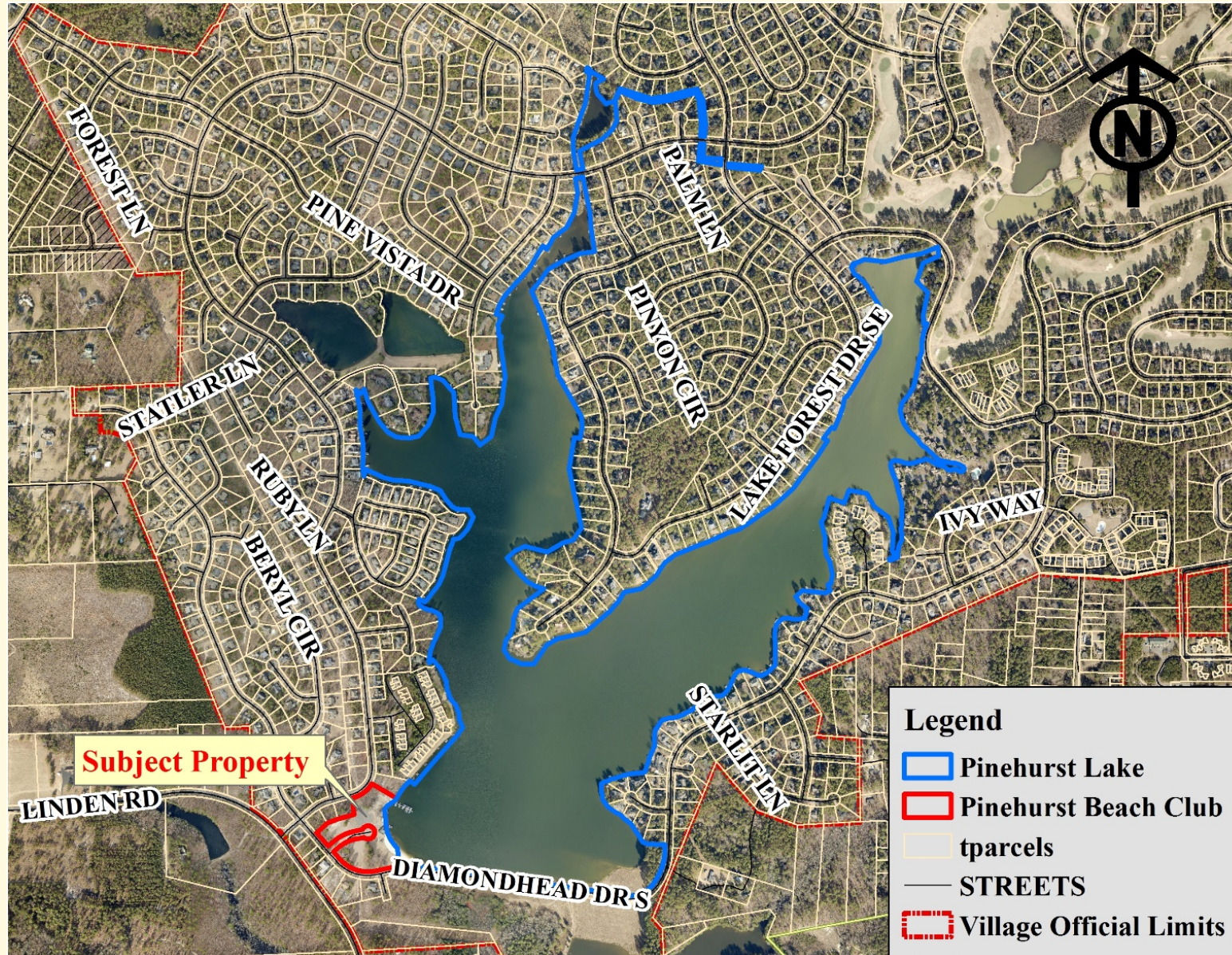




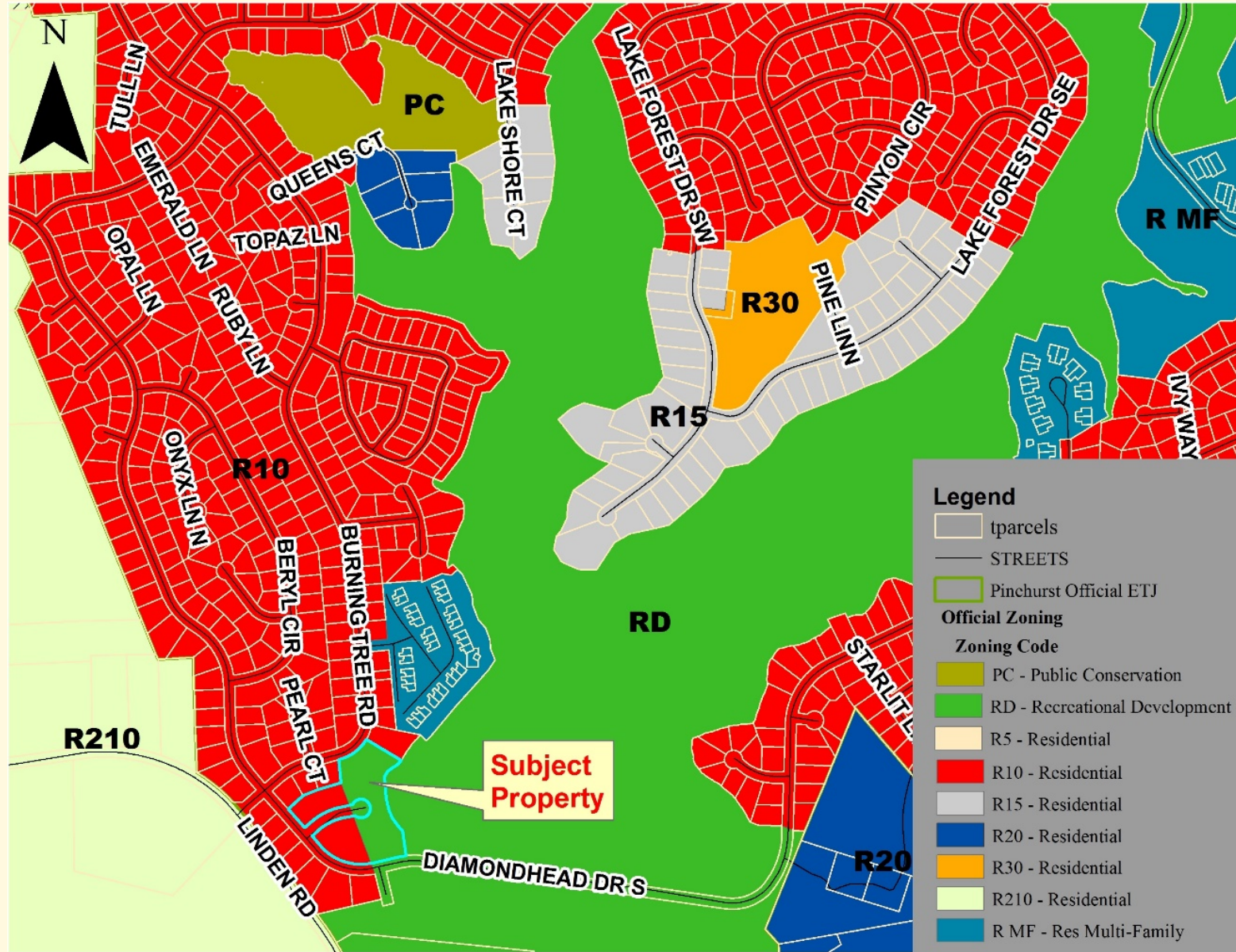
Project Info

| | |
|--------------------------------------|--|
| Current Zoning | RD Recreational Development and R10 Residential |
| Watershed Protection District | WS II Drowning Creek-Lumber River (763.084 acres of intensity allocation left) |
| Within Corporate Limits | Yes |
| Existing Use | Beach club and related improvements |
| Proposed Use | Beach club with Pavilion, Snack Bar, recreational structures, parking, etc. |
| Proposed Imperious Area | 1.74 acres or approximately 30% (up to 70% permitted) This is with the exempted pre 1993 development the figure is 19.6% |





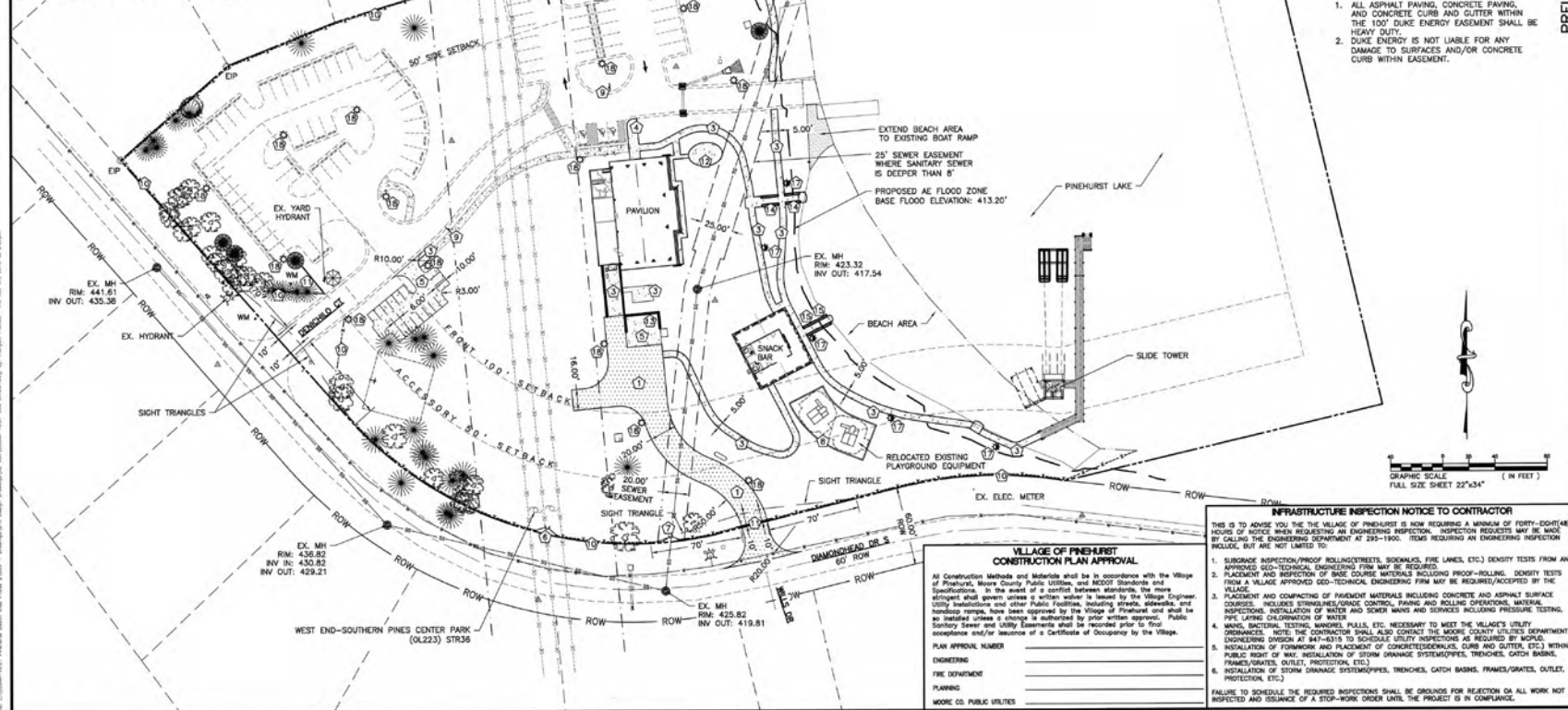






| SITE KEY NOTING: | | |
|------------------|--|---------------------|
| SYMBOL | DESCRIPTION | SHEET REFERENCE |
| ① | INSTALL HEAVY DUTY ASPHALT PAVEMENT** | SEE SHT. D-01, #1 |
| ② | INSTALL LIGHT DUTY ASPHALT PAVEMENT | SEE SHT. D-01, #1 |
| ③ | INSTALL CONCRETE SIDEWALK | SEE SHT. D-01, #2 |
| ④ | INSTALL CONCRETE SIDEWALK WITH CURB | SEE SHT. D-01, #3 |
| ⑤ | INSTALL HEAVY DUTY CONCRETE PAVEMENT** | SEE SHT. D-01, #4 |
| ⑥ | INSTALL 18" DOUBLE SWING GATE | SEE SHT. D-01, #5 |
| ⑦ | INSTALL 12" DOUBLE SWING GATE | SEE SHT. D-01, #5 |
| ⑧ | INSTALL PLAYGROUND SURFACE/EDGING | SEE SHT. D-01, #6 |
| ⑨ | INSTALL MAXIMUM HEIGHT SIGN | SEE SHT. D-01, #7 |
| ⑩ | INSTALL 6" CHAIN LINK FENCE | SEE SHT. D-02, #1 |
| ⑪ | INSTALL ROLLING GATE | SEE SHT. D-02, #2 |
| ⑫ | INSTALL FIRE PIT | SEE SHT. D-02, #3 |
| ⑬ | INSTALL DUMPSTER ENCLOSURE | SEE SHT. D-03, #1 |
| ⑭ | INSTALL STEPS (10 RISERS) | SEE SHT. D-04, #1,2 |
| ⑮ | INSTALL STEPS (6 RISERS) | SEE SHT. D-04, #2,3 |
| ⑯ | INSTALL STEPS (2 RISERS) | SEE SHT. D-04, #2,4 |
| ⑰ | INSTALL TR33 12" LIGHT POLE (BY DUKE ENERGY) | SEE SHT. LP-01 |
| ⑱ | INSTALL TR33 16" LIGHT POLE (BY DUKE ENERGY) | SEE SHT. LP-01 |

*EACH HANDICAP PARKING SPACE SHALL BE DESIGNATED AS "VAN ACCESSIBLE" EXCEPT AS NOTED
**ALL ASPHALT PAVING, CONCRETE PAVING, AND CONCRETE CURB AND GUTTER WITHIN THE 100' DUKE ENERGY EASEMENT SHALL BE HEAVY DUTY.



| REVISIONS | | | |
|-----------|-------------------------------|----------|----|
| SYM. | DESCRIPTION | DATE | BY |
| 1 | VILLAGE OF PINEHURST COMMENTS | 11/07/19 | |

| REQUIRED PARKING: | | | |
|--|----------|----------|--|
| USE | REQUIRED | PROVIDED | |
| ACTIVE RECREATION (BEACH AND WATER AREA) | 25 | 25 | |
| PASSIVE RECREATION (4.67 AC LAND) (5/1 AC) | 24 | 24 | |
| MARINA (24 SLIPS; 3 EMPLOYEES) (1/2 SLIPS; 1/EMPLOYEE LARGEST SHIFT) | 15 | 15 | |
| PAVILION (4,175 SF) (1/200 SF) | 21 | 21 | |
| TOTAL REQUIRED SPACES | 85 | 85 | |
| ADDITIONAL SPACES PROVIDED | | 9 | |
| TOTAL | | 94 | |
| PROVIDED AS STANDARD VEHICLE SPACE | | 73 | |
| PROVIDED AS GOLF CART PARKING (20% MAX.) | | 17 | |
| PROVIDED AS HANDICAP SPACES | | 4 | |

- NOTES:
- ALL ASPHALT PAVING, CONCRETE PAVING, AND CONCRETE CURB AND GUTTER WITHIN THE 100' DUKE ENERGY EASEMENT SHALL BE HEAVY DUTY.
 - DUKE ENERGY IS NOT LIABLE FOR ANY DAMAGE TO SURFACES AND/OR CONCRETE CURB WITHIN EASEMENT.



LKC Engineering, Inc.
140 Aqua Shad Court
Aberdeen, NC 28315
O: 910.420.1437
F: 910.420.1438
License No. P-1095

LKC
Engineering
Landscape Architecture
Surveying

SITE LAYOUT

PINEHURST RESORT & COUNTRY CLUB
BEACH CLUB IMPROVEMENTS
PHASE 2
Pinehurst, North Carolina

PRELIMINARY — DO NOT USE FOR CONSTRUCTION

DATE: SEPT. 2019
DESIGNED: PWH
DRAWN: TDR
CHECKED: TAC
NO.
C-03





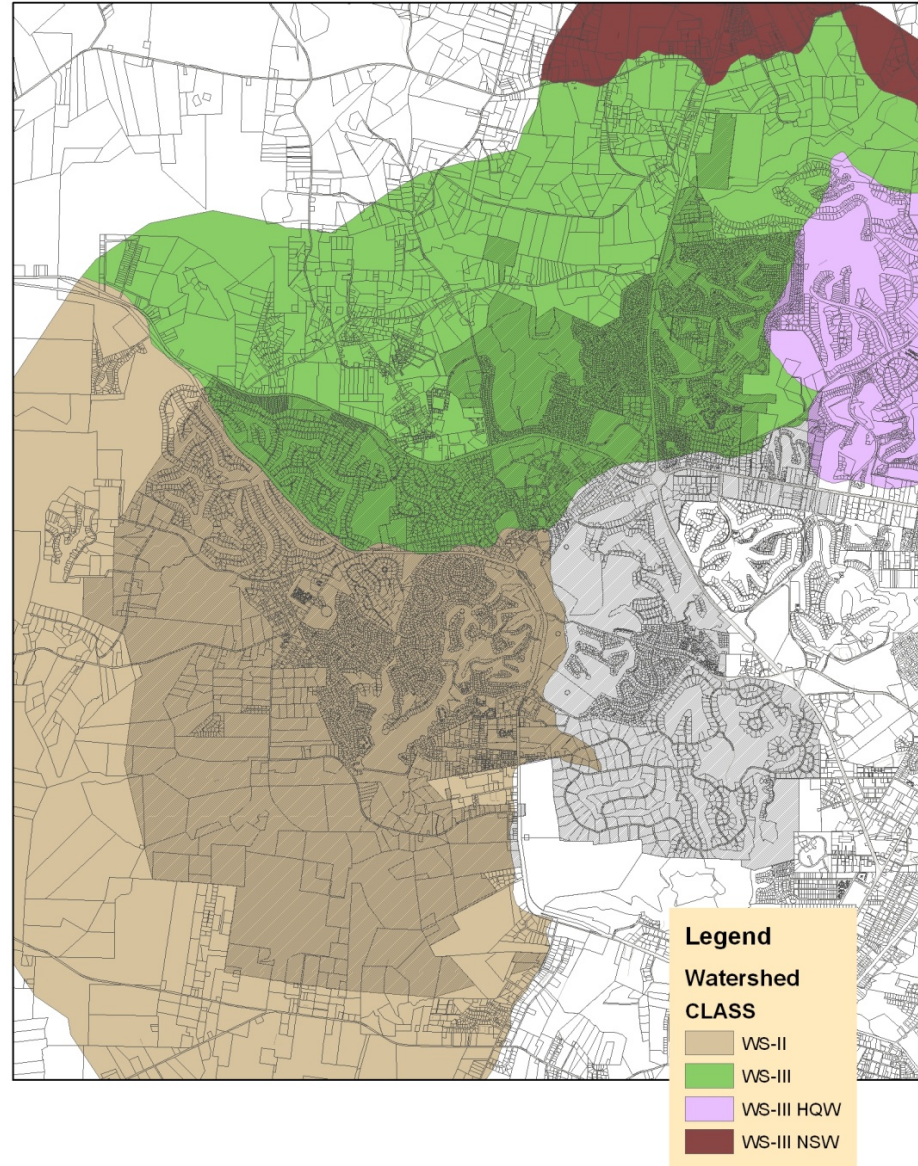
Special Intensity Allocations

- Watershed Protection 8.3.3.1 PDO
- Regulations established to protect water quality
 - Impervious Area Limitations
 - Stream and Reservoir Buffers
 - Restriction of Land Uses and Density within water supply basins.
- 4 Areas Covered in Pinehurst
 - Drowning Creek-Lumber River WS-II Balance of Watershed
 - Nicks Creek-Cape Fear WS-III Balance of Watershed
 - Little River-Intake #2 WS III Balance of Watershed
 - Little River – Vass WS III Balance of Watershed





Watersheds in the Pinehurst Area





Watersheds

- Does not include existing development> June 21, 1993
- Some uses are prohibited within the WS

WS II

- Limited to 12% built upon area or 1 dwelling unit per acre.

WS III

- Limited to 24% built upon area or 2 dwelling units per acre.

SNIA or SIA

- For non-residential development in Pinehurst we have provisions for the 10/70 rule





PDO Standards

- Projects must minimize built-upon surface area and incorporate Best Management Practices to minimize water quality impacts.
- Village Council must approve the Special Intensity Allocation in accordance with any adopted policies it has related to the distribution of the Special Intensity Allocation. Resolution 13-13

SECTION 1. It shall be the Policy of the Village of Pinehurst to only allocate Special Intensity Allocations to properties that are located within the corporate limits of Pinehurst or to properties which have an active voluntary annexation petition to the Village of Pinehurst.





| Date of Council Action | Project | Area Approved by Council for SIA (Acres) | Balance of WS-II (Acres) |
|------------------------|---|--|--------------------------|
| 6/21/1993 | Creation of WS-II (Drowning Creek) | N/A | 198.300 |
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| 6/16/1997 | Quail Haven Village | 6.700 | 188.810 |
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| 7/21/1997 | Pinehurst Resort Parking Lot | 0.500 | 188.050 |
| 8/18/1997 | Boles Funeral Home | 0.690 | 187.360 |
| 3/16/1998 | Quail Haven | 0.000 | 187.360 |
| 6/15/1998 | Quail Haven | 0.006 | 187.354 |
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| 10/26/1998 | Pinehurst Resort Improvements | 12.830 | 173.637 |
| 10/26/1998 | Pinehurst Resort Golf Learning Center | 1.860 | 171.777 |
| 10/26/1998 | Moore County Landfill | 0.150 | 171.627 |
| 3/15/1999 | Congregational Church | 0.023 | 171.604 |
| 3/15/1999 | Harness Track | 2.290 | 169.314 |
| 4/19/1999 | Pinehurst Track Restaurant | 0.010 | 169.304 |
| 6/21/1999 | Quail Haven Village | 0.010 | 169.294 |
| 5/30/2000 | Pinehurst Resort Green House | 0.870 | 168.424 |
| 1/23/2001 | The Pinehurst Company | 0.020 | 168.404 |
| 1/23/2001 | The Pinehurst Company | 0.590 | 167.814 |
| 1/23/2001 | Bretton Woods Pool Pavillion | 0.598 | 167.216 |

| | | | |
|------------|--|-----------|---------|
| 5/22/2001 | Quail Haven Village | 0.022 | 167.194 |
| 7/24/2001 | Trotter Hills Development | 1.560 | 165.634 |
| 10/8/2001 | Pinehurst Hardware | 0.350 | 165.284 |
| 1/16/2004 | Moore County ABC Store | 0.377 | 164.907 |
| 8/2/2004 | Rudd Office Building | 0.340 | 164.567 |
| 12/16/2008 | Community One Bank | 1.440 | 163.127 |
| 5/5/2011 | Village Chapel | 1.440 | 161.687 |
| 1/10/2012 | Quality Care Pharmacy | 1.440 | 160.247 |
| 6/12/2012 | Moore County Transfer of WS-II Acreage | + 621.537 | 781.784 |
| 1/8/2013 | Village Green | 6.630 | 775.154 |
| 11/18/2013 | Terry Riney Office | 1.140 | 774.014 |
| 9/8/2015 | Sandhills Alliance Church | 1.540 | 772.474 |
| 6/28/2016 | Kirkpatrick Office Building | 1.000 | 771.474 |
| 8/13/2019 | La Foret Townhomes | 6.950 | 764.524 |
| 8/13/2019 | Pinehurst Coin Exchange | 1.440 | 763.084 |
| 1/14/2019 | Pinehurst Resort Beach Club Improvements | 5.81 | 757.274 |





Recommendation

- Approve the SIA for 5.81 acres in WS-II Drowning Creek WS as requested. This leaves 757.274 acres (not 763.084 as shown on table in staff report) of intensity allocation remaining.

