

**NOTICE OF PUBLIC HEARING BEFORE THE TOWN OF SOUTHERN PINES
PLANNING BOARD
TO CONSIDER PROPOSED AMENDMENTS TO THE
UNIFIED DEVELOPMENT ORDINANCE OF SOUTHERN PINES**

The Town of Southern Pines Planning Board regular meeting will be held on Thursday, October 19, 2023, at 6:00 PM at the E.S. Douglass Community Center, 1185 W. Pennsylvania Avenue, Southern Pines, North Carolina. Notice is hereby given that pursuant to Unified Development Ordinance (UDO) §2.17, a public hearing on the following proposed amendments to the UDO, listed by topic, will be held during the meeting:

1. Amendments to UDO §4.12 regarding the applicability of, and requirements for, the preparation and review of a Traffic Impact Analysis (TIA) or Traffic Design Analysis during the development review process. The proposed amendment adds a requirement for third-party review of a TIA or a TDA, clarifies the scope of a TIA or a TDA, and provides greater clarity about Level of Service (LOS) triggers. The Town Engineer has worked with consulting transportation engineers to clarify and improve the language of UDO §4.12.

All interested citizens are invited to attend the hearing and be heard. The full text of the amendments may be reviewed at the Planning office, 801 SE Service Road, Southern Pines, North Carolina, or online at www.southernpines.net. Due to the inter-relatedness of these subjects to other standards found throughout the UDO, multiple sections of text related to the subjects described herein may be discussed and considered for amendment.