



**Adoption of a Unified Development Ordinance (UDO)  
For the Town of Sunset Beach, North Carolina**

**THAT WHEREAS**, the Town has enacted a zoning ordinance and other land use ordinances that control land development within both the Town’s incorporated areas and within its extraterritorial area; and

**WHEREAS**, in order to promote the public health, safety and general welfare and to promote the best interests of the town and community, it is necessary from time to time for the Town Council to consider appropriate revisions, modifications and additions to the town’s land use ordinances; and

**WHEREAS**, town staff has requested and recommended that the Town Council consider developing a Unified Development Ordinance to regulate all land use within the town and its’ extraterritorial jurisdiction; and

**WHEREAS**, the Town Council appointed a Unified Development Ordinance Committee in December, 2010, and charged the committee with the responsibility of reviewing, updating and drafting a more user-friendly version of the Town’s existing land use ordinances; and

**WHEREAS**, the committee, with the assistance of Holland Planning Consultants, has drafted a proposed Unified Development Ordinance and has submitted it to the Planning Board for its review, update and recommendation to the Town Council; and

**WHEREAS**, the Planning Board has thoroughly reviewed and updated the proposed UDO and has found it to be a more user-friendly version of the town’s land use ordinances; and

**WHEREAS**, the Planning Board and Town Council have conducted several joint workshops to review and amend the proposed UDO; and

**WHEREAS**, the Planning Board has found the UDO to be consistent with the Sunset Beach Comprehensive Land Use Plan and has recommended to the Town Council that the UDO be adopted and approved; and

**WHEREAS**, pursuant to N. C. General Statutes and town ordinances, public hearings, properly noticed , were held on November 5, 2012, and December 3,2012, where public comment was heard and considered by the Town Council regarding this issue; and

**WHEREAS**, the Town Council finds that the proposed Unified Development Ordinance is consistent with the Sunset Beach Comprehensive Land Use Plan; and

**WHEREAS**, the Town Council further finds that the approval and adoption of this proposed Unified Development Ordinance is reasonable and in the public interest in that (i) the Unified Development Ordinance will update, clarify, organize and consolidate all land use regulations within one ordinance which will make it more user-friendly and (ii) will help to manage growth and development in the town and extraterritorial jurisdiction while protecting the rights and property owners.

**NOW, THEREFORE, BE IT ORDAINED** by the Town Council of Sunset Beach that Title XV-Land Usage of the Code of Ordinances is hereby repealed and that the Unified Development Ordinance, Articles 1 through 13, including Appendix A through C, dated October 25, 2012, is hereby adopted and enacted.

Adopted this \_\_\_ day of \_\_\_\_\_, 2012.

Town of Sunset Beach

\_\_\_\_\_  
By: Mayor

ATTEST:

\_\_\_\_\_  
Town Clerk