



AGENDA
Town of Nags Head Planning Board
Nags Head Municipal Complex Board Room
Tuesday, December 13th, 2016; 2:30 pm

A. **Call To Order**

B. **Approval of Agenda**

C. **Public Comment/Audience Response**

D. **Approval of Minutes** – November 15, 2016

E. **Action Items**

1. Consideration of a Conditional Use/Vested Right/Site Plan Request submitted by Outer Banks Hospital, Inc. for the construction of a detached accessory medical office and maintenance/storage building. The property is zoned SPD-C and is located at 4800 S. Croatan Highway, NC.
2. Discussion and request initiation of a zoning ordinance text amendment to Town Code Section 48-442(e), Conditional Uses within the SED-80, Special Environmental District, as it relates to dimensional requirements for municipally owned government facilities.

F. **Report on Board of Commissioners Actions**

1. Consideration of Public Hearing to consider zoning ordinance to require any commercial structure within the C-2, General Commercial Zoning District with a total habitable area that is 15,000 square feet or greater to obtain site plan approval via the Conditional Use process – Tabled until the January 4, 2017 regularly scheduled Board of Commissioners meeting.

G. **Town Updates – as requested**

1. Reminder - Joint workshop with Planning Board, Board of Commissioners and Advisory Committee scheduled for January 12th, 2017 at 9am.

H. **Discussion Items**

1. Discussion of zoning ordinance text amendment to require any commercial structure within the C-2, General Commercial Zoning District with a total habitable area that is 15,000 square feet or greater to obtain site plan approval via the Conditional Use process.
2. Continued discussion of zoning ordinance text amendmetns establishing a table listing of permitted and prohibited uses within the Town.

I. **Planning Board Members' Agenda**

J. **Planning Board Chairman's Agenda**

K. **Adjournment**