



## **AGENDA**

TOWN OF NAGS HEAD PLANNING BOARD  
NAGS HEAD MUNICIPAL COMPLEX – BOARD ROOM

**TUESDAY, OCTOBER 21, 2025; 9:00 AM**

REGULAR SESSION

**A. CALL TO ORDER**

**B. APPROVAL OF AGENDA**

**C. PUBLIC COMMENT/AUDIENCE RESPONSE**

**D. APPROVAL OF MINUTES**

1. September 16th, 2025

**E. ACTION ITEMS**

1. Consideration of a Vested Right/Special Use/Site Plan Amendment submitted by Albemarle & Associates, Ltd. On behalf of Nags Head Church for expansion of the parking lot.
2. Consideration of a Site Plan Amendment submitted by Albemarle & Associates, Ltd. On behalf of Coastal Bluewater Capital, LLC and TW's Outdoor Outfitters for expansion of storage space between the existing retail store and the existing storage building.
3. Consideration of a Site Plan Amendment submitted by Albemarle & Associates, Ltd. On behalf of Golasa Holdings and Outer Banks Sports Club for expansion of the fitness gym to include a two-story addition, outdoor gym area, and tennis court.
4. Initiation and consideration of text amendments to the Unified Development Ordinance, Flood Damage Prevention ordinance to revise and clarify the Town's elevation standards and required freeboard.

**F. REPORT ON BOARD OF COMMISSIONERS ACTIONS**

1. October 1st, 2025

**G. TOWN UPDATES - AS REQUESTED**

**H. DISCUSSION ITEMS**

1. Planning & Development Director's Report, October 1st, 2025

**I. PLANNING BOARD MEMBERS' AGENDA**

**J. PLANNING BOARD CHAIRMAN'S AGENDA**

**K. ADJOURNMENT**