

Nov 7, 2018 Motion as Presented

I MOVE that Council direct Town staff to draft a proposed zoning text amendment to the existing Town Code, for Council's review at its December meeting, proposing an oceanfront area residential overlay district to encompass all properties east of NC Hwy 12 and those properties abutting the west side of NC Hwy 12, as well as development standards for this overlay district that will include the following:

1. Setbacks:
 - side setbacks of 20' for structures up to 4,000 SF
 - side setbacks of 25' for structures over 4,000 SF and no greater than 6,000 SF
 - front setback of 25' for structures up to 4,000 SF
 - front setback of 50' for structures over 4,000 SF and no greater than 6,000 SF
 - rear setbacks 25' for all structures or as established by CAMA regulations
 - impervious paving setback of 10' from side property line for structures up to 4000 SF
 - impervious paving setback of 15' from side property line for structures over 4,000 SF and no greater than 6,000 SF
2. Building Height:
 - 35' for structures up to 4,000 SF
 - 28' for structures over 4,000 SF and no greater than 6,000 SF
3. Lot coverage:
 - 30% for structures up to 4,000 SF
 - 25% for structures over 4,000 SF and no greater than 6,000 SF
4. Refuse/Recycling
 - a number recommended by Town staff of trash receptacles required for all structures up to 4,000 SF
 - a number recommended by Town staff of trash receptacles required for all structures over 4000 SF and no greater than 6,000 SF
5. Landscape Buffer
 - 10' wide, single row of plantings (type to be either installed or preserved and selected from a list dictated by the Ordinance) for structures up to 4,000 SF along the sides property lines.
 - 15' wide, double staggered row of plantings (type to be either installed or preserved and selected from a list dictated by the Ordinance) for structures over 4,000 SF and no greater than 6,000 SF along the side property lines.
 - 10' wide, single row of plantings (type to be either installed or preserved and selected from a list dictated by the Ordinance) along the front property line for all structures no greater than 6,000 SF.

6. Parking

- all parking spaces to be 10' x 20'
- all parking spaces to be adjacent to a two way, 18' wide (minimum) drive aisle
- No stacked parking allowed