



TOWN OF KILL DEVIL HILLS
Land Where Flight Began

MEMORANDUM

March 11, 2019

TO: Mayor and Board of Commissioners

FROM: Debora P. Díaz, Town Manager

REF: Public Hearing

1. Public Hearing

A. Site Plan Review: Conditional Use – Outer Banks Brewing Station – Outdoor Dining Activity Area and Associated Site Improvements (Attached PH-1A)

On January 15, 2019, the Planning Board reviewed this conditional site plan from the Outer Banks Brewing Station for the proposed construction of an outdoor dining activity area and addition, including an open air bar, restroom, and storage. Following the review, the Planning Board recommended approval to the Board of Commissioners, by a unanimous 4-0 vote. Staff agrees with the Planning Board's position and recommends the Board of Commissioners approve the site plan for *Conditional Use – Outer Banks Brewing Station – Outdoor Dining Activity Area and Associated Site Improvements*.

A motion will be in order.



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NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on Monday, March 11, 2019, at 5:30 p.m. in the Meeting Room at the Administration Building, 102 Town Hall Drive, off Colington Road, the Kill Devil Hills Board of Commissioners will hold a public hearing to receive public comment, both written and oral, on the following item:

Site Plan Review: Conditional Use – Outer Banks Brewing Station – Outdoor Dining Activity Area and Associated Site Improvements

The Site Plan may be viewed in the Town Clerk's Office, 102 Town Hall Drive, Kill Devil Hills; or, on Kill Devil Hills' website, <https://www.kdhnc.com/438/News>. Written comments, which will be included with the record of the public hearing, may be submitted to the Town Clerk, P.O. Box 1719, Kill Devil Hills, NC 27948, or by e-mail to: odell@kdhnc.com.

At the conclusion of the public hearing, the Board of Commissioners may take action on the item, with such action to include approval, disapproval, or tabling the item for further consideration.

Posted this 25th day of February 2019.

James Michael O'Dell
Deputy Town Clerk

Copies to: Mayor and Board of Commissioners, Town Manager, Town Attorney in their packet materials; all department heads; all Town bulletin boards; KDH Sunshine List, including all local news media; KDH Electronic Distribution List; social media; website; file

Director of
Planning and Inspections
MEREDITH GUNS

Building Inspector
MARTY SHAW
CHARLES THUMAN

Code Enforcement Officer
JORDAN BLYTHE



Assistant Director of
Planning and Inspections
CAMERON RAY

Senior Planner
RYAN LANG

Zoning Administrator
DONNA ELLIOTT

THE TOWN OF KILL DEVIL HILLS
NORTH CAROLINA

PLANNING DEPARTMENT

January 15, 2019

Memorandum

To: Planning Board

From: Cameron Ray, Assistant Planning Director 

Subject: **SITE PLAN REVIEW: CONDITIONAL USE**— *Outer Banks Brewing Station*—Outdoor Dining Activity Area and Associated Site Improvements

Enclosed is a conditional use application submitted by Outer Banks Brewing Station for an outdoor dining activity area and an addition including an open air bar, restroom, and storage. In addition to the plans, you will find a Commercial Site Plan Review Application, and the most recent technical review comments from staff.

All staff conditions have been addressed and staff recommends the Planning Board forward it to the Board of Commissioners as presented with a favorable recommendation.