



Currituck County

Planning and Community Development Department
Planning and Zoning Division
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To: Planning Board
From: Planning Staff
Date: November 14, 2017
Subject: PB 17-10 Currituck County – Text Amendment

The enclosed text amendment submitted by the Currituck County Planning and Community Development Department is intended to clarify and revise miscellaneous sections of the Unified Development Ordinance (UDO) as it relates to:

- Item 1 Parking of up to two vehicles and one trailer in the Single Family Remote (SFR) zoning district on lots where no principal use has been established.
- Item 2 Revisions to the definition of *Addition*.

**PB 17-10
CURRITUCK COUNTY**

Amendment to the Unified Development Ordinance Chapter 4 Use Standards, and Chapter 10 Definitions and Measurement.

BE IT ORDAINED by the Board of Commissioners of the County of Currituck, North Carolina that the Unified Development Ordinance of the County of Currituck be amended as follows:

Item 1: That Chapter 4, Use Standards, is amended by adding the following underlined language and deleting the struck-through language:

2.3.3. General Standards and Limitations

C. Approval of Accessory Uses and Structures

(1) ~~Except for piers, docks, boat houses, boat lifts, dune decks or beach access ways, a single storage shed (for the upkeep of a lot), ponds or borrow pits, and community agriculture, the following~~ no accessory use shall be located on a lot prior to development of an associated principal use.

- a) Piers, docks, boathouses, boat lifts, dune decks or beach accessways;
- b) A single storage shed (for upkeep of a lot);
- c) Ponds or borrow pits;
- d) Community agriculture; or
- e) Parking or storage of up to two licensed and registered vehicles and one trailer in the SFR zoning district, provided the use does not constitute "Parking of Heavy Trucks, or Trailers" as regulated in Section 4.3.3.S.

Item 2: That Chapter 10. Definitions and Measurement is amended by adding the following underlined language and deleting the struck-through language:

10.5 DEFINITIONS

ADDITION

~~Any walled and roofed expansion to the perimeter of a building in which the addition is connected by a common load-bearing wall other than a fire wall. Any walled and roofed addition that is connected by a fire wall or is separated by an independent perimeter load bearing wall is new construction.~~

~~For the purposes of Section 7.4, Flood Damage Prevention, addition (to an existing building) means~~ An extension or increase in the floor area or height of an existing building or structure.

Item 3: The provisions of this Ordinance are severable and if any of its provisions or any sentence, clause, or paragraph or the application thereof to any person or circumstance shall be held unconstitutional or violative of the Laws of the State of North Carolina by any court of competent jurisdiction, the decision of such court shall not affect or impair any of the remaining provisions which can be given effect without the invalid provision or application.

Item 4: This ordinance amendment shall be in effect from and after the ____ day of _____, 2017.

Board of Commissioners' Chairman
Attest:

Leeann Walton
Clerk to the Board

DATE ADOPTED: _____
MOTION TO ADOPT BY COMMISSIONER: _____
SECONDED BY COMMISSIONER: _____
VOTE: ____AYES____NAYS
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PLANNING BOARD DATE: _____
PLANNING BOARD RECOMMENDATION: _____
VOTE: ____AYES____NAYS
ADVERTISEMENT DATE OF PUBLIC HEARING: _____
BOARD OF COMMISSIONERS PUBLIC HEARING: _____
BOARD OF COMMISSIONERS ACTION: _____
POSTED IN UNIFIED DEVELOPMENT ORDINANCE: _____
AMENDMENT NUMBER: _____