

**Village of Pinehurst  
Planning and Zoning Board  
Meeting Minutes  
September 6, 2012**

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395 Magnolia Road Pinehurst, NC 28374

*Due to the absence of Chairman Bennett, the Board voted unanimously to appoint Board member, Kevin Hardt as Chairman for this meeting.*

**Call to Order of the Regular Meeting (4:00pm)**

*Chairman Kevin Hardt called the meeting to order.*

**Board members present:**

*Kevin Hardt  
Richard Ashton  
Carol Henry  
Byrd Gwinn  
Betty Sapp  
Joel Shriberg*

**Board members absent:**

*Percy Bennett  
Jay Snyder*

**Staff present:**

*Andrea Correll, Planning and Inspections Director and Bruce Gould, Senior Planner*

**Approval of the August 2, 2012 Meeting Minutes**

*Byrd Gwinn made a motion to approve the August 2, 2012 meeting minutes; Richard Ashton seconded the motion; which was unanimously approved.*

*The Board asked that Angel Smith, Zoning Code Enforcement Officer, to attend their next meeting to discuss her report.*

*Chairman Kevin Hardt opened the Public Meeting.*

**Public Meeting:**

Request by East Lake Development, LLC-CCNC for a Major Subdivision Review in order to modify the existing Major Subdivision known as East Lake at CCNC. This property is also identified as Moore County LRK #'s 20081023, 20081024, 20081025, 20081026, 20081027,

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20081028 and located within the existing Country Club of North Carolina community. This project consists of approximately 9.83 acres of land. This proposal will take 6 existing “estate lots” and transform them into 15 residential lots. The subject property is zoned R-30.

*Andrea Correll, Planning and Inspections Director and Bruce Gould, Senior Planner were present to answer any questions or address any concerns of the Board.*

*Fred Hobbs, Principal and Bob Kuhn, Director of Land Planning for Hobbs, Upchurch and Associates were present to answer any questions or address any concerns of the Board.*

*Bruce Gould entered the staff report into the record.*

*East Lake Development, LLC-CCNC is proposing a revision to the East Lake at CCNC Major Subdivision that received approvals in 2007. This proposal is to redesign a ± 9.83 acre area of the development. This will include taking six (6) platted “estate lots” at the southern end of the development and turn those lots into fifteen (15) clustered lots under the Planned Residential Development criteria of the PDO. This will result in an additional 9 lots being included in the development. The development proposal takes into account the existing features of the property and environmental constraints. This revision will result in the need to modify existing utilities, stormwater and street layouts.*

*The proposed changes to the development will convert six (6) “estate lots” ranging in size from 1.3 acres to 1.87 acres into smaller cluster lots ranging in size from .34 acres to .68 acres. Additionally, two (2) new areas of open space will be created totaling 1.6 acres or additional open space.*

*After discussion Richard Ashton made a motion to approve the revision to East Lake at CCNC Major Subdivision to redesign a ± 9.83 acre area of the development; Byrd Gwinn seconded the motion, which was unanimously approved.*

*Chairman Hardt closed the Public Meeting. There were no comments from the audience.*

*With no further discussion, the meeting was adjourned.*

*Submitted by,*



*Gwendy Hutchinson  
Planning and Administrative Assistant  
Village of Pinehurst*