

# Notice of Public Hearing

Town of Holly Springs

**Rezoning 25-REZ-02 Powell Place (fka 7051 Rouse Rd.)**

Date of Notice: 1/2/2026

## Project Information

**Applicant:** Curry Engineering

**Current Zoning:** RR Rural Residential

☐ Conditional Zoning District

**Proposed Zoning:** NR Neighborhood Residential

☒ Conditional Zoning District  
With Development Agreement

## Property Information

**Property Address:** 0 & 7121 Rouse Road

**PIN:** 0647477441, 0647465722

**Acreage:** 32.7ac.



## How to Participate

### Get More Information

Visit our website at:  
[www.hollyspringsnc.gov/publichearings](http://www.hollyspringsnc.gov/publichearings)



### Send Written Comments

[linda.mckinney@hollyspringsnc.gov](mailto:linda.mckinney@hollyspringsnc.gov)  
Written comments will be accepted until  
5 p.m. the day prior to the public hearing

### Attend the Public Hearing

**When:** 1/20/2026 at 7:00 p.m.  
**Where:** Holly Springs Town Hall  
128 S Main Street  
Holly Springs, NC 27540

In accordance with ADA regulations please contact the Town Clerk's office at least 48 hours before the meeting to request an auxiliary aid or service needed to participate in this meeting:  
[linda.mckinney@hollyspringsnc.gov](mailto:linda.mckinney@hollyspringsnc.gov) | 919-557-3900

### After the Public Hearing

Following the public hearing, consideration of this project is expected to follow the schedule below. Additional public comments may be provided during each meeting's public comment period.

**Planning Board** 1/27/2026

**Town Council** 2/16/2026

This schedule is tentative and subject to change. Updates will be provided on the Town website:  
[www.hollyspringsnc.gov/publichearings](http://www.hollyspringsnc.gov/publichearings)

The purpose of the public hearing is to determine whether or not the proposed land use, density, and applicable development standards are appropriate for the property. All interested person(s) in attendance will be heard. This request is subject to change due to the discussion, debate, and possible objections at the public hearing before the Town Council takes action to approve or deny the application. A public hearing pursuant to NCGS §160D-1001 will also be held regarding the project's residential uses and adherence to the Town's Water Resource Management Policy. A copy of the development agreement may be obtained by emailing the Town Attorney at [john.schifano@hollyspringsnc.gov](mailto:john.schifano@hollyspringsnc.gov) or by requesting a copy at Town Hall.

# Notice of Public Hearing

Town of Holly Springs

POWELL, LUDIE MATTHEWS  
7036 ROUSE RD  
HOLLY SPRINGS NC 27540-9539

## What is a Public Hearing?

The Holly Springs Town Council holds public hearings prior to considering applications for land use or zoning district changes (rezoning). The public hearing allows the Town Council to receive public comments regarding the proposal and then have discussion and deliberation before taking action to approve or deny the application.

## Why Did I Receive This Notice?

Notices are sent to all property owners who live within 500 feet of the property lines of the proposed rezoning.

## Where Can I Find More Information?

Additional information about this public hearing can be found on the reverse side of this notice. You can also scan the QR code below to visit our website.



## Contact Us

### Holly Springs Development Services

**Email:** DSIntake@hollyspringsnc.gov

**Phone:** 311 or (919) 577-3111

**Visit Us:** Holly Springs Town Hall  
128 S Main Street  
Holly Springs, NC 27540

Public hearing information can be found on the reverse side of this page