

SUNSET BEACH PLANNING BOARD  
October 18, 2012

Mayor and Town Council  
700 Sunset Blvd N.  
Sunset Beach, NC 28468

Dear Mayor and Council,

In a duly called meeting of the Planning Board on October 18, 2012, The Planning Board discussed, and voted unanimously to make a Recommendation to Town Council in regards to considering and approving a Professional Development Plan for the MB1 zoning area as it abuts the Intracoastal Waterway and the bridge entrance on the mainland.

The Planning Board discussed at length the specifics of how a professionally drawn plan for the development of MB2 from the park area northward to Town Hall would be beneficial to the current and future development of the Town of Sunset Beach.

Such a plan will not only aid us in controlling the style and density of the development of this area but will also be an invaluable guide to the continuing evolution of our Unified Development Code and our Land Use Plan. Further, our expectation is that the elements of this plan will be translatable to other commercial areas of the town. In summary, a professional plan of this nature will better ensure that future commercial developments will meet the expectations of our community and create an atmosphere that developers will find desirable.

Our conclusion is that we strongly recommend that Council approve development of a professional plan now, before the development of this area accelerates.

This amendment is consistent and in accord with Sunset Beach Land Use Plan and other officially adopted plans and is reasonable and in the public interest.

If you have any questions please feel free to contact us.

Respectfully,

Carol Santavicca  
Chairperson

Tom Vincenz  
Vice Chairperson