

FOR REGISTRATION REGISTER OF DEEDS
Judy D. Martin
Moore County, NC
August 04, 2020 11:59:02 AM
Book 5387 Page 177-182
FEE: \$28.00
INSTRUMENT # 2020014084

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Village of Pinehurst
395 Rhagnodia Rd
Pinehurst, NC 28374

ORDINANCE #20-07:

AN ORDINANCE AMENDING THE OFFICIAL PINEHURST ZONING MAP AS IT PERTAINS TO THE REZONING OF ONE CURRENT PARCEL OF LAND CONSISTING OF APPROXIMATELY 4.5 ACRES FURTHER IDENTIFIED AS MOORE COUNTY PID 00029674, VILLAGE CHAPEL.

WHEREAS, the Village Council of the Village of Pinehurst adopted a new Pinehurst Development Ordinance and Map on the 8th day of October, 2014, for the purpose of regulating planning and development in the Village of Pinehurst and the extraterritorial area over which it has jurisdiction; and

WHEREAS, said Ordinance and Map may be amended from time to time as circumstances and the best interests of the community have required; and

WHEREAS, a public hearing was held at 4:30 p.m. on July 14, 2020 in the Assembly Hall of the Pinehurst Village Hall, Pinehurst, North Carolina after due notice in the Pilot, a newspaper in Southern Pines, North Carolina, with general circulation in the Village of Pinehurst, and its extraterritorial jurisdiction, for the purpose of considering rezoning of approximately 4.5 acres and further identified as Moore County PID #00029674, from PC (Public Conservation District) to PC-CD (Public Conservation – Conditional District), at which time all interested citizens, residents and property owners in the Village of Pinehurst and its extraterritorial jurisdiction were given an opportunity to be heard as to whether they favored or opposed the proposed rezoning; and

WHEREAS, the Planning and Zoning Board has recommended the zoning map be amended and the general concept plan be approved with conditions; and

WHEREAS, the applicant has agreed upon the following condition(s):

1. The Village will permit a maximum impervious coverage of 31%. Any public walkways installed by the Village on Village Chapel property in the future shall not count towards the impervious coverage allocation for Village Chapel.
2. On-site stormwater treatment for newly created impervious surfaces will be captured via installation of underground stormwater catchment devices capable of capturing stormwater from a 25-year storm event.
3. The Village will not require the applicant to install public sidewalks as required by Section 9.16.1.8(A)(4) along existing street frontages.

4. The conditional zoning limits uses of the property as limited to the following:
 - a) Religious Institutions
 - b) Playgrounds
 - c) Concealed Wireless Facility
 - d) Accessory Buildings
 - e) Accessory Structures
 - f) All Temporary Uses permitted in the PC Zone
5. The Village waives PDO Special Requirement 18 (SR-18) requiring a minimum 5 acre site for religious institutions.
6. The Village Chapel will plant a minimum of 12 longleaf pines to replace trees removed for construction of new facility and parking area.
7. The Village Chapel shall install landscape buffers for parking and the playground as follows:
 - a. Install a Class 1 buffer around the playground and in lieu of the required buffer along Village Green East relocate the understory trees and shrubs to the east façade of Heritage Hall.
 - a) Planted buffer landscaping must be consistent with the palate of shrubs and understory trees identified in the “Village of Pinehurst Planting Guide” as referenced in Appendix E of the “Village of Pinehurst Historic District Guidelines, 2019.”
8. The Heritage Hall playground surface shall be pervious with no permanent playground equipment installed.
9. Any new lighting shall:
 - a) Any new pole mounted lights shall have the same decorative style as the lighting in the adjacent Village Green.
 - b) Parking lot and driveway luminaires shall be full cutoff per Section 9.8.1.2(B)(2) of the PDO with a maximum mounting height of 16 feet.
 - c) Lumens for installed light fixtures shall be no greater than 0.0 lumens at the property lines.
 - d) Lighting along the Village Green East Drive shall be turned off at midnight (12:00 a.m.).

WHEREAS, the Village Council, after considering all of the facts and circumstances surrounding the proposed rezoning, have determined that it is in the best interests of the Village of Pinehurst and the extraterritorial jurisdiction that the Development Ordinance and Zoning Map be amended.

NOW, THEREFORE, BE IT ORDAINED AND ESTABLISHED by the Village Council of the Village of Pinehurst, North Carolina in a regular meeting assembled on this 28th day of July, 2020 as follows:

SECTION 1. That the Pinehurst Zoning Map of the Village of Pinehurst and its extraterritorial zoning jurisdiction hereby is amended by rezoning of approximately 4.5 acres and further identified as Moore County PID #00029674, from PC (Public Conservation District) to PC-CD (Public Conservation – Conditional District).

SECTION 2. The rezoning map as attached hereto as Exhibit A, and made part of hereof, the same as if included verbatim.

SECTION 3. The general concept plan as attached hereto as Exhibit B, and made part of hereof, the same as if included verbatim.

SECTION 4. This Ordinance shall be and remain in full force and effect from and after the date of its adoption.

Adopted this 28th day of July, 2020.



Attest:

Beth Dunn

Beth Dunn, Village Clerk

VILLAGE OF PINEHURST
VILLAGE COUNCIL

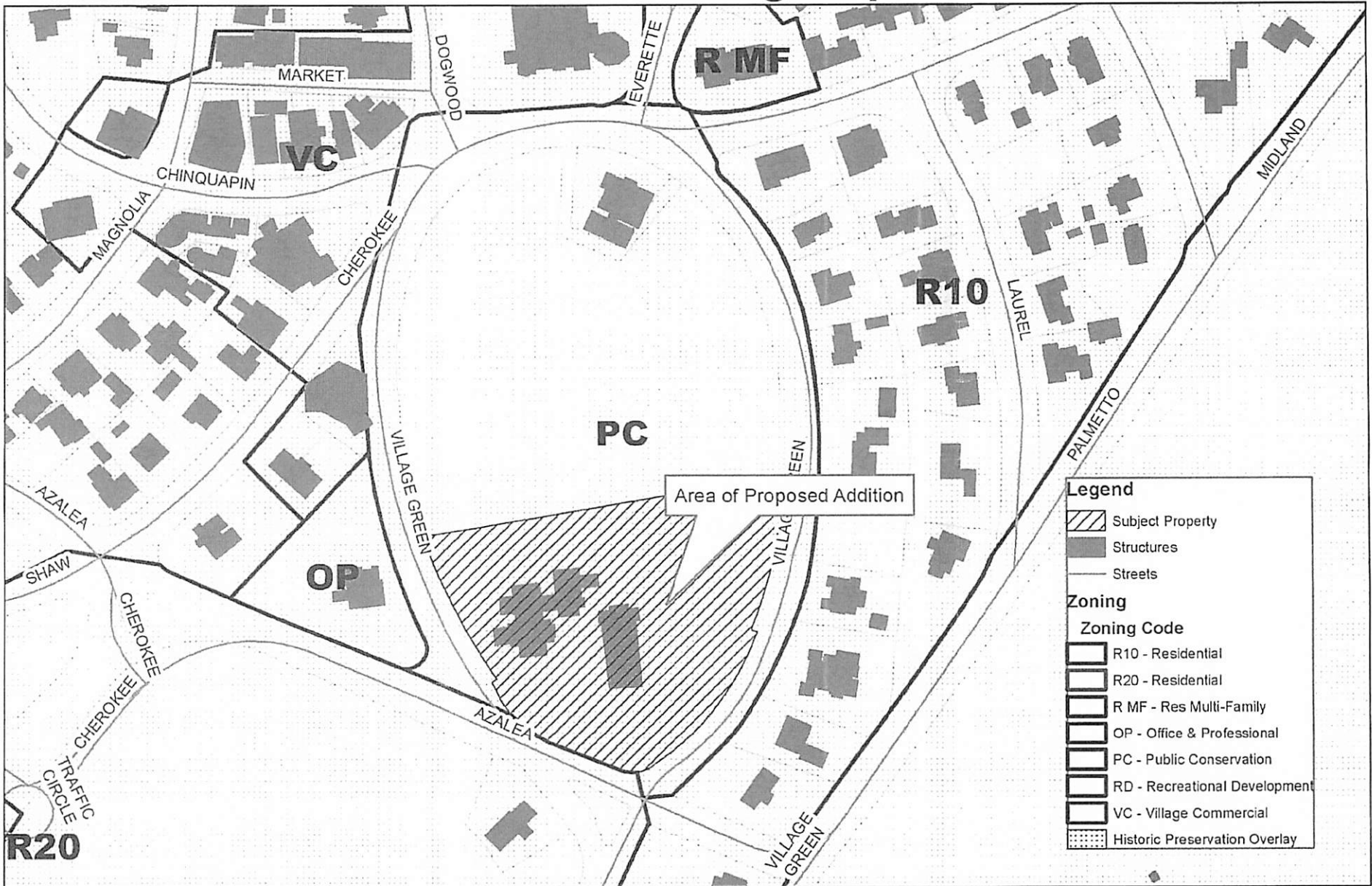
By *John C. Strickland*
John C. Strickland

Approved as to Form:

Michael J. Newman

Michael J. Newman, Village Attorney

Area Zoning Map



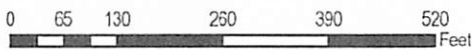
Legend

- Subject Property
- Structures
- Streets

Zoning

Zoning Code

- R10 - Residential
- R20 - Residential
- R MF - Res Multi-Family
- OP - Office & Professional
- PC - Public Conservation
- RD - Recreational Development
- VC - Village Commercial
- Historic Preservation Overlay



Village of Pinehurst Disclaimer: It is understood that the data contained herein is subject to constant change and that its accuracy cannot be guaranteed. The maps have been created from information provided by various government and private sources at various levels of accuracy. The data is provided to you "as is" with no warranty, representation or guarantee. It is the user's responsibility to verify the accuracy, timeliness or completeness of any of the information provided herein. It is the responsibility of the user of the data to be aware of the data's limitations and to utilize the data in an appropriate manner. Any reuse of this data is strictly prohibited in accordance with North Carolina General Statutes 132-10. Coordinate System: North Carolina State Plane Coordinate System (NAD83) (feet). Pinehurst Mapper Date: 05/14/2020.

June 4, 2020
 Planning and Zoning Board
 Public Hearing for Conditional Rezoning



**VILLAGE OF PINEHURST
CERTIFICATION OF DOCUMENTS**

I, Beth Dunn, Village Clerk for the Village of Pinehurst, do hereby certify that the attached is a true and original copy of Ordinance #20-07 entitled "An Ordinance Amending the Official Pinehurst Zoning Map as it Pertains to the Rezoning of One Current Parcel of Land Consisting of Approximately 4.5 Acres Further Identified as Moore County PID 00029674, Village Chapel" which was unanimously adopted by the Council of the Village of Pinehurst at their regular meeting held on July 28, 2020.

IN WITNESS THEREOF, I have hereunto set my hand and have caused the official corporate seal of the Village of Pinehurst to be affixed this 28th day of July, 2020.

Beth Dunn
Beth Dunn
Village Clerk

