



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Monthly Worksession 4:00 PM Monday, October 28, 2019 - Train Depot, 614 Broad Street Monthly Meeting

Call to Order

Roll Call

Agenda Approval

Public Comment

Items for Discussion and Consideration

- [1.](#) Presentation of 2020 Real Property Reappraisal by Sarah Davis, Carteret County Tax Administrator
- [2.](#) Draft Minutes of the September 23, 2019 Worksession and the October 14, 2019 Regular Meeting
- [3.](#) Case No. 19-20 Rezone 2.67 acres from R-8 to TCA
- [4.](#) Case No. 19-21 Rezone 1113 Lennoxville Road from R-8 to B-1
- [5.](#) Case No. 19-22 ZTA - Micro Distillery
- [6.](#) Compass Hotel Site Plan Request
- [7.](#) Property Conveyance Request – Preston Development
- [8.](#) Request to Lower Speed Limit on Turner Street
- [9.](#) Resolution Designating Applicant's Agent required by NC Department of Emergency Services
- [10.](#) FY 20 Budget Amendment #2
- [11.](#) September Financial Report

Commission / Board Comments

Adjourn



Town of Beaufort, NC

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**Town of Beaufort Board of Commissioners Worksession Meeting
4:00 PM Monday, October 28 – 701 Front Street Town Hall Conference Room**

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: Presentation of 2020 Real Property Reappraisal by Sarah Davis, Carteret County Tax Administrator

BRIEF SUMMARY:
Presentation of 2020 Real Property Reappraisal

REQUESTED ACTION:
No action required

EXPECTED LENGTH OF PRESENTATION:
15-20 minutes including questions and answers

SUBMITTED BY:
Christi Wood – Finance Director

BUDGET AMENDMENT REQUIRED:
No



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Town of Beaufort Board of Commissioners Worksession Meeting 4:00 pm Monday, October 28, 2019 – Town Hall Conference Room, 701 Front Street

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: Draft Minutes of the September 23, 2019 Worksession and the October 14, 2019 Regular Meeting

BRIEF SUMMARY:

Draft minutes of the September 23, 2019 Worksession and the October 14, 2019 Regular Meeting

REQUESTED ACTION:

Approval of the minutes as presented or as amended

EXPECTED LENGTH OF PRESENTATION:

2 minutes

SUBMITTED BY:

Michele Davis, Town Clerk

BUDGET AMENDMENT REQUIRED:

No



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Town of Beaufort Board of Commissioners Regular Monthly Work Session 4:00 PM Monday, September 23, 2019 - Town Hall Conference Room, 701 Front Street, Beaufort, NC Minutes

Call to Order

Mayor Pro-Tem Sharon Harker called the meeting to order.

Roll Call

Town Clerk Davis declared there was a quorum present for the meeting. Mayor Newton was not in attendance due to a prior appointment.

PRESENT

Commissioner Sharon Harker
Commissioner Charles McDonald
Commissioner Ann Carter
Commissioner Marianna Hollinshed
Commissioner John Hagle

ABSENT

Mayor Everette Newton

Agenda Approval

Motion was made to approve the agenda as presented

Motion made by Commissioner Hagle.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

Planning & Inspections Director, Kyle Garner introduced new employee Denice "Dee" Winn who will be taking over the Administrative Assistant position when Debbie Graham retires.

Presentation

1. Beau Coast Storm Water Presentation

2.

Hunter Freeman, Chief Stormwater Engineer with Withers & Ravenel, gave a presentation regarding the stormwater issues and treatment for Beau Coast.

Beau Coast is permitted as one overall master planned community. There are town rules that apply to the development, but the overall compliance is administered by the state. It is permitted overall as a low density project although there are areas of high density. Mr. Freeman indicated there was a ridge in the middle of the project direction runoff in the north to Turners Creek and runoff in the south to Town Creek.

He indicated there was one back of impervious surface cover and as lots as purchased and built upon the amount of impervious surface is assigned. This helps the developer with flexibility of lot design.

In low density areas swales, ditches, grass lines are used for stormwater management with drains to the north. In high density areas there are either a stormwater wetland or retention pond used for stormwater management. Each retention area has to be inspected annually to make sure all requirements of permit compliance are being met.

In response to a question from Commissioner Hagle, Mr. Freeman indicated the permit holder was responsible for making the inspections and maintenance of the systems.

Public Comment

Bob and Janet Woodward of Lennoxville Road each spoke about the closure of the boat ramp on Lennoxville Road. Ms. Woodward indicated she felt more information should have been provided on the website. Mr. Woodward asked why any organization would have closed the boat ramp since the time of the year was best for fishing. Town Manager Day indicated he would get in touch with them to speak about the matter.

Items for Discussion and Consideration

1. Draft Minutes of the September 9, 2019 Regular Meeting

This was placed on the agenda under Items of Consent.

2. Presentation of Lessons Learned from Nationwide and Global Boaters About Their Beaufort Experience

This item was placed on the agenda under Presentations.

3. November 2019 Regular Monthly Meeting Change

Town Manager Day indicated the NCBIWA annual conference was being held November 12-13, 2019 and several of the commissioners had expressed interest in attending. The November meeting will need to be moved from the November 12, 2019 date to another date for accommodation. Town staff recommended the meeting to be held on November 18, 2019.

Discussion among the board members was to also consider the date of November 4, 2019. This item was placed on the agenda under Items for Discussion and Consideration.

4. Amendment to Navigable Waters Ordinance

Town Manager Day indicated the change to the ordinance was needed to narrow the time frame of removing boats from Taylor's Creek when there is a pending hurricane arrival. Mr. Day indicated the recommended area for vessels to be placed is the Federal Harbor of Refuge over by the Town Creek Marina.

This item was placed on the agenda under Items for Discussion and Consideration.

5. Designation of Applicant's Agent for Hazard Mitigation Grant Program

This item was placed on the agenda under Items of Consent.

6. Appointments to Parks and Recreation Advisory Board

5

Town Clerk Davis indicated there were two upcoming vacancies on the Parks and Recreation Advisory Board. Ms. Davis indicated the two citizens currently serving on the board applied for appointment. This item was placed on the agenda under Items for Discussion and Consideration. 2.

7. August Financial Report

Town Manager Day indicated there was very little to point out at this time since the new year was just getting started. He indicated the revenues were few at this time. Further, Mr. Day reported the county was continuing to collect current year and past year taxes.

Commission / Board Comments

Commissioner McDonald had no comments.

Commissioner Carter had no comments.

Commissioner Hollinshed indicated she would like for information regarding the Hazardous Waste collection to be put on the website. She also asked about the status of the vegetative debris collection which resulted from Hurricane Dorian. Commissioner Hollinshed also asked for a dialogue about VRBOs and parking to be considered.

Public Works Director Mark Eakes indicated the first round of collection had been completed with the anticipation of an additional round. He reported the contractor had been spoken with and asked to do a better job of cleaning the debris (small) out of the roadways.

Commissioner Hagle had no comments.

Commissioner Harker spoke about the rededication of the Boys and Girls Club in Beaufort and presented a plaque to Town Manager Day from the Boys and Girls Club. She indicated she and commissioners Hagle and Hollinshed had attended the event. She also thanked all individuals and businesses that had helped to make the visit of the students from Ocracoke such an exciting time. In closing, she thanked Planning Department members Kyle Garner and Kate Allen for their expertise and going to Ocracoke to help with damage assessment.

Adjourn

Being no further business, Commissioner Harker made a motion to adjourn the meeting with all members being in favor.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

The meeting adjourned at 4:30 pm.

Mayor Everette S. (Rett) Newton

Michele Davis, Town Clerk



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Town of Beaufort Board of Commissioners Regular Meeting 6:00 PM Monday, October 14, 2019 - Train Depot, 614 Broad Street, Beaufort, NC 28516 Minutes

Call to Order

Mayor Newton called the meeting to order and asked those in attendance to please join him in the Pledge of Allegiance.

Roll Call

Town Clerk Davis called roll and declared a quorum present for the meeting.

PRESENT

Mayor Everette Newton
Commissioner Sharon Harker
Commissioner Charles McDonald
Commissioner Ann Carter
Commissioner Marianna Hollinshed
Commissioner John Hagle

Agenda Approval

Commissioner Hagle made a motion approve the agenda as presented.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

Calendar

Town Clerk Davis reviewed the upcoming events for October 2019 and November 2019.

Public Comment

Daphne Littiken asked the commissioners to take into consideration all of the possible issues when deciding on the proposed Compass Margaritaville Hotel to be located on Cedar Street. Some considerations specifically named were the impervious surfaces, problems with parking, traffic, trash, troubled estuaries, surrounding neighbors of the hotel and height of the proposed hotel.

Elizabeth Patterson read the Mayor's letter from the September 2019 newsletter regarding the I-42 and you.

Steve Tullevech, Town Creek Marina, asked the commissioners to please delay voting on the proposed Amendment to the Navigable Waters Ordinance until they could meet with business owners surrounding the Federal harbor of refuge.

Jerry Gaskill, echoed Steve Tullevech's comments for the board to please delay the vote until a meeting could be held with business owners.

Dick DeButts spoke about the proposed hotel and the parking concept. He indicated the proposal was like putting a gallon of fluid into a pint. He indicated the original proposed hotel was of a size that out not flow out into the neighborhood. He asked the board to please think about how the project will impact the surrounding community. In addition, he spoke about the Land Development Ordinance and was glad to know funds were in the budget to work on the LDO.

Presentations

1. Introduction of New Police Officers

Police Chief Paul Burdette introduced Officers Justin Truney and Brittany Williams. Officer Truney comes to us from Smithfield and Officer Williams is just out of Basic Law Enforcement Training.

2. Presentation of Lessons Learned from Nationwide and Global Boaters About Their Beaufort Experience

Diane Tretault spoke about working with the Ocean Cruising Club (OCC). She indicated there are approximately 50 visitors of the OCC that come through our ports (Morehead City and Beaufort) each year. She spoke how the members of the club have heard how Beaufort has cleaned up Taylors Creek and Gallants Channel and are coming in for many reasons such as mechanical issues, weather and because Beaufort is becoming a cruisers destination point.

Ms. Tretault made personal recommendations to the board members as a result of working with members of the OCC. She recommended to continue to clean up the surrounding waters of debris, build a mooring field, consider a shuttle service, build and manage a Captains Quarters and form a waterway building committee.

Manager Report

Town Manager Day indicated that NCDOT has recently experienced some financial shortfalls for a variety of reasons, which resulted in a number of projects being delayed. Initially the NC101/Live Oak St. roundabout was among the delayed projects, however, as of last week it has been removed from the delayed project list and is moving forward.

Additionally, FEMA public assistance for Dorian related damage was approved. Our Finance Director Christi Wood attended a meeting with FEMA officials and we have formally applied for assistance.

Commissioner Hollinshed asked about the Cedar Street project since there has been a delay in funding. Town Manager Day indicated the last time he spoke with a DOT representative the work would be

completed through DOT instead of a contractor. Mr. Day indicated he would follow up with the representative and report back.

2.

Commissioner Hagle asked if there would be any impact on the timing of the Cedar Street project. Mr. Day indicated there should be no impact on the timing.

Items of Consent

Motion was made to approve the Items of Consent as presented.

Motion made by Commissioner Hagle.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

1. Draft Minutes of the September 9, 2019 Regular Meeting
2. Designation of Applicant's Agent for Hazard Mitigation Grant Program

Items for Discussion and Consideration

1. November 2019 Regular Monthly Meeting Change

Town Clerk Davis indicated the NC Beach Inlet Waterway Association annual conference was being held in Wrightsville Beach on November 12 and 13, 2019. There are commissioners who would like to attend the conference so a changed of meeting date was needed to accommodate.

A motion was made to move the meeting to November 18, 2019 as recommended by staff.

Motion made by Commissioner Carter.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

2. Amendment to Navigable Waters Ordinance

Town Manager Day indicated there were some issues with boats still being anchored in Taylors Creek that posed a problem. He indicated we have legislation allowing us to patrol our waters and what we can do as far as requiring boats to be removed during a storm. Further he indicated the only place we could not require for boats to be removed is the federal harbor of refuge in Town Creek.

The amendment as proposed is to enforce a shorter time period for boaters to move from Taylor's Creek when a storm is approaching. Commissioner McDonald asked if there was a time limit on how long a boat could remain anchored in Taylor's Creek. Mr. Day informed him the time limit is 10 days during a 30 day period.

Commissioner Hollinshed indicated she believed the amendment should be put off for a month for better refinement. Commissioner Hagle asked if the town could work with the federal agency to work with ways for better anchoring. Mayor Newton indicated strong moorings needed to be used, the town should talk with the Army Corp of Engineers and should also get the information on the streets for boaters.

Commissioner Harker asked if the amendment got passed during the evening and then board members met with business owners could it be refined even further. Mayor Newton changes could absolutely be made after the disc

A motion was made to approve the amendment as presented with a commitment from all board members to follow up with the stakeholders and the Army Corp of Engineers. 2.

Motion made by Commissioner Carter.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

Mayor Newton asked Town Manager Day to please meet with the stakeholders prior to the monthly work session to be held Monday, October 28, 2019.

Commissioner McDonald indicated he was not opposed to having a safe place for boaters to locate during a storm, but he also would like for the town to consider a place for citizens to be able to gather for safety during a storm.

3. Appointments to Parks and Recreation Advisory Board

Town Clerk Davis indicated there were two vacancies on the Parks and Recreations Advisory Board. She indicated it had been advertised with the only two submitting for appointment were Peter Crumley and Liz DeMattia who each currently served.

Commissioner Hollinshed made a motion to open the nominations. The vote was 5 to 0 in favor. Commissioner Carter nominated Peter Crumley. Commissioner Hagle made a motion to close the nominations with the vote being unanimous. The vote for Peter Crumley to serve on the Parks and Recreation Advisory Board for a three year term was unanimous.

Commissioner Hollinshed made a motion to open the nominations. The was was 5 to 0 in favor. Commissioner Harker nominated Liz DeMattia. Being no further nominations, Commissioner Hagle made a motion to close the nominations with the vote being unanimous. The vote for Liz Mattia to serve on the Parks and Recreation Advisory Board for a three year term was unanimous.

Commission / Board Comments

Commissioner Carter had no comments.

Commissioner McDonald had no comments.

Commissioner Harker welcomed the new members of the Police Department. She also spoke about the National Night Out event and how well it was attended and organized. In closing Commissioner Harker stated she was seeing that Beaufort was still busy and was open for business.

Commissioner Hollinshed extended sympathy to Robert Campbell and his family for the passing of his wife Sherry Campbell. Commissioner Hollinshed asked if there was a way to partially close Ann Street during trick or treating on Halloween night. Police Chief Paul Burdette indicated the Police Department did not have enough manpower to physically shut down the street for the event.

Commissioner Hagle welcomed the new members of the Police Department. He thanked the Public Works Director Mark Eakes for the completion of the sidewalk along Campen Road. He also commended the Public Works staff for their clean-up of debris residuals from Dorian. For his safety message, he reminded walkers, bikers and drivers to all be aware of their surroundings and watch out for each other since the it was beginning to get darker earlier.

Mayor Newton commented on the Watch for Me event being held the next day since Beaufort was becoming a more walk-able community. He asked all citizens to please come out to the Chat with Chief sessions since they were informative of what was going on the in community. Mayor Newton also reported he had been able to meet with Governor Cooper and other leaders on coastal resiliency and the impacts to Beaufort.

In response to a comment made during the public comment period, he addressed the question regarding the \$2M dollars provided for parks. He indicated the town wanted to make sure the projects were done right and not too fast. In closing he indicated Mr. Haywood Weeks had informed him the docks would be full in the next coming weeks with transient boaters stopping off to spend time in Beaufort. 2.

Adjourn

Motion made by Commissioner Harker.

Voting Yea: Commissioner Harker, Commissioner McDonald, Commissioner Carter, Commissioner Hollinshed, Commissioner Hagle

The meeting adjourned at 7:05 pm.

Mayor Everette S. (Rett) Newton

Michele Davis, Town Clerk



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**Town of Beaufort Board of Commissioners Regular Meeting
4:00 PM October 28, 2019 – Town Hall Conference Room**

AGENDA CATEGORY: Public Hearing Item
SUBJECT: Rezone 2.67 acres from R-8 to TCA
BRIEF SUMMARY:

Case Number 19-20

Background

Location(s) & PIN	Beaufort Village Condominiums, Lennoxville Road 1. 730508893099000 2. 730508882954000
Owner Applicant	Leon Capital Ventures, LLC Charles M. Cullipher
Current Zoning	R-8 Residential
Lot(s) Size & Conformity Status	1. 2.01 acres or 87,555.6 ft ² – conforming 2. 0.66 acres or 28,835 ft ² – conforming
Existing Land Use	Condominiums; Existing Nonconforming Use
CAMA Future Land Use Map Amendment Required	Medium Density Residential <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes; High Density Residential (See Staff Comments)
Adjoining Land Use & Zoning	North Residential; Zoned R-8 South Residential; Zoned R-8 East Residential; Zoned R-8 West Residential; Zoned R-8
Special Flood Hazard Area	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Public Utilities	
Water	<input checked="" type="checkbox"/> Available <input type="checkbox"/> Not Available
Sewer	<input checked="" type="checkbox"/> Available <input type="checkbox"/> Not Available
Additional Information	See Staff Comments

At their September 30th meeting the Planning Board conducted a public hearing and after hearing evidence and testimony made a unanimous recommendation to NOT recommend the rezoning request from R-8 to TCA in that it is **not** consistent with the adjacent zoning and future land use map as low density residential.

Staff Comments

The subject properties include 28 condominiums, the majority of which were constructed in 1977 as shown in the table below. Staff is requesting an amendment to the Future Land Use Map from Medium Density Residential to High Density Residential. The Future Land Use Plan includes the TCA Zoning District in the Mixed Use Classification, however, staff believes that the requested zoning district is more compatible with the High Density Residential Classification due to density standards included in the CAMA Core Land Use Plan.

Year Built	Building	Unit	PIN	Building	Unit	PIN
1977	1605	21	730508799187021	1705	9	730508893052009
		22	730508799187022		10	730508893052010
		23	730508799187023		11	730508893052011
		24	730508799187024		12	730508893052012
	1701	1	730508891152001	1707	13	730508884935013
		2	730508891152002		14	730508884935014
		3	730508891152003		15	730508884935015
		4	730508891152004		16	730508884935016
	1703	5	730508892068005	1709	17	730508884898017
		6	730508892068006		18	730508884898018
		7	730508892068007		19	730508884898019
		8	730508892068008		20	730508884898020
2007	1711		730508891052000	1715		730508882937000
	1713		730508891072000	1717		730508882957000

The current **R-8 Residential Medium Density District Standards**

Minimum Lot Size	8,000 Square Feet	Setbacks
Minimum Lot Width	60 Feet	Front 25 Feet
Maximum Building Height	35 Feet	Rear 25 Feet
Impervious Surface Coverage	No Maximum	Side 8 Feet (20' ROW side)

The requested **TCA Townhomes, Condominiums & Apartments District Standards**

Minimum Lot Size	2,750 Square Feet	Setbacks
Minimum Lot Width	80 Feet	Front 25 Feet
Maximum Building Height	35 Feet	Rear 25 Feet (30' Corner Lot)
Impervious Surface Coverage	No Maximum	Side 8 Feet (15' ROW side)

CAMA Core Land Use Plan – Future Land Use Classifications

3.

Medium Density Residential	Predominant Land Use	Single-Family Dwellings Two-Family Dwellings
	Density	3 to 5 Dwelling Units Per Acre
	Lot Sizes	8,000 – 10,000 Square Feet
High Density Residential	Predominant Land Use	Single-Family Developments Multi-Family Developments
	Density	6 To 16 Dwelling Units Per Acre
	Lot Sizes	2,750 Square Feet (minimum)
Mixed Use	Predominant Land Use	Commercial – Retail, Office, Business & Personal Services Residential – Single-Family Attached Dwellings, Condominiums, Cluster Developments & Multi-Family Dwellings
	Density	Up to 16 Dwelling Units Per Acre
	Lot Sizes	2,750 – 20,000 Square Feet

Consistency Statement & CAMA Core Land Use Plan Amendment

In accordance with **NCGS § 160A-383**, the consistency statement must include one of the following:

- A statement recommending approval of the zoning amendment and describing its consistency with the CAMA Core Land Use Plan
- A statement recommending denial of the zoning amendment and describing its inconsistency with the CAMA Core Land Use Plan
- A statement recommending approval of the zoning amendment containing the following:
 - Declaration that the approval is also deemed an amendment to the CAMA Core Land Use Plan
 - An explanation of the change in conditions the board took into consideration when recommending approval

Attachments: Property Owners Within 100 Feet
Vicinity Map
Zoning Map
CAMA Future Land Use Map
Aerial Map
Land Development Ordinance Excerpts

- R-8 Residential Medium Density District
- TCA Townhomes, Condominiums, & Apartments District

Application as Submitted

REQUESTED ACTION:

- Conduct Public Hearing
- Discussion of Request
- A motion to rezone parcels 730508893099000 & 730508882954000 to TCA based on the existing land use and surrounding land use pattern and to update the CAMA Future land Use Map to reflect the change to High Density Residential and:
- A motion to deny the request to rezone parcels 730508893099000 & 730508882954000 to TCA based on not being consistent with the CAMA Future Land Use Map and the surrounding land use pattern.

EXPECTED LENGTH OF PRESENTATION:

15 Minutes

SUBMITTED BY:

Kyle Garner, AICP

Planning & Inspections Director for Kate Allen, Planner

BUDGET AMENDMENT REQUIRED:

N/A

OWNER

SEABOARD MANAGEMENT LLC
EDWARD KEMP GUTHRIE
PETER & NICOLA LAAK
JAMIE GARY & STACY COSSON
ROBERT L JR BROWN
DANIEL J & LINDA E LARKINS
BENJAMIN L & KARIN PEIERLS
LEON CAPITAL VENTURES LLC
EDWARD A SEELAUS
MICHAEL COLMAN WOODHALL
JULIA C NAEGELEN
CLAUDE R III & JOYC WHEATLY
LAURIE A STINSON
WILLIAM G JR CUTHRELL
CONSTANCE WARREN SOWERS
BOBBY L JR & ANITA WEBB
JULIE B & ROBERT M LOGAN
DAVID BRYAN II TAYLOR
ROBIN ADAIR & JOE HAMPTON
STEPHEN M & GINA VALENTINE
WILLIAM E JR STANLEY
JEANNE D HUNTLEY ETAL
LAWRENCE W III & ANN HARRIS
EDWARD CHASTAIN MYERS ETAL

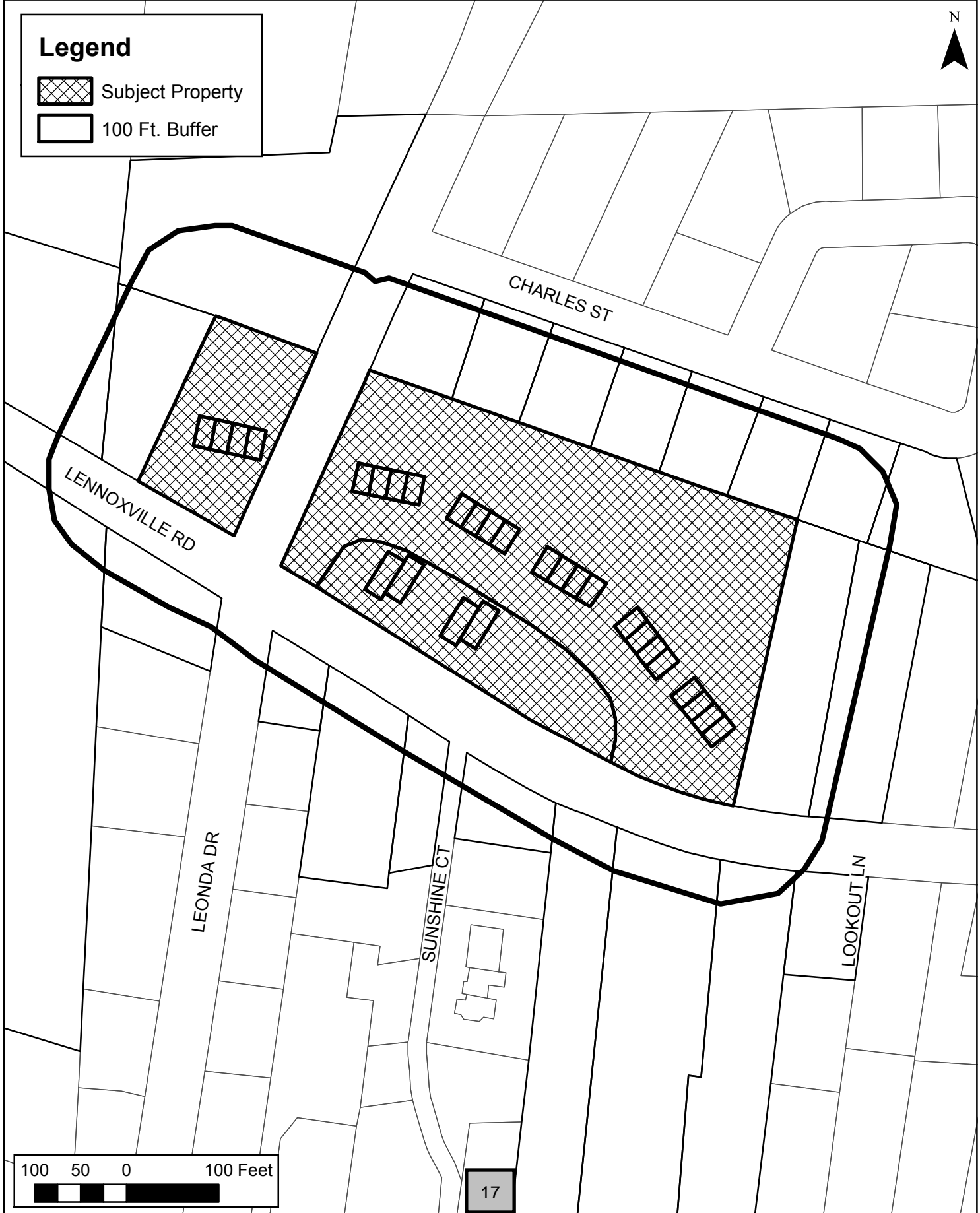
ADDRESS

35 TAMARAC AVE
705 COMET DRIVE
100 CHARLES STREET
2823 WRIGHT YOW LANE
102 CHARLES ST
723 WASHINGTON AVE
106 CHARLES ST
4004-105 BARRETT DRIVE
108 CHARLES STREET
110 CHARLES STREET
112 CHARLES STREET
PO BOX 811
PO BOX 306
1811 LENNOXVILLE RD
109 LEONDA DRIVE
5205 LINWICK DR
625 GLENMERE DR
1702 LENNOXVILLE ROAD
345 WITHROWS CREEK LANE
2568 LENNOXVILLE RD
2105 LAFAYETTE AVE
6 STONEWATER PLACE
1007 HARVEY ST
PO BOX 389

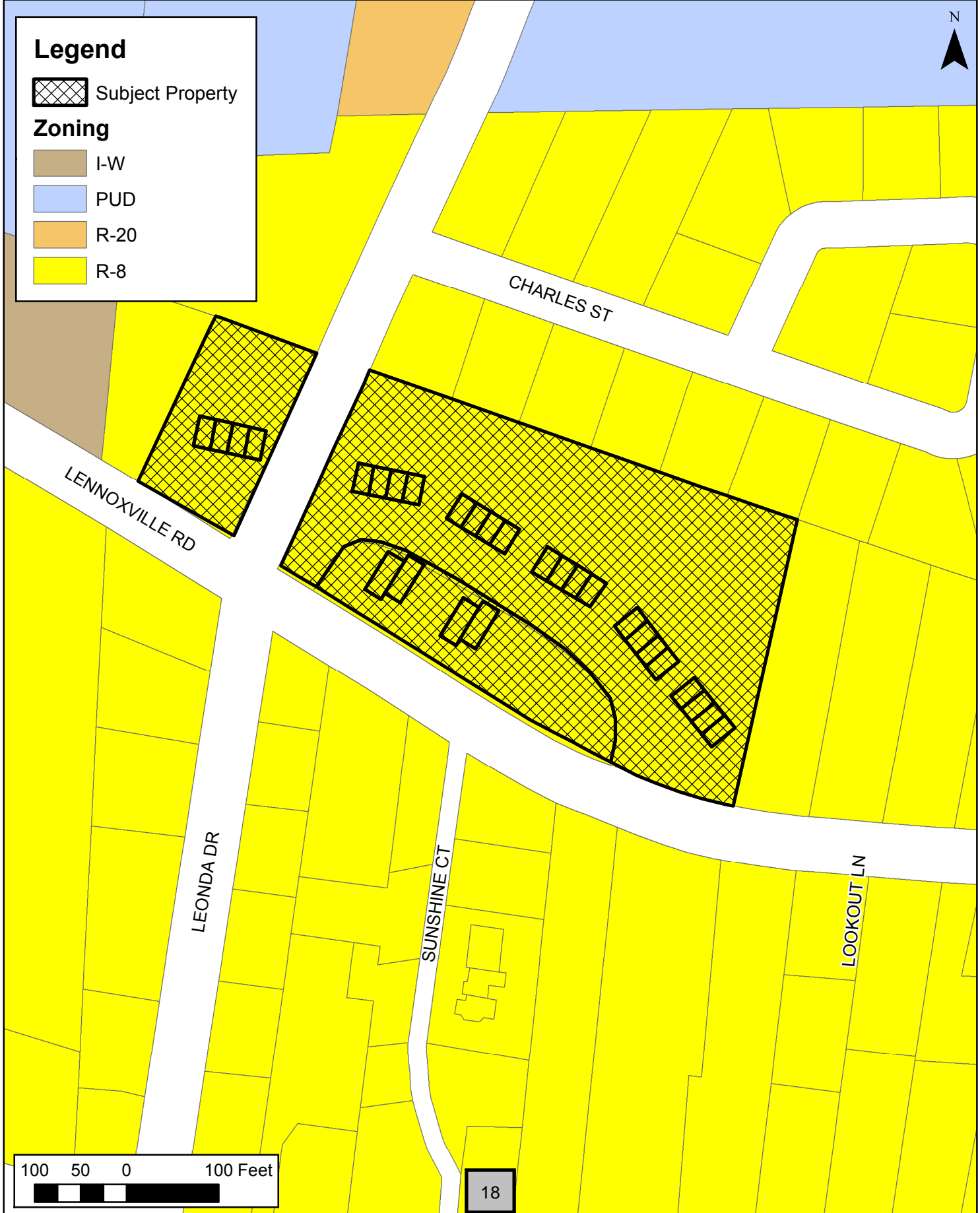
CITY STATE ZIP

PONTE VEDRA BEACH FL 32081
BEAUFORT NC 28516
BEAUFORT NC 28516
GREENSBORO NC 27406
BEAUFORT NC 28516
LINDEN NJ 07036
BEAUFORT NC 28516
RALEIGH NC 27609
BEAUFORT NC 28516
BEAUFORT NC 28516
BEAUFORT NC 28516
BEAUFORT NC 28516
MOREHEAD CITY NC 28557
BEAUFORT NC 28516
BEAUFORT NC 28516
FUQUAY VARINA NC 27526
KNIGHTDALE NC 27545
BEAUFORT NC 28516
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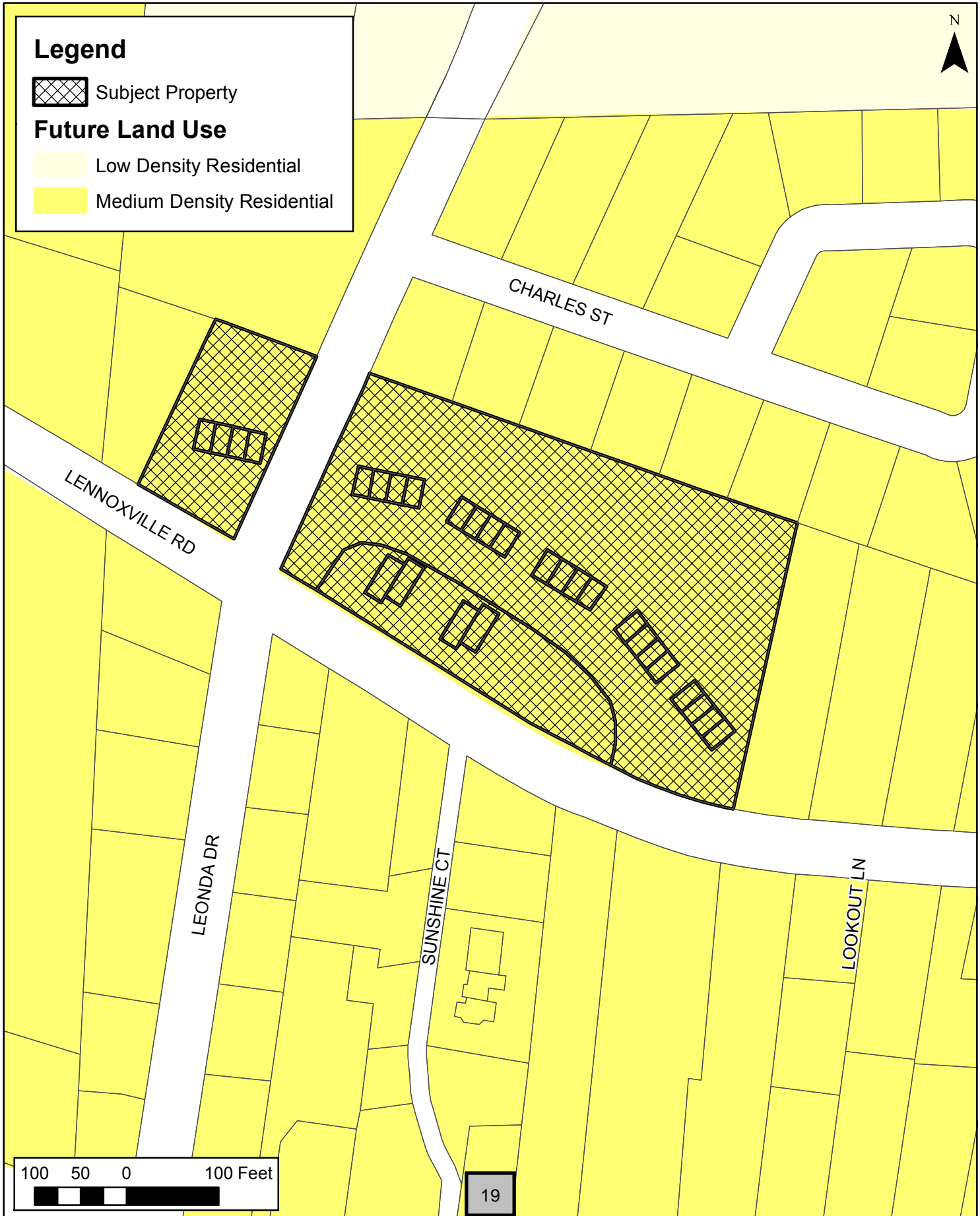
Vicinity Map




Zoning Map




CAMA Future Land Use Map



Legend

 Subject Property

Future Land Use

 Low Density Residential


 Medium Density Residential

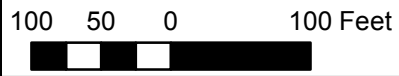
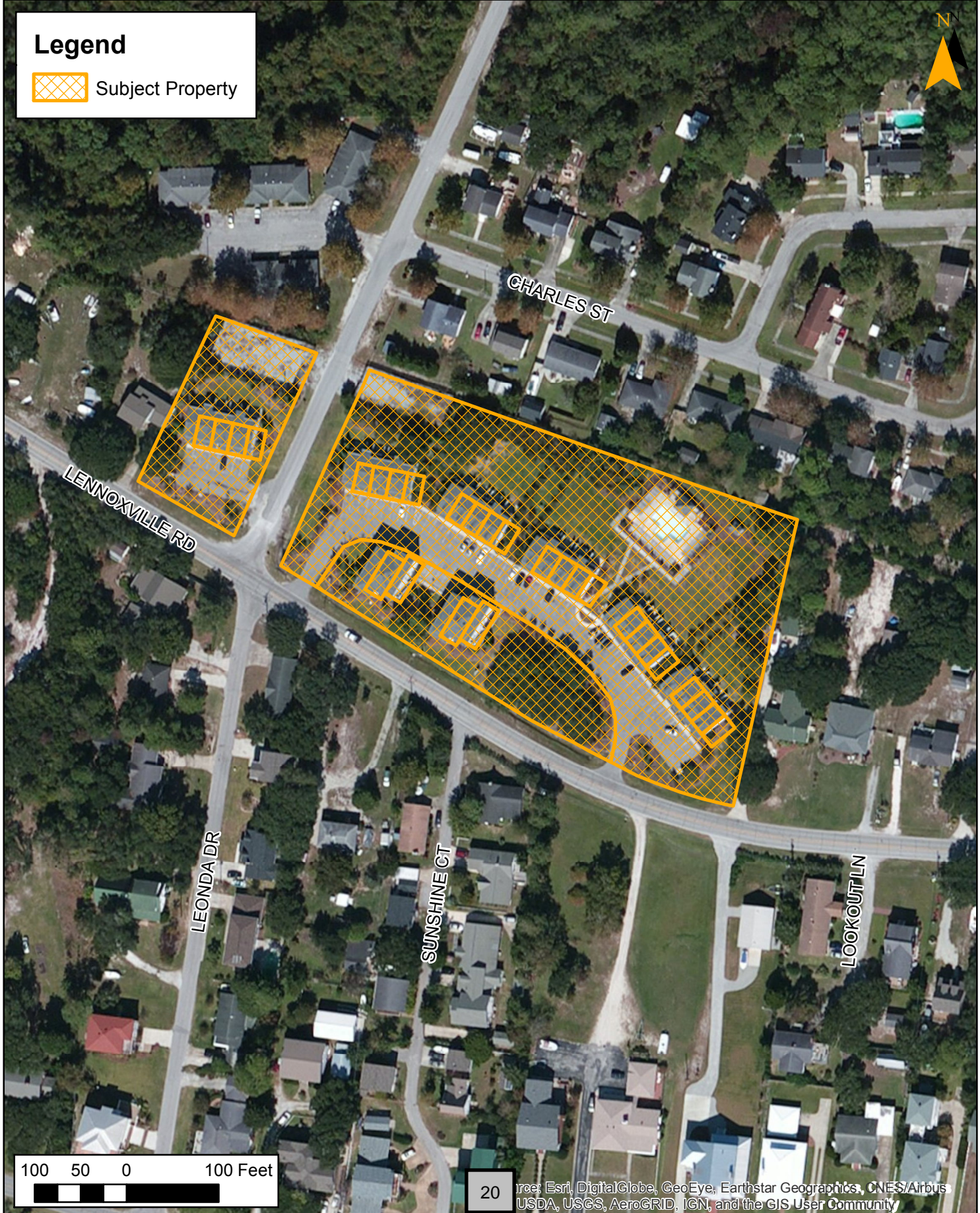
100 50 0 100 Feet

19

Aerial Map

Legend

 Subject Property



20

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus
USDA, USGS, AeroGRID, IGN, and the GIS User Community

C) R-8 Residential Medium Density District.

This residential district is established as a medium density district in which the principle use of the land is for single-family dwelling units. The regulations of this district are intended to provide areas of the community for those persons desiring residences in relatively medium density areas. No buildings, houses, or structures, excepting noncommercial docks or piers as specified in section 2-H of this Ordinance, will be erected on the south side of Front Street in this district. Uses in this district which require potable water or sanitary sewer must be connected to both municipal water and municipal sewer.

1) Minimum Lot Size.

All lots in the R-8 district shall be a minimum of eight thousand square feet (8,000 ft²).

2) Minimum Lot Width.

All lots in the R-8 district shall have a minimum lot width of sixty feet (60') at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 7-9 Interior Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	25 feet	8 feet	35 feet

Table 7-10 Corner Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	20 feet	25 feet	8 feet	35 feet

Table 7-11 Double Frontage Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Rear (Right-of-Way) Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	15 feet	8 feet	35 feet

Where a lot extends across Front Street, the above setbacks shall apply to the portion of the lot north of Front Street. The docks or piers permitted on the south side of Front Street will be subject to an eight feet (8') side setback, or any more restrictive setback required by CAMA, or the regulations promulgated thereunder.

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

Antenna Co-Location on Existing Tower	Neighborhood Recreation Center, Indoor/Outdoor, Private
Athletic Field, Public	Neighborhood Recreation Center, Public
Carport	Park, Public
Community Garden	Public Utility Facility
Dock	Resource Conservation Area
Dwelling, Single-Family	Shed
Garage, Private Detached	Swimming Pool (Personal Use)
Government/Non-Profit Owned/ Operated Facilities & Services	Temporary Construction Trailer
Group Home	Utility Minor
Home Occupation	Vehicle Charging Station

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Accessory Dwelling Unit	Marina
Athletic Field, Private	Outdoor Amphitheater, Public
Bed & Breakfast	Preschool
Cemetery/Graveyard	Produce Stand/Farmers' Market
Club, Lodge, or Hall	Public Safety Station
Concealed (Stealth) Antennae & Towers	Religious Institution
Day Care/Child Care Home	Satellite Dish Antenna
Golf Course, Privately-Owned	School, Post-Secondary
Golf Driving Range	Utility Facility

SECTION 8 Transitional Zoning Districts

A) TCA Townhomes, Condominiums, Apartments District.

This district is established to provide a high density district in which the primary uses are multi-family residences and duplexes. Uses in this district which require potable water or sanitary sewer must be connected to both municipal water and municipal sewer.

1) Maximum Overall Density.

The TCA district shall have a maximum density of twelve units per acre.

2) Minimum Lot Size.

All lots in the TCA district shall be a minimum of two thousand, seven hundred, and fifty square feet (2,750 ft²) per dwelling unit.

3) Minimum Lot Width.

All lots in the TCA district shall have a minimum lot width of eighty feet (80') at the minimum building line.

4) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 8-1 Interior Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setbacks</i>	<i>Building Height Limitation</i>
TCA	25 feet	25 feet	8 feet	35 feet

Table 8-2 Corner Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
TCA	25 feet	15 feet	30 feet	8 feet	35 feet

Table 8-3 Double Frontage Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Rear (Right-of-Way) Setback</i>	<i>Side Setbacks</i>	<i>Building Height Limitation</i>
TCA	25 feet	15 feet	8 feet	35 feet

5) Accessory Building Setback Requirements.

All accessory buildings must comply with the lot setback requirements as set forth in section 2-F, section 6, section 15, and all the other sections of this Ordinance.

6) Covenants.

In any development proposing common areas, jointly-used structures, or private streets, restrictive and protective covenants which provide for party wall rights, harmony of external design, continuing maintenance of building exteriors, grounds, or other general use improvements and similar matters, shall be submitted to the Town and approved by

the BOC. Condominium development must submit evidence of compliance with the North Carolina Condominium Act.

7) Permitted Uses.

- | | |
|---|--|
| Antenna Co-Location on Existing Tower | Home Occupation |
| Assisted Living | Neighborhood Recreation Center Indoor/Outdoor, Private |
| Athletic Field, Public | Neighborhood Recreation Center, Public |
| Carport | Nursing Home |
| Community Garden | Park, Public |
| Concealed (Stealth) Antennae & Towers | Public Safety Station |
| Dock | Public Utility Facility |
| Dormitory | Resource Conservation Area |
| Dwelling, Duplex/Townhome | Shed |
| Dwelling, Multi-Family | Signs, Commercial Free-Standing |
| Garage, Private Detached | Temporary Construction Trailer |
| Government/Non-Profit Owned/ Operated Facilities & Services | Utility Minor |
| Group Home | Vehicle Charging Station |

8) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

- | | |
|------------------------------------|--|
| Athletic Field, Private | Restaurant with Indoor Operation |
| Dwelling, Single-Family | Restaurant with Outdoor Operation |
| Golf Course, Privately-Owned | Retail Store |
| Golf Driving Range | Satellite Dish Antennas |
| Hotel or Motel | School, Post-Secondary |
| Marina | Tavern/Bar/ Pub with Indoor Operation |
| Mixed Use | Tavern/Bar/ Pub with Outdoor Operation |
| Outdoor Amphitheater, Public | Theater, Small |
| Personal Service Establishment | Transportation Facility |
| Preschool | Utility Facility |
| Religious Institution | |
| Restaurant with Drive-Thru Service | |



Town of Beaufort
701 Front St. • P.O. Box 390 • Beaufort, N.C. 28516
252-728-2141 • 252-728-3982 fax
www.beaufortnc.org

**APPLICATION FOR AN AMENDMENT TO THE
BEAUFORT ZONING MAP**

Instructions:

Please complete the application below, include all the required attachments and the **application fee of \$200.00** and return to the Beaufort Town Hall, 701 Front Street or P.O. Box 390, Beaufort, N.C., 28516. Incomplete applications will not be processed and will be returned to the applicant. Please contact Town Hall at 252-728-2141 if there are any questions.

APPLICANT INFORMATION

Applicant Name: Charles M. Cullipher
Applicant Address: 151A NC HWY 24 Morehead City, NC 28557
Phone Number: (252) 773-0090 Email: chase@tcgpa.com

Property Owner Name: Leon Capital Ventures, LLC
Address of Property Owner: 4004-105 Barrett Dr. Raleigh, NC 27609
Phone Number: (919) 782-5426 Email: michael.jones@lekson.com

PROPERTY INFORMATION

Property Address: 1605, 1701, 1703, 1705, 1707, 1709, 1711, 1713, 1715, & 1717 Lennoxille Road
15-Digit PIN: 730508893099000, 730508882954000 Lot/Block Number: _____
Size of Property (in square feet or acres): 2.01, 0.73 acres
Current Zoning: R8 Requested Zoning: TCA
Current Use of Property: Residential Vacant Commercial Other: _____

Ches M Cullipher 7/17/19
Applicant Signature Date of Applicant's Signature

[Signature] 7/18/19
Property Owner Signature (if different than applicant) Date of Owner's Signature

An application fee of \$200.00, either in cash, money order, or check made payable to the "Town of Beaufort," should accompany this application. Payments can be made in person on the day of submittal and at such time, a credit card can be used to make the payment. Credit card payments are subject to a 3% extra fee.

Please refer to the *Land Development Ordinance*, Section 3 and all other pertinent sections for the information required to accompany this application.

**REQUIRED ATTACHMENTS FOR AN AMENDMENT TO THE
BEAUFORT ZONING MAP**

Please provide the following as attachments to the zoning map amendment form:

1. A statement as to whether or not the proposed zoning amendment is consistent with the Beaufort Land Use Plan.
2. A statement as to how the zoning amendment will promote the public health, safety or general welfare of the Town of Beaufort.
3. Proof of ownership (For example: a copy of the deed or city tax statement).

If a property is owned by more than one individual or if multiple properties under different ownership are applying under one request, attach a statement and signatures indicating that all owners have given consent to request the zoning change.

4. An area map of property to scale which includes:
 - North Arrow;
 - All Property lines and accurate property line dimensions;
 - Adjacent streets and names;
 - Location of all easements;
 - Location of all structures;
 - Zoning classifications of all abutting properties.
5. Please submit one digital/electronic copy of any drawings or plans associated with the amendment. At least one paper copy of the drawings or plans should also be submitted.
6. A TYPED list all property owners (with addresses) within 100 feet of the boundary lines of all properties requested to be rezoned (notification of adjacent property owners by the Town is required by North Carolina law).

**THE COMPLETE APPLICATION WITH SUPPORTING
DOCUMENTATION IS DUE TO TOWN STAFF AT LEAST 15 WORKING
DAYS PRIOR TO A SCHEDULED PLANNING BOARD MEETING.**

The Town's website is www.beaufortnc.org.

OFFICE USE ONLY

Received by: _____ Reviewed for Completeness By: _____
 Date: _____ Date Deemed Complete and Accepted: _____



THE CULLIPHER GROUP, P.A.
ENGINEERING & SURVEYING SERVICES

Town of Beaufort Zoning Amendment Statement

Mr. John Day, Town Manager
Town of Beaufort
701 Front St.
Beaufort, NC 28516

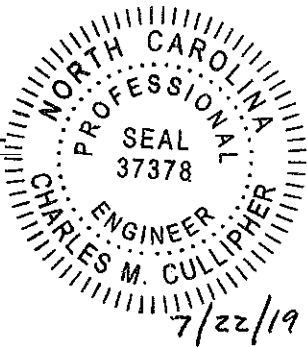
Re: Rezoning of 2 parcels located at the intersection of Lennoxville Road & Leonda Drive. PINs:730508882954000 & 730508893099000

Mr. Day,

This letter accompanies the request to amend the Beaufort Zoning Map for the two subject properties from R-8 to TCA. The existing development of this property is currently Townhomes that were originally constructed in 1977, renovated in 2007 and four additional units constructed in 2007. The change in zoning will now correctly correspond with the current land use of Townhomes. This zoning change will promote the public health of the Town; will promote the safety of the Town; and promote the general welfare of the Town by applying the correct zoning ordinance to this property and allow the owner to potentially improve the property in accordance with the Town's Land Development Ordinance.

Sincerely,

Charles M. Cullipher, P.E.
Vice President
The Cullipher Group, P.A.



HESTRON PLAZA TWO
151-A NC HWY 24
MOREHEAD CITY, NC 28557
(252) 773-0090



THE CULLIPHER GROUP, P.A.
ENGINEERING & SURVEYING SERVICES

Town of Beaufort Land Use Statement

Mr. John Day, Town Manager
Town of Beaufort
701 Front St.
Beaufort, NC 28516

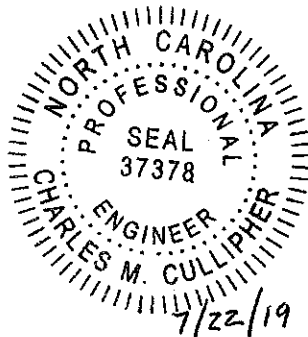
Re: Rezoning of 2 parcels located at the intersection of Lennoxville Road & Leonda Drive. PINs:730508882954000 & 730508893099000

Mr. Day,

The subject properties are currently listed as Residential in the Town CAMA Existing Land Use Plan and Medium Density Residential in the Future Land Use Plan. The property is currently used as residential townhomes and complies with the Town's Core Land Use Plan.

Sincerely,

Charles M. Cullipher, P.E.
Vice President
The Cullipher Group, P.A.



HESTRON PLAZA TWO
151-A NC HWY 24
MOREHEAD CITY, NC 28557
(252) 773-0090



FILE # 1604078

FOR REGISTRATION REGISTER 3 EDS
Karen S. Hardest
Carteret County
March 29, 2018 03:55:12 PM
TRAVIS DEED 4 P
FEE: \$26.00
NC REVENUE STAMP: \$6,400.00
FILE # 1604078

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 6,400.00

Parcel Identifier No. _____ Verified by _____ County on the _____ day of _____, 20____
By: _____

Mail/Box to: Ryan S. Renfrow, 5113-A US Highway 70, Morehead City, NC 28557

This instrument was prepared by: Richard L. Stanley, 601 Cedar St., Ste F, Beaufort, NC 28516 (NO TITLE EXAM)

Brief description for the Index: UNIT 1 through 28, Beaufort Village Condos, Beaufort Village Condominiums at Lenoxville Rd

THIS DEED made this 29th day of March, 2018, by and between

GRANTOR

Beaufort Village Properties Inc.
a North Carolina Corporation
106 Leonda Drive
Beaufort, NC 28516

GRANTEE

Leon Capital Ventures, LLC
a North Carolina Limited Liability Company
4004-105 Barrett Drive
Raleigh, NC 27609

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot, parcel of land or condominium unit situated in the City of Beaufort, Beaufort Township, CARTERET County, North Carolina and more particularly described as follows:

EXHIBITA

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1099 page 3.
All or a portion of the property herein conveyed includes or X does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book 10T page 317-324.

4

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

Easements and restrictions of record.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

Beaufort Village Properties, Inc. (SEAL)
 (Entity Name)
 By: [Signature] Print/Type Name: _____
 Print/Type Name & Title: William M Hines, President (SEAL)
 Print/Type Name: _____
 By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____
 By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

State of _____ - County or City of _____
 I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____ Notary Public
 (Affix Seal) _____
 Notary's Printed or Typed Name

State of _____ - County or City of _____
 I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____ Notary Public
 (Affix Seal) _____
 Notary's Printed or Typed Name

State of North Carolina - County or City of CARTERET
 I, the undersigned Notary Public of the County or City of CARTERET and State aforesaid, certify that William M Hines personally came before me this day and acknowledged that he is the President of Beaufort Village Properties, Inc., a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 27 day of March, 2018.

My Commission Expires: 3-4-22 Notary Public
 (Affix Seal) _____
 Notary's Printed or Typed Name Jessica K Etheridge

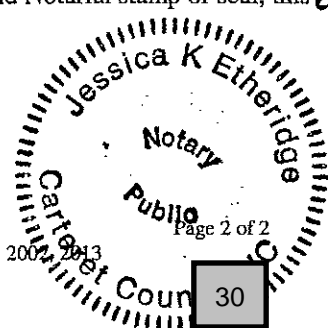


EXHIBIT "A"
LEGAL DESCRIPTION

Being all of Units 1 through 24 of Beaufort Village Condominiums at Lennoxville Road, Phase I, as the same is shown on the plats and engineering drawings recorded in Map Book 10T, pages 317-324, Carteret County, and as described in the Declaration of Condominium of Beaufort Village Condominium at Lennoxville Road recorded in Book 1255, Page 10, Carteret County Registry, as amended in Book 1497, Page 437, together with the 3.16% undivided interests declared therein to be appurtenant to said units in accordance with the amendment recorded in Book 1497, Page 437, Carteret County Registry.

Unit 5 was acquired by Beaufort Village Properties, Inc. by deed from Frank Parisi and Amanda Parisi Donovan recorded in Book 1604, Page 33, Carteret County Registry.

Unit 19 was conveyed to Beaufort Village Properties, Inc. by deed from W. Mac Hines and Fay M. Dawson recorded in Book 1604, Page 36, Carteret County Registry.

Being all of units 25, 26, 27 and 28 of Beaufort Village Condominiums at Lennoxville Road, Phase II, as shown on plats and engineering drawings recorded in Map Book 10T, Page 506, and as described in the Declaration of Condominium of Beaufort Village Condominium at Lennoxville Road recorded in Book 1255, Page 10, as amended by the First amendment adding units 25, 26, 27 and 28, together with the undivided interest of 6.04% for each unit declared therein to be appurtenant to said units.

There is further conveyed the 12 boat trailer spaces located in the two fenced in boat storage areas described as part of Phase I on Exhibit A to the Declaration of Condominium of Beaufort Village Condominium at Lennoxville Road recorded in Book 1255, Page 10.

The units conveyed herein are expressly made subject to the Declaration of Condominium of Beaufort Village Condominium at Lennoxville Road recorded in Book 1255, Page 10, as amended in Book 1497, Page 437, the Bylaws and Articles of Association for the Owners Association, utility easements, existing leases which are being assigned, and prorated 2018 city and county taxes.

Property Addresses and Parcel Identification Numbers of the properties conveyed herein are shown on the attached Exhibit B.

Exhibit B

Beaufort Village Condominiums at Lennoxville Road

Property Address	Unit Number	Parcel ID No.	Percentage Interest in Common Area
1701 Lennoxville Rd	1	730508891152001	3.16%
	2	730508891152002	3.16%
	3	730508891152003	3.16%
	4	730508891152004	3.16%
1703 Lennoxville Rd	5	730508892068005	3.16%
	6	730508892068006	3.16%
	7	730508892068007	3.16%
	8	730508892068008	3.16%
1705 Lennoxville Rd	9	730508893052009	3.16%
	10	730508893052010	3.16%
	11	730508893052011	3.16%
	12	730508893052012	3.16%
1707 Lennoxville Rd	13	730508884935013	3.16%
	14	730508884935014	3.16%
	15	730508884935015	3.16%
	16	730508884935016	3.16%
1709 Lennoxville Rd	17	730508884898017	3.16%
	18	730508884898018	3.16%
	19	730508884898019	3.16%
	20	730508884898020	3.16%
1605 Lennoxville Rd	21	730508799187021	3.16%
	22	730508799187022	3.16%
	23	730508799187023	3.16%
	24	730508799187024	3.16%
1711 Lennoxville Rd	25	730508891052000	6.04%
1713 Lennoxville Rd	26	730508891072000	6.04%
1715 Lennoxville Rd	27	730508882937000	6.04%
1717 Lennoxville Rd	28	730508882957000	6.04%
Common Area - Phase 1	N/A	730508893099000	N/A
Common Area - Phase 2	N/A	730508882954000	N/A

TOTAL: 100.00%

Leon Capital Ventures, LLC
Adjacent Owners Within 100'

Owner & Address

Mailing Address (if different)

Cosson, Jamie Gary etux Stacy
1603 Lennoxville Road

2823 Wright Yow Lane
Greensboro, NC 27406

Seaboard Management LLC
201 Leonda Drive

35 Tamarac Avenue
Ponte Vedra Beach, FL 32081

Laak, Peter etux Nicola
100 Charles Street

Brown, Robert L Jr.
102 Charles Street

Larkins, Daniel J etux Linda E
104 Charles Street

723 Washington Avenue
Linden, NJ 07036

Peierls, Benjamin L etux Karin
106 Charles Street

Seelaus, Edward A
108 Charles Street

Woodhall, Michael Colman
110 Charles Street

Naegelen, Julia C
112 Charles Street

Stinson, Laurie A
114 Charles Street

Webb, Bobby L Jr. etux Anita
1813 Lennoxville Road

5205 Linwick Drive
Fuquay Varina, NC 27526

Cuthrell, William G Jr.
1811 Lennoxville Road

Harris, Lawrence W III etux Ann
1803 Front Street

1007 Harvey Street
Raleigh, NC 27608

Huntley, Jeanne D etal
1801 Front Street

6 Stonewater Place
Greensboro, NC 27408

Stanley, William E Jr.
1709 Front Street

2105 Lafayette Avenue
Greensboro, NC 27408

Valentine, Stephen M etux Gina
112 Sunshine Court

2568 Lennoxville Road
Beaufort, NC 28516

Hampton, Robin Adair etvir Joe
113 Sunshine Court

345 Withrows Creek Lane
Mount Ulla, NC 28125

Taylor, David Bryan II
1702 Lennoxville Road

Logan, Julie B etvir Robert M
108 Leondra Drive

4705 Woodsmith Court
Raleigh, NC 27609

Sowers, Constance Warren
109 Leondra Drive

Wheatly, Claude R III etux Joyc
1602 Lennoxville Road

PO Box 811
Beaufort, NC 28516

Guthrie, Edward Kemp
1601 Lennoxville Road

705 Comet Drive
Beaufort, NC 28516



**BEAUFORT TOWN COUNCIL
AN ORDINANCE TO REZONE BEAUFORT VILLAGE CONDOMINIUMS TAX
PARCELS 730508893099000 & 730508882954000
FROM R-8 to TCA**

Applicant: Charles M. Cullipher
Location: Lennoxville Road & Leonda Drive
Parcel ID: 730508893099000 & 730508882954000
Lot Size: 2.67 acres
Existing District: R-8
Meeting Date: November 18, 2019
Request: Rezone parcel from R-8 to TCA

WHEREAS, the Applicant has submitted a request to rezone the above referenced property to TCA; and

WHEREAS, the Beaufort Board of Commissioners has convened to consider and prepare a recommendation on the request at their meeting on November 18, 2019, at which time Applicant and/or applicant’s representative was given the opportunity to present arguments, and Town staff was given the opportunity to comment on the application; and

WHEREAS, the Town Board of Commissioners has made the following findings and conclusions:

1. The request is consistent with surrounding land use patterns and zoning in the area (Residential).
2. The proposed zoning of TCA **is consistent** and recommends that the CAMA Future Land Use Map be amended to reflect a change from Low Density Residential to High Density Residential.

NOW THEREFORE, on the basis of the foregoing findings and conclusions, IT IS HEREBY ORDAINED BY THE Board of Commissioners of the Town of Beaufort that the request for rezoning is approved and the Town’s zoning map is amended accordingly.

Mayor, Town of Beaufort

Date



**BEAUFORT TOWN COUNCIL
AN ORDINANCE TO REZONE BEAUFORT VILLAGE CONDOMINIUMS TAX
PARCELS 730508893099000 & 730508882954000
FROM R-8 to TCA**

Applicant: Charles M. Cullipher
Location: Lennoxville Road & Leonda Drive
Parcel ID: 730508893099000 & 730508882954000
Lot Size: 2.67 acres
Existing District: R-8
Meeting Date: November 18, 2019
Request: Rezone parcel from R-8 to TCA

WHEREAS, the Applicant has submitted a request to rezone the above referenced property to TCA; and

WHEREAS, the Beaufort Board of Commissioners has convened to consider and prepare a recommendation on the request at their meeting on November 18, 2019, at which time Applicant and/or applicant’s representative was given the opportunity to present arguments, and Town staff was given the opportunity to comment on the application; and

WHEREAS, the Town Board of Commissioners has made the following findings and conclusions:

1. The request is **NOT** consistent with surrounding land use patterns and zoning in the area (Residential).
2. The proposed zoning of TCA is **NOT consistent** with the existing CAMA Future Land Use Map as Low Density Residential and recommends denial of the rezoning request to TCA.

NOW THEREFORE, on the basis of the foregoing findings and conclusions, IT IS HEREBY ORDAINED BY THE Board of Commissioners of the Town of Beaufort that the request for rezoning is approved and the Town’s zoning map is amended accordingly.

Mayor, Town of Beaufort

Date



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

**Town of Beaufort Board of Commissioners Regular Meeting
[4:00 PM] [October 28, 2019] – [Town Hall Conference Room]**

AGENDA CATEGORY: Public Hearing Item
SUBJECT: Rezone 1113 Lennoxville Road from R-8 to B-1
BRIEF SUMMARY:

Case Number 19-21

Summary of Request: Rezone .15 acres (6,385 sq. ft.) from R-8 to B-1.

Background

Location(s) & PIN 1113 Lennoxville Road Street (730619504721000)

Owner Ashley-Nicole Russell
Applicant Same

Current Zoning R-8 Residential Medium Density

Lot(s) Size & Conformity Status .15 Acres (6,385 sq. ft.); Conforming

Existing Land Use Single Family Residential Structure

CAMA Future Land Use Map General Commercial
Amendment Required Yes No

Adjoining Land Use & Zoning
North Single Family Home, zoned R-8
South Single Family Home, zoned R-8
East Commercial Realtor, zoned B-1
West Single Family Home, zoned R-8

Special Flood Hazard Area Yes No

Public Utilities
Water Available Not Available
Sewer Available Not Available

- The proposed B-1 Zoning District allows for commercial development. Depending on the type of use that is operated a Landscape Buffer is required. If a professional office is that use a

Type “A” will be required specifically which would be between 10-20 feet and may or may not include a 6 foot high opaque fence. 4.

- At their September 30th meeting the Planning Board conducted a public hearing and after hearing evidence and testimony made a unanimous recommendation for the rezoning request from R-8 to B-1 in that it is consistent with the adjacent zoning and future land use map as mixed use. Town Staff supports the recommendation to rezone the property from residential to commercial as does the CAMA Future Land Use Map as a Mixed Use area.

In accordance with **NCGS § 160A-383**, the consistency statement must include one of the following:

- A statement recommending approval of the zoning amendment and describing its consistency with the CAMA Core Land Use Plan
- A statement recommending denial of the zoning amendment and describing its inconsistency with the CAMA Core Land Use Plan
- A statement recommending approval of the zoning amendment containing the following:
 - Declaration that the approval is also deemed an amendment to the CAMA Core Land Use Plan
 - An explanation of the change in conditions the board took into consideration when recommending approval

CAMA Core Land Use Plan – Future Land Use Classifications

C. Mixed Use Classification

The Mixed Use classification encompasses approximately 1.3 square miles (826 acres) or 17.4 percent of the total land area. The properties classified as Mixed Use are located adjacent to Town Creek (2 sites), at the former Beaufort Elementary School site, adjacent to the Cedar Street-Carteret Avenue area, and along Lennoxville Road at the site of the Atlantic Veneer Corporation and Beaufort Fisheries Industries.

The Mixed Use classification is intended to delineate areas where there is potential to redevelop the existing properties and adjoining vacant land, particularly for multiple land uses. The North Carolina Maritime Museum has proposed expanding the Maritime Museum to a portion of the Mixed Use-designated area located on the north side of Town Creek. An associated maritime village has also been proposed for this site. Mixed residential and commercial uses, including marine uses along waterfront areas, have potential at the other Mixed Use-designated sites.

The Cedar Street corridor is anticipated, with the proposed relocation of US Highway 70, to redevelop from a general commercial area into more of an office, light retail, professional services, institutional, and residential area.

The anticipated residential density within this classification ranges from medium to high density. Multifamily densities are consistent with the current requirements of the Town’s zoning ordinance which allows a density range of up to 16 dwellings per acre for planned developments. Residential building types encouraged within this classification include single-family attached dwellings, condominiums, cluster developments, and multifamily dwellings. Commercial uses include a variety of retail, office, business services, and personal services. Minimum lot sizes are generally dependent upon the specific nature and characteristics of the land use but typically range from 2,750 to 20,000 square feet for residential land uses and 3,000 to 8,000 square feet for nonresidential land uses. Maximum floor area ratios for nonresidential land uses range from 0.57 to 2.13. Land uses within the Mixed Use designated areas are generally compatible with B-1, General Business; B-3, Marina Business; O & I, Office and Institutional; RMF, Multi-family Residential; and PUD, Planned Urban Development zoning districts. Public water and sewer service is needed to support the land uses characteristic of this classification. Streets with the capacity to

accommodate higher traffic volume are necessary to support the intensity of development expected with the Mixed Use Classification. 4.

The Town’s goals and policies support the use of land in Mixed Use-classified areas for a range of uses where adequate public utilities and streets are available or can be upgraded to support the intensity of development encouraged in this classification. Public and institutional land uses that support and that are compatible with this type of mixed development are also encouraged.

While the Mixed Use areas are expected to accommodate future growth and development, they may or may not actually be developed during the planning period. Critical factors that will determine the development potential of these areas include market demand and the provision of the necessary support infrastructure (particularly public water and sewer utilities). Consequently, the development potential of some of the lands within the Mixed Use areas may be more long-term than short-term.

In order to permit the type of mixed use development envisioned in this classification, the Town of Beaufort may have to prepare amendments to its existing zoning ordinance and subdivision ordinance to establish specific conditions and standards for such mixed use development.

REQUESTED ACTION:

- Conduct Public Hearing
- Discussion of Request
- A motion to rezone 1113 Lennoxville to B-1 based on that it is consistent with adjacent zoning and:
- A motion that the proposed B-1 zoning is also consistent with the Future CAMA Land Use Map as Mixed Use.

EXPECTED LENGTH OF PRESENTATION:

15 Minutes

SUBMITTED BY:

Kyle Garner, AICP
Planning & Inspections Director

BUDGET AMENDMENT REQUIRED:

N/A



Staff Report

To: Mayor & Board of Commissioners
From: Kyle Garner, Planning Dir.

Date: 10/2/2019
Meeting Date: 11/18/2019

Case Number 19-21

Summary of Request: Rezone .15 acres (6,385 sq. ft.) from R-8 to B-1.

Background

Location(s) & PIN 1113 Lennoxville Road Street (730619504721000)

Owner Ashley-Nicole Russell
Applicant Same

Current Zoning R-8 Residential Medium Density

Lot(s) Size & Conformity Status .15 Acres (6,385 sq. ft.); Conforming

Existing Land Use Single Family Residential Structure

CAMA Future Land Use Map General Commercial
Amendment Required Yes No

Adjoining Land Use & Zoning
North Single Family Home, zoned R-8
South Single Family Home, zoned R-8
East Commercial Realtor, zoned B-1
West Single Family Home, zoned R-8

Special Flood Hazard Area Yes No

Public Utilities
Water Available Not Available
Sewer Available Not Available

Additional Information See Staff Comments

- Requested Action**
- Conduct Public Hearing
 - Discussion of Request
 - A motion to rezone 1113 Lennoxville to B-1 based on that it is consistent with adjacent zoning and:
 - A motion that the proposed B-1 zoning is also consistent with the Future CAMA Land Use Map as Mixed Use.

Comments

- The proposed B-1 Zoning District allows for commercial development. Depending on the type of use that is operated a Landscape Buffer will be required. If a professional office is that use a Type “A” will be required specifically which would be between 10-20 feet and may or may not include a 6 foot high opaque fence.
- At their September 30th meeting the Planning Board conducted a public hearing and after hearing evidence and testimony made a unanimous recommendation for the rezoning request from R-8 to B-1 in that it is consistent with the adjacent zoning and future land use map as mixed use. Town Staff supports the recommendation to rezone the property from residential to commercial as does the CAMA Future Land Use Map as a Mixed Use area.

In accordance with **NCGS § 160A-383**, the consistency statement must include one of the following:

- A statement recommending approval of the zoning amendment and describing its consistency with the CAMA Core Land Use Plan
- A statement recommending denial of the zoning amendment and describing its inconsistency with the CAMA Core Land Use Plan
- A statement recommending approval of the zoning amendment containing the following:
 - Declaration that the approval is also deemed an amendment to the CAMA Core Land Use Plan
 - An explanation of the change in conditions the board took into consideration when recommending approval

CAMA Core Land Use Plan – Future Land Use Classifications

C. Mixed Use Classification

The Mixed Use classification encompasses approximately 1.3 square miles (826 acres) or 17.4 percent of the total land area. The properties classified as Mixed Use are located adjacent to Town Creek (2 sites), at the former Beaufort Elementary School site, adjacent to the Cedar Street-Carteret Avenue area, and along Lennoxville Road at the site of the Atlantic Veneer Corporation and Beaufort Fisheries Industries.

The Mixed Use classification is intended to delineate areas where there is potential to redevelop the existing properties and adjoining vacant land, particularly for multiple land uses. The North Carolina Maritime Museum has proposed expanding the Maritime Museum to a portion of the Mixed Use-designated area located on the north side of Town Creek. An associated maritime village has also been proposed for this site. Mixed residential and commercial uses, including marine uses along waterfront areas, have potential at the other Mixed Use-designated sites.

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The anticipated residential density within this classification ranges from medium to high density. Multifamily densities are consistent with the current requirements of the Town’s zoning ordinance which allows a density range of up to 16 dwellings per acre for planned developments. Residential building types encouraged within this classification include single-family attached dwellings, condominiums, cluster developments, and multifamily dwellings. Commercial uses include a variety of retail, office, business

services, and personal services. Minimum lot sizes are generally dependent upon the specific nature and characteristics of the land use but typically range from 2,750 to 20,000 square feet for residential land uses and 3,000 to 8,000 square feet for nonresidential land uses. Maximum floor area ratios for nonresidential land uses range from 0.57 to 2.13. Land uses within the Mixed Use designated areas are generally compatible with B-1, General Business; B-3, Marina Business; O & I, Office and Institutional; RMF, Multi-family Residential; and PUD, Planned Unit Development zoning districts. Public water and sewer service is needed to support the land uses characteristic of this classification. Streets with the capacity to accommodate higher traffic volume are necessary to support the intensity of development expected within the Mixed Use Classification.

The Town's goals and policies support the use of land in Mixed Use-classified areas for a range of uses where adequate public utilities and streets are available or can be upgraded to support the intensity of development encouraged in this classification. Public and institutional land uses that support and that are compatible with this type of mixed development are also encouraged.

While the Mixed Use areas are expected to accommodate future growth and development, they may or may not actually be developed during the planning period. Critical factors that will determine the development potential of these areas include market demand and the provision of the necessary support infrastructure (particularly public water and sewer utilities). Consequently, the development potential of the some of the lands within the Mixed Use areas may be more long-term than short-term.

In order to permit the type of mixed use development envisioned in this classification, the Town of Beaufort may have to prepare amendments to its existing zoning ordinance and subdivision ordinance to establish specific conditions and standards for such mixed use development.

Attachments:

Application as Submitted
 Property Owners Within 100 Feet
 Vicinity & Zoning Map
 CAMA Future Land Use Map
 Land Development Ordinance Excerpts

- R-8 Residential Medium Density
- B-1 General Business District

 Site & Surrounding Photos



Town of Beaufort
701 Front St. • P.O. Box 390 • Beaufort, N.C. 28516
252-728-2141 • 252-728-3982 fax
www.beaufortnc.org

**APPLICATION FOR AN AMENDMENT TO THE
BEAUFORT ZONING MAP**

Instructions:

Please complete the application below, include all the required attachments and the **application fee of \$200.00** and return to the Beaufort Town Hall, 701 Front Street or P.O. Box 390, Beaufort, N.C., 28516. Incomplete applications will not be processed and **will be** returned to the applicant. Please contact Town Hall at 252-728-2141 if there are any questions.

APPLICANT INFORMATION

Applicant Name: Ashley-Nicole Russell

Applicant Address: 112 South Pitt Street, Greenville NC 27834

Phone Number: (252) 414-2554 Email: ashleynicole@anrlaw.com

Property Owner Name: H.T. Everett Enterprise, LLC; D.A. Everett Group, LLC

Address of Property Owner: 714 Pine Street; PO Box 178, Beaufort NC 28516

Phone Number: (919) 328-0056 Email: info@daeverettgroup.com

PROPERTY INFORMATION

Property Address: 1113 Lennoxville Rd, Beaufort NC 28516

15-Digit PIN: 730619504721000 Lot/Block Number: Lot #22/Block #4

Size of Property (in square feet or acres): 1434 Square Feet

Current Zoning: R-8 Residential Requested Zoning: B-1

Current Use of Property: Residential Vacant Commercial Other: _____

Henry Everett 8/16/19

Applicant: Henry Everett dotloop verified 08/20/19 5:28 PM EDT VSXO-NII2-FNRD-TKT4 Date of Applicant's Signature

Property Owner Signature (if different than applicant) _____ Date of Owner's Signature

An application fee of \$200.00, either in cash, money order, or check made payable to the "Town of Beaufort," should accompany this application. Payments can be made in person on the day of submittal and at such time, a credit card can be used to make the payment. Credit card payments are subject to a 3% extra fee.

Please refer to the *Land Development Ordinance*, [Section 3](#) and all other pertinent sections for the information required to accompany this application.

**REQUIRED ATTACHMENTS FOR AN AMENDMENT TO THE
BEAUFORT ZONING MAP**

Please provide the following as attachments to the zoning map amendment form:

1. A statement as to whether or not the proposed zoning amendment is consistent with the Beaufort Land Use Plan.
2. A statement as to how the zoning amendment will promote the public health, safety or general welfare of the Town of Beaufort.
3. Proof of ownership (For example: a copy of the deed or city tax statement).

If a property is owned by more than one individual or if multiple properties under different ownership are applying under one request, attach a statement and signatures indicating that all owners have given consent to request the zoning change.

4. An area map of property to scale which includes:
 - North Arrow;
 - All Property lines and accurate property line dimensions;
 - Adjacent streets and names;
 - Location of all easements;
 - Location of all structures;
 - Zoning classifications of all abutting properties.
5. Please submit one digital/electronic copy of any drawings or plans associated with the amendment. At least one paper copy of the drawings or plans should also be submitted.
6. A TYPED list all property owners (with addresses) within 100 feet of the boundary lines of all properties requested to be rezoned (notification of adjacent property owners by the Town is required by North Carolina law).

**THE COMPLETE APPLICATION WITH SUPPORTING
DOCUMENTATION IS DUE TO TOWN STAFF AT LEAST 15 WORKING
DAYS PRIOR TO A SCHEDULED PLANNING BOARD MEETING.**

The Town’s website is www.beaufortnc.org.

OFFICE USE ONLY

Received by: _____ Reviewed for Completeness By: _____
 Date: _____ Date Deemed Complete and Accepted: _____



FILE # 1573077

NORTH CAROLINA, CARTERET COUNTY
This instrument and this certificate are duly filed at the date and time and in the Book and Page shown on the first page hereof.

FOR REGISTRATION REGISTER OF DEEDS
Jerry T. Hardesty
Carteret County, NC
April 13, 2017 03:19:46 PM
BNC DEED 3 P
FEE: \$26.00
NC REVENUE STAMP: \$100.00
FILE # 1573077

Jerry T. Hardesty, Registrar of Deeds
By *[Signature]*
Asst. Deputy, Registrar of Deeds

Parcel No.: 7306.19.50.4721000
Excise Tax: \$100.00

Prepared By: Balley & Way
P.O. Drawer 188, Morehead City, North Carolina 28557

NORTH CAROLINA GENERAL WARRANTY DEED

This Deed made this the 13th day of April, 2017, by and between Yvonne Ellison, (single) of PO Box 658, Beaufort, NC 28516, hereinafter referred to as the "Grantor"; and H.T. Everett Enterprise, LLC, and D.A. Everett Group, LLC, of PO Box 178, Beaufort, NC 28516, as tenants in common, hereinafter referred to as the "Grantee". The designation of Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH:

That the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the grantee in fee simple, all that certain lot or parcel of land situated in the City of Beaufort, Beaufort Township, Carteret County, North Carolina and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor are seized of the premises in fee simple, had the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

BOOK 1573 PAGE 77

1

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IN WITNESS WHEREOF, the Grantor has hereunto set their hand and seal the day and year first above written.

By: Yvonne Ellison (Seal)
Yvonne Ellison Grantor

STATE OF NORTH CAROLINA

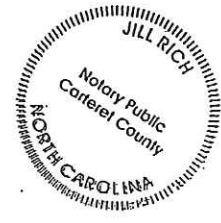
COUNTY OF CARTERET

I, Jill Rich, a Notary Public of Carteret County and State of North Carolina, do hereby certify that Yvonne Ellison, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official stamp of seal, this the 13th day of April, 2017.

Jill Rich

Notary Public
My Commission Expires: 06/10/2020



BOOK 1593 PAGE 17 ²

EXHIBIT "A"

BEING all of Lot #22 in Block #4 of the Highland Park Subdivision of record in Map Book 1, Page 99, Carteret County Registry.

BOOK 1573 PAGE 17

Carteret County, N.C.



4.



August 8, 2019

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The information displayed by this website is prepared for the inventory of real property found within this jurisdiction and is compiled from records, maps, plats, and other public records and data. Users of this information are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information contained on this site. Carteret County assumes no legal responsibility for the information contained on this site. Carteret County does not guarantee that the data and map services will be available to users without interruption or error. Furthermore, Carteret County may modify or remove map services and access methods at will.

Woodard, Alan
1111 Lennoxville Rd.
Beaufort, NC 28516

Carroll, Steve Raymond Trustee
102 Carteret Ave.
Beaufort, NC 28516

Ellison, William L
1201 Lennoxville Rd.
Beaufort, NC 28516

McCollum, Warren Etux Kitty
1114 Lennoxville Rd.
Beaufort, NC 28516

**CARTERET COUNTY TAX STATEMENT
IMPORTANT-PLEASE READ**

4.

-If you have sold the real property assessed to you, please forward this tax notice to the new owner.
 -The current year's tax is due September 1st and must be paid by January 6th to avoid legal action. Partial payments are accepted prior to the delinquent date. Interest begins January 6th at a rate of 2% for the first month and 3/4% each month thereafter. Delinquent taxes are subject to immediate levy, garnishment or foreclosure. Unpaid taxes are advertised in the name of the listing taxpayer as of January 6th.
 -Payments submitted by mail are deemed to be received as of the date of the U.S. Postal Service postmark.
 -A \$25 penalty or 10% of the amount of the check whichever is greater to a maximum of \$1000 will be charged for checks returned unpaid due to insufficient funds, etc...
 -Due to postage costs receipts will not be sent for mail payments. Please retain your cancelled check and top portion of this statement as proof of payment.
 -Search, view and pay taxes online at www.carteretcountytax.com
 -Personal Property only - taxpayer may appeal the value, situs, or taxability of the property within 30 days after the bill date G.S. 105-317.1(c)
 -Questions or Concerns: Email us at Taxinformation@carteretcounty.gov

H T EVERET ENTERPRISE LLC ETAL

**PO BOX 178
BEAUFORT NC 28516**

Real Estate bills are not sent to escrow companies - It is the taxpayers responsibility to notify escrow companies.

YEAR	ID NUMBER	BILL NUMBER	PARCEL NUMBER	REAL VALUE
2019	0046418	R0876414	730619504721000	151,441
PERSONAL VALUE		EXEMPTION		TOTAL VALUE
0		0		151,441

LEGAL DESCRIPTION: L22 B4 HIGHLAND PARK

Important

Please note that our remit address has changed to:

**PO Box 2189:
Beaufort, NC 28516**

Tax Related Questions:

Main Office
Beaufort (252) 728-8485
Fax (252) 728-8588

Satellite Office
Western Office (Cedar Point)
(252) 222-5833

DESCRIPTION	RATE	AMOUNT ASSESSED	BALANCE DUE
COUNTY GENERAL	0.3100	469.47	469.47
BEAUFORT RESCUE	0.0600	90.86	90.86
BEAUFORT	0.4600	696.63	696.63
	0.0000	0.00	0.00
		0.00	0.00
BEAUFORT STORM WATER		48.00	48.00
LAND FILL FEE		15.00	15.00
			-0.00
TOTAL PAID			
TAXES DUE SEPTEMBER 1ST		TOTAL DUE	\$1,319.96
LAST DAY TO PAY WITHOUT INTEREST IS JANUARY 6TH			
INTEREST BEGINS JANUARY 7TH			

DETACH AND RETAIN THIS PORTION FOR YOUR RECORDS

TAX YEAR	BILLING DATE	ID NUMBER	BILL NUMBER	PARCEL NUMBER	TOTAL DUE
2019	08/01/2019	0046418	0876414	730619504721000	\$1,319.96

PAYMENTS MAY BE MADE IN PERSON AT THE
 CARTERET COUNTY TAX OFFICE
 1st FLOOR, ADMINISTRATION BUILDING, BEAUFORT, NC
 8:00AM - 5:00PM, MONDAY - FRIDAY OR
 WESTERN OFFICE, 701 CEDAR POINT BLVD., CEDAR POINT, NC
 8:00AM - 5:00PM, MONDAY - FRIDAY
 CREDIT CARD PAYMENTS BY PHONE ONLY 1-888-544-9433
 SERVICE FEE APPLIES FOR CREDIT CARD PAYMENTS

INTEREST BEGINS
1/7/2020
INTEREST DUE
\$0.00
LATE LIST FEE
\$0.00

CARTERET COUNTY TAX

DIRECTOR
 BOX 2189
 Beaufort, NC 28516

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Carteret County

Property Data

Parcel Number: 730619504721000

Inquiry Date: 8/14/2019

DISCLAIMER: For confirmation of the number of buildings on each parcel, please contact the Carteret County Tax Office.

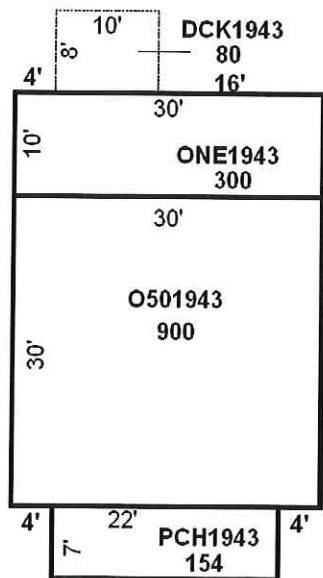
Property Info

PARCEL NUMBER: 730619504721000
OWNER: H T EVERET ENTERPRISE LLC ETAL
PHYSICAL ADDRESS 1113 LENNOXVILLE RD
 BEAUFORT
MAILING ADDRESS: PO BOX 178
 BEAUFORT NC 28516
LEGAL DESCRIPTION: L22 B4 HIGHLAND PARK
DEED REF: 1573-77
PLAT REFERENCE: 1-99
NEIGHBORHOOD: 590016
SALE DATE: 04/13/2017
SALE PRICE: \$50,000
ACREAGE: 0.137
LAND VALUE: \$73,125
EXTRA FEATURE VALUE: \$0

Building Info

BATHS: 2
BEDROOMS: 4
CONDITION: N/A
EXTERIOR WALLS: 26 VINYL
FLOOR FINISH: 14 CARPET
 08 VINYL
FOUNDATION: 02 CONC BLOCK
HEAT: 10 HEATPUMP
ROOF COVER: 03 COMP SHNGL
ROOF STRUCTURE: 03 GABLE
SQUARE FOOTAGE: 1434
YEAR BUILT: 1943
BUILDING VALUE: \$78,316
PARCEL VALUE: \$151,441

Sketches



Consistency Statement:

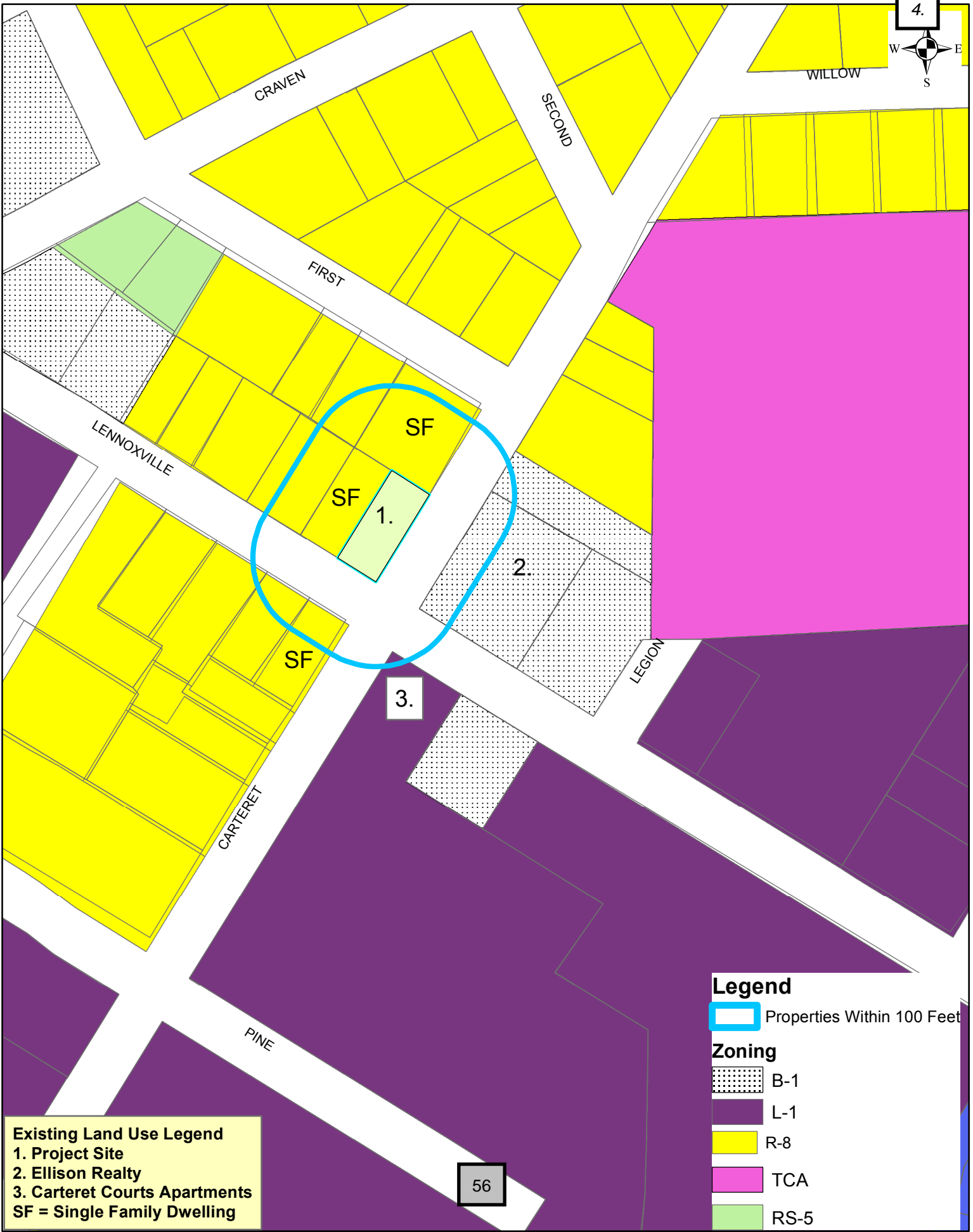
After checking the CAMA land use plan, this property is identified as mixed use and the description for mixed use on page 93 includes B-1 as an appropriate zoning for that classification.

Health & Safety Impact:

Re-zoning this property to mixed use allowing commercial and office use will enhance the community of Beaufort by adding a conflict resolution law firm and a bridal store to the community. The bridal store will assist with the special events industry at the coast. AN|R Law Firm – a Collaborative Family Law Firm – was named The Small Business Leader of the Year in Pitt County for changing the quality of life for its residents experiencing divorce. Thus, this new branch of the firm offers settlement-based solutions allowing residents to maintain productive lives even while experiencing conflict.

OWNER	AIL_HOU	MAIL_ST	MAIL_CITY	AIL_STA	MAIL_ZI	MAIL_ZI5	MAIL_ADD2
CARROLL,STEVE RAYMOND TRUSTEE CARTERET COURT LLC	700	SWORDFISH RD	FRIPP ISLAND	SC		29920	
ELLISON,WILLIAM L	1201	LENNOXVILLE ROAD	WINSTON-SALEM	NC	5168	27114	PO BOX 25168
FULFORD,MILTA DAVIS L/T	1110	LENNOXVILLE ROAD	BEAUFORT	NC		28516	
GIBSON,BRECK D ETUX SUSAN			BEAUFORT	NC		28516	
MCCOLLUM,WARREN ETUX KITTY	10	TREADWAY COURT	MARLINTON	WV	0092	24954	PO BOX 92
RAITER,PATRICK JACOBS	103	CARTERET AVENUE	HILLSBOROUGH	NC		27278	
REECE,CLINTON B ETUX HOLLY H	4904	WILLOWTREE LANE	BEAUFORT	NC		28516	
WOODARD,ALAN	1600	BRICES CREEK ROAD	CLAYTON	NC		27520	
YOU CAN FLY LLC			NEW BERN	NC		28562	
			NAGS HEAD	NC		27959	PO BOX 1839

Case 19-21- Vicinity & Zoning Map - 1113 Lennoxville Road



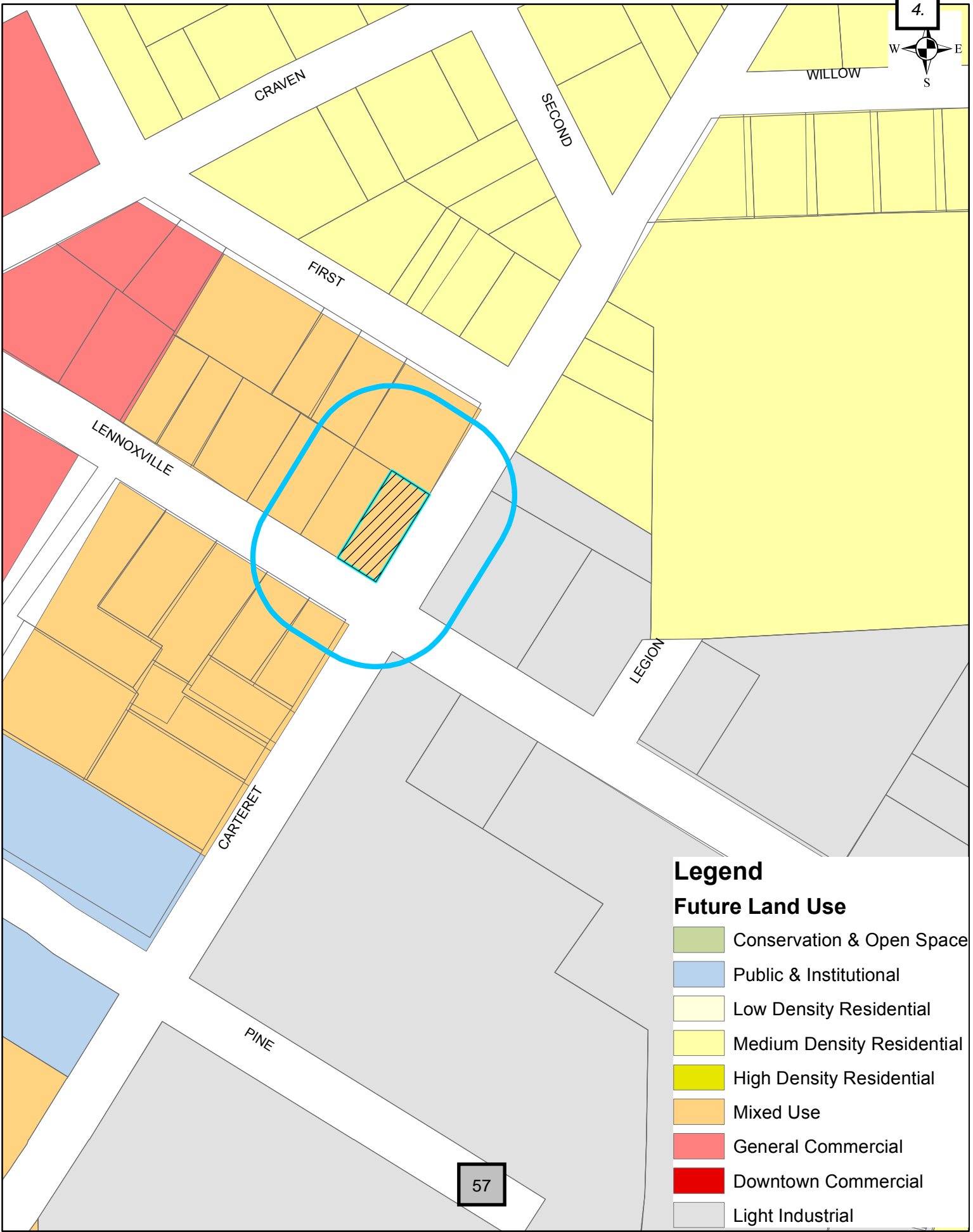
Existing Land Use Legend
1. Project Site
2. Ellison Realty
3. Carteret Courts Apartments
SF = Single Family Dwelling

Legend

- Properties Within 100 Feet
- Zoning**
- B-1
- L-1
- R-8
- TCA
- RS-5

Case 19-21- CAMA Land Use Map - 1113 Lennoxville Road

4.



Legend

- Future Land Use**
- Conservation & Open Space
 - Public & Institutional
 - Low Density Residential
 - Medium Density Residential
 - High Density Residential
 - Mixed Use
 - General Commercial
 - Downtown Commercial
 - Light Industrial

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**TOWN OF BEAUFORT
PLANNING BOARD**

RZ19-21

**RESOLUTION ADVISING THAT PROPOSED AMENDMENTS
TO THE ZONING ORDINANCE AND COMPREHENSIVE FUTURE LAND USE PLAN
ARE IN ACCORDANCE WITH ALL OFFICIALLY ADOPTED PLANS; ARE
REASONABLE; AND ARE IN THE PUBLIC INTEREST.**

WHEREAS, the North Carolina General Assembly has given the Town of Beaufort (“Town”) the authority to adopt and amend zoning and development regulation ordinances for the purpose of promoting the health, safety, morals, and general welfare of its citizens;

WHEREAS, N.C.G.S. §160A-383 requires the Town of Beaufort Planning Board (“Board”) to advise the Town of Beaufort Board of Commissioners by written statement describing whether the proposed amendments to the Town’s Land Development Ordinance (“Ordinance”) and Core Land Use Plan are consistent with all officially adopted plans;

WHEREAS, the Board has in fact met to consider and evaluate the proposed amendments to the Ordinance; and

NOW THEREFORE, BE IT HEREBY RESOLVED, that the Planning Board finds that the proposed amendments to the Ordinance are in accordance with all officially adopted Town plans for the reasons stated in the Staff Report for Rezoning Case 19-21 attached hereto and incorporated herein by reference, and therefore recommends adoption by the Board of Commissioners. Specifically the Planning Board finds that the proposed amendments are in furtherance of the Town plans, ordinances and regulations; and better clarify all the Ordinance regulations.

This Resolution is effective upon its adoption this 30th day of September, 2019.

**TOWN OF BEAUFORT
PLANNING BOARD**

_____, Chairman

ATTEST:

_____, Secretary

C) R-8 Residential Medium Density District.

This residential district is established as a medium density district in which the principle use of the land is for single-family dwelling units. The regulations of this district are intended to provide areas of the community for those persons desiring residences in relatively medium density areas. No buildings, houses, or structures, excepting noncommercial docks or piers as specified in section 2-H of this Ordinance, will be erected on the south side of Front Street in this district. Uses in this district which require potable water or sanitary sewer must be connected to both municipal water and municipal sewer.

1) Minimum Lot Size.

All lots in the R-8 district shall be a minimum of eight thousand square feet (8,000 ft²).

2) Minimum Lot Width.

All lots in the R-8 district shall have a minimum lot width of sixty feet (60') at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 7-9 Interior Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	25 feet	8 feet	35 feet

Table 7-10 Corner Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	20 feet	25 feet	8 feet	35 feet

Table 7-11 Double Frontage Lot Requirements

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Rear (Right-of-Way) Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
R-8	25 feet	15 feet	8 feet	35 feet

Where a lot extends across Front Street, the above setbacks shall apply to the portion of the lot north of Front Street. The docks or piers permitted on the south side of Front Street will be subject to an eight feet (8') side setback, or any more restrictive setback required by CAMA, or the regulations promulgated thereunder.

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

Antenna Co-Location on Existing Tower	Neighborhood Recreation Center, Indoor/Outdoor, Private
Athletic Field, Public	Neighborhood Recreation Center, Public
Carport	Park, Public
Community Garden	Public Utility Facility
Dock	Resource Conservation Area
Dwelling, Single-Family	Shed
Garage, Private Detached	Swimming Pool (Personal Use)
Government/Non-Profit Owned/ Operated Facilities & Services	Temporary Construction Trailer
Group Home	Utility Minor
Home Occupation	Vehicle Charging Station

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Accessory Dwelling Unit	Marina
Athletic Field, Private	Outdoor Amphitheater, Public
Bed & Breakfast	Preschool
Cemetery/Graveyard	Produce Stand/Farmers' Market
Club, Lodge, or Hall	Public Safety Station
Concealed (Stealth) Antennae & Towers	Religious Institution
Day Care/Child Care Home	Satellite Dish Antenna
Golf Course, Privately-Owned	School, Post-Secondary
Golf Driving Range	Utility Facility

C) ***B-1 General Business District.***

The General Business District is established as the district in which a wide variety of sales and service facilities may be provided to the general public. This district will be located throughout the Town's planning jurisdiction.

1) Minimum Lot Size.

All lots in the B-1 district shall be a minimum of five thousand square feet (5,000 ft²).

2) Minimum Lot Width.

All lots in the B-1 district shall have a minimum lot width of sixty feet (60') at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-5 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
B-1	30 feet	15 feet	15 feet	40 feet

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

- | | |
|---------------------------------------|--|
| Amusement Establishment | Dock |
| Antenna Co-Location on Existing Tower | Dry Boat Storage |
| Aquaculture | Financial Institution |
| Assisted Living | Government/Non-Profit Owned/Operated Facilities & Services |
| Athletic Field, Public | Hospital |
| Bed & Breakfast | Hotel or Motel |
| Boat Sales/Rentals | Kennel, Indoor Operation Only |
| Car Wash | Library |
| Club, Lodge, or Hall | Liquor Store |
| Commercial Indoor Recreation Facility | Moped/Golf Cart Sales/Rentals |
| Community Garden | Mortuary/Funeral Home/Crematorium |
| Concealed (Stealth) Antennae & Towers | Motor Vehicle Sales/Rentals |
| Convenience Store | Museum |
| Day Care Center | Neighborhood Recreation Center, Public |

Nursing Home
Office: Business, Professional, or
Medical
Other Building-Mounted Antennae &
Towers
Outdoor Retail Display/Sales
Park, Public
Parking Lot
Parking Structure
Personal Service Establishment
Pool Hall or Billiard Hall
Produce Stand/Farmers' Market
Public Safety Station
Public Utility Facility

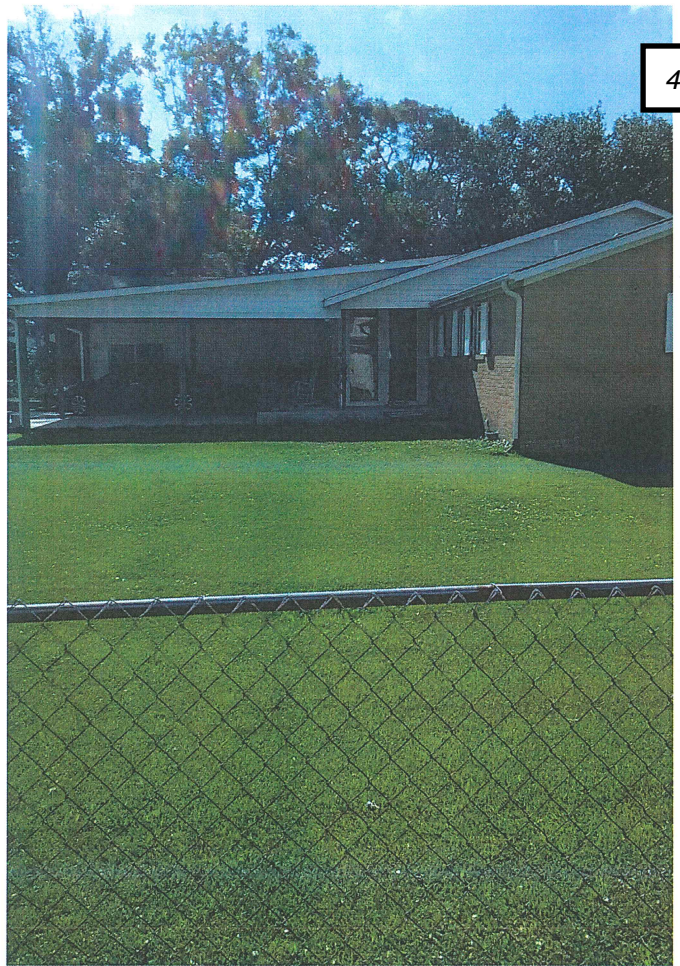
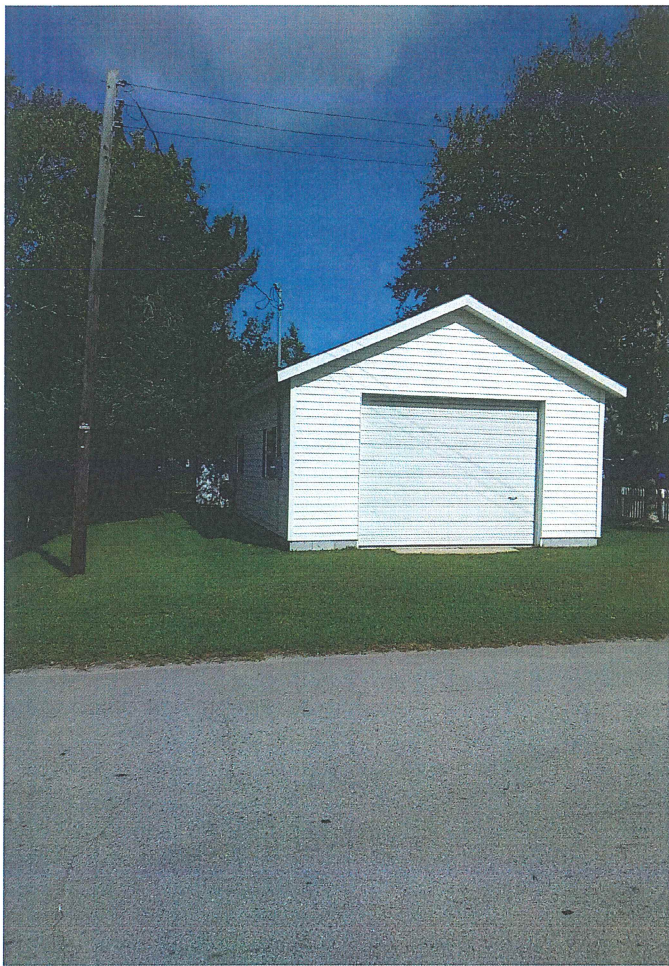
Religious Institution
Resource Conservation Area
Restaurant with Drive-Thru Service
Restaurant with Indoor Operation
Retail Store
Satellite Dish Antenna
Signs, Commercial Free-Standing
Tavern/Bar/Pub with Indoor Operation
Temporary Construction Trailer
Theater, Small
Transportation Facility
Utility Minor
Vehicle Charging Station
Vehicle Service

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Adult-Oriented Retail Establishment
Commercial Outdoor Amphitheater
Commercial Outdoor Recreation
Facility
Commercial Waterfront Facility
Gas/Service Station
Golf Driving Range
Hazardous Material Storage
Kennel, Indoor/Outdoor Operation
Manufacturing, Light
Marina
Microbrewery

Mini-Storage
Mixed Use
Outdoor Amphitheater, Public
Outdoor Storage
Preschool
Restaurant with Outdoor Operation
School, K-12
School, Post-Secondary
Tavern/Bar/Pub with Outdoor Operation
Theater, Large
Utility Facility
Wholesale Establishment









Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Regular Meeting 4:00 PM October 28th – Town Hall Conference Room

AGENDA CATEGORY: Public Hearing
SUBJECT: Case No. 19-22 ZTA - Micro Distillery

BRIEF SUMMARY:

Recently the North Carolina General Assembly passed a law that would permit Micro Distilleries. Since then staff has been approached to consider a text amendment to define and permit such a use as a Special Use in the Historic Business District (HBD); Historic Waterfront Business District (H-WBD); B-1 (General Business District); B-W (Business Waterfront District); and LI (Light Industrial District). The process for microbreweries is very similar and are also Special Uses.

At their September 30th meeting the Planning Board held a hearing and discussed the safety of flammable materials with the Fire Chief Staff. After those discussions the Board recommended unanimously to recommend approval of the proposed text amendment for Sections 4 (Definitions) and 9-A-6 Historic Business District Special Uses, Historic Waterfront Business District Special Uses, General Business District, Business Waterfront District and Light Industrial District.

Staff has included “Draft” text language which shows text to be added as bold highlighted.

REQUESTED ACTION:

- Conduct a Public Hearing on the proposed text amendments.
- To make a finding of consistency or nonconsistency on the proposed text amendment.
- To make a **decision** to modify the Ordinance as requested; to change the modification to other language; or to deny changing the Ordinance

EXPECTED LENGTH OF PRESENTATION:

15 Minutes

SUBMITTED BY:

Kyle Garner, AICP
Planning & Inspections Director

BUDGET AMENDMENT REQUIRED:

N/A

STAFF REPORT

BOARD ACTION REQUEST

Case No. : 19-22

TO: Board of Commissioners
FROM: Kyle Garner, Planning Director
DATE: October 2, 2019
RE: LDO Text Amendment Modifying Section 4 (Definitions) & Section 9 A-E Special Uses

Background

Recently the North Carolina General Assembly passed a law that would permit Micro Distilleries. Since then staff has been approached to consider a text amendment to define and permit such a use as a Special Use in the Historic Business District (HBD); Historic Waterfront Business District (H-WBD); B-1 (General Business District); B-W (Business Waterfront District); and LI (Light Industrial District). The process for microbreweries is very similar and are also Special Uses.

At their September 30th meeting the Planning Board held a hearing and discussed the safety of flammable materials with the Fire Chief Staff. After those discussions the Board recommended unanimously to recommend approval of the proposed text amendment for Sections **4 (Definitions) and 9-A-6 Historic Business District Special Uses, Historic Waterfront Business District Special Uses, General Business District, Business Waterfront District and Light Industrial District.**

Staff has included “Draft” text language which shows text to be added as **bold highlighted.**

Action Needed:

- Conduct a Public Hearing on the proposed text amendments.
- To make a finding of consistency or nonconsistency on the proposed text amendment.
- To make a **decision** to modify the Ordinance as requested; to change the modification to other language; or to deny changing the Ordinance

Attachments:

- Section 4 & 9 of the LDO
- Draft Ordinance
- Draft Written Consistency Statement

Agenda Item Prepared By:
 Kyle Garner, Planning Director

Board Action: Motion by _____ 2nd by _____

SECTION 4 Definitions

M

Main Building. The principal building or other structure on a lot or building site designed or used to accommodate the primary use to which the premises are devoted. *Main Building* and *Principal Building* are synonymous terms.

Manual for Design and Construction of Streets, Water, and Wastewater Systems for the Town of Beaufort. A document used to implement the standards adopted by the BOC for streets, water systems, and wastewater systems. This document is cited throughout this Ordinance and may be amended from time to time. A copy of this document may be found at Town Hall or at the Town's Public Works Department.

Manufactured Home. As defined in N.C.G.S. 105-164(3), a structure which is designed to be used as a dwelling and is manufactured in accordance with the specifications for manufactured homes issued by HUD. The term "mobile home" is now considered the same as a *Manufactured Home*.

Manufactured Home Park. A parcel of land on which two or more manufactured homes are located.

Marina. *Marinas* are defined as any publicly or privately owned dock, basin, or wet boat storage facility constructed to accommodate more than ten boats and providing any of the following services: permanent or transient docking spaces, dry storage, fueling facilities, haul-out facilities, and repair service.

Map, Base. A map showing the important natural and man-made features of an area.

Market Value of Real Property. The building value, excluding the land (as agreed to between a willing buyer and seller), as established by what the local real estate market will bear. Market value can be established by independent certified appraisal, replacement cost depreciated by age of the building (actual cash value), or adjusted assessed values.

Materialman's Lien. A type of lien which gives a security interest in property to someone who supplies materials used during work performed on a property.

Mean Elevation. The average height to which something is elevated above sea level.

Medical Office. See *OFFICE: MEDICAL*.

Messaging Board. See *SIGNS*.

Metes and Bounds. A system of describing and identifying land by measures (metes) and direction (bounds) from an identifiable point of reference such as a monument or other marker, the corner of intersecting streets, or, in rural areas, a tree or other permanent feature.

Microbrewery. A brewery which produces less than 15,000 barrels of beer per year with seventy-five percent (75%) or more of its beer sold off-site.

Micro Distillery. A distillery that (i) sells, to consumers at the distillery, to exporters, to local boards, and to private or public agencies or establishments of other states or nations, fewer than 10,000 proof gallons of in-house brand spirituous liquors distilled and manufactured by it at the permit holder's distillery per year, and (ii) that is either the holder of a distillery permit pursuant to N.C.G.S. 18B-1105 or is a business located outside the State that is licensed or permitted to Senate PCS 290 Page 2 manufacture spirituous liquor in the jurisdiction where the business is located and whose products are lawfully sold in this State.

Minimum Building Line. A line located at a minimum horizontal distance from the right-of-way line of a street or road parallel thereto, between which and the right-of-way line, no building or parts of buildings may be erected, altered, or maintained except as otherwise provided herein. The building line is to be located at a point where the lot meets the minimum width required by the zoning regulations.

Mini-Storage. A building consisting of individual, small, self-contained units which are leased or owned to hold storage of business and/or household materials or goods.

Minor Works. Proposed building and/or site changes which have no discernible impact on the special character of the building, site, and historic district as deemed by the BHPC guidelines. These *Minor Works* items require submittal of a completed COA application but do not require review by the BHPC. Instead a review is completed by the Town's Planning and Inspections Department for consistency with the BHPC guidelines.

Mixed Use (as a Use). A single structure with the above floors used for residential or office use and the ground floor for retail/commercial or service uses.

Mixed Use (Zoning). Zoning which permits a combination of usually separated uses within a single development.

Mobile Home. See *MANUFACTURED HOME*.

Moratorium. A temporary halting or to sever restrictions on specified development activities.

Mortuaries/Funeral Homes/Crematoriums. The provision of services including preparing human remains for burial and arranging and managing funerals. This use does not include cemeteries or graveyards.

Multi-Family Dwelling. See *DWELLING, MULTI-FAMILY*.

Multi-Use Pathways. See *BICYCLE/BIKE PATH*.

SECTION 9 Nonresidential Zoning Districts

A) *H-BD Historic Business District.*

The intent of this district is to allow land and structures which provide personal services, retailing, and business services compatible with the district’s historic character. This district should be limited to the Town's Historic Overlay District and may be subject to additional requirements found within the “*Design Guidelines for the Beaufort Historic District & Landmarks.*” Uses in this district which require potable water or sanitary sewer must be connected to both municipal water and municipal sewer.

1) Minimum Lot Size.

The H-BD district will not have a minimum lot size.

2) Minimum Lot Width.

No minimum lot width is required in the H-BD district at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-1 Interior Lot Requirements for Residential Use

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	25 feet	30 feet	8/0* feet	35 feet

*0’ if it connects to a common wall.

Table 9-2 Corner Lot Requirements for Residential Use

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	25 feet	25 feet	30 feet	8 feet	35 feet

Table 9-3 Corner Lot and Interior Lot Requirements for Commercial Use

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	0 feet	0 feet	0 feet	0 feet	35 feet

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

Antenna Co-Location on Existing Tower
 Bed & Breakfast
 Boat Sales/Rentals
 Club, Lodge, or Hall
 Commercial Indoor Recreation Facility
 Community Garden
 Concealed (Stealth) Antennae & Towers
 Day Care Center
 Dock
 Dwelling, Single-Family
 Financial Institution
 Government/Non-Profit Owned/Operated Facilities & Services
 Hospital
 Hotel or Motel
 Library
 Mixed Use
 Moped /Golf Cart Sales, Rentals
 Mortuary/Funeral Home/
 Crematorium
 Museum

Neighborhood Recreation Center, Public
 Office: Business, Professional, or Medical
 Park, Public
 Parking Lot
 Parking Structure
 Personal Service Establishment
 Pool Hall or Billiard Hall
 Public Safety Station
 Public Utility Facility
 Resource Conservation Area
 Restaurant with Indoor Operation
 Retail Store
 Shed
 Swimming Pool (Personal Use)
 Signs, Commercial Free-Standing
 Tavern/Bar/Pub with Indoor
 Operation
 Temporary Construction Trailer
 Theater, Small
 Transportation Facility
 Utility Minor

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Commercial Outdoor Amphitheater
 Commercial Waterfront Facility
 Convenience Store
 Gas/Service Station
 Golf Driving Range
 Marina
 Microbrewery
Micro Distillery
 Other Building-Mounted Antennae & Towers
 Other Freestanding Towers
 Outdoor Amphitheater, Public

Preschool
 Produce Stand/Farmers' Market
 Restaurant with Outdoor Operation
 Satellite Dish Antenna
 School, K-12
 School, Post-Secondary
 Tavern/Bar/Pub with Outdoor
 Operation
 Theater, Large
 Utility Facility
 Vehicle Service

B) *H-WBD Historic Waterfront Business District.*

The function of this district is to protect the character of the commercial development along the historic waterfront of the Town. This district is also part of the Town’s Historic Overlay District and may be subject to additional requirements found within the “*Design Guidelines for the Beaufort Historic District & Landmarks.*”

1) Minimum Lot Size.

All lots in the H-WBD shall be a minimum of three thousand square feet (3,000 ft²).

2) Minimum Lot Width.

No minimum lot width is required in the H-WBD district at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section.

Table 9-4 Interior Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-WBD	0 feet	0 feet	0 feet	35 feet

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

- | | |
|---|---|
| <ul style="list-style-type: none"> Antenna Co-Location on Existing Tower Bed & Breakfast Club, Lodge, or Hall Commercial Indoor Recreation Facility Community Garden Concealed (Stealth) Antennae & Towers Day Care Center Dock Financial Institutions Government/Non-Profit Owned/Operated Facilities & Services Library Mixed Use | <ul style="list-style-type: none"> Moped/Golf Cart Sales, Rentals Mortuary/Funeral Home/Crematorium Museum Neighborhood Recreation Center, Public Office: Business, Professional, or Medical Park, Public Parking Lot Parking Structure Personal Service Establishment Pool Hall or Billiard Hall Public Safety Station Public Utility Facility Resource Conservation Area |
|---|---|

Restaurant with Indoor Operation
Retail Store
Tavern/Bar/Pub with Indoor
Operation

Temporary Construction Trailer
Theater, Small
Transportation Facility
Utility Minor

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Aquaculture
Boat Sales/Rentals
Commercial Outdoor Amphitheater
Commercial Waterfront Facility
Gas/Service Station
Hotel or Motel
Marina
Microbrewery
Micro Distillery
Other Building-Mounted Antennae &
Towers

Outdoor Amphitheater, Public
Preschool
Restaurant with Outdoor Operation
Satellite Dish Antenna
School, K-12
School, Post-Secondary
Tavern/Bar/Pub with Outdoor
Operation
Theater, Large
Utility Facility

C) ***B-1 General Business District.***

The General Business District is established as the district in which a wide variety of sales and service facilities may be provided to the general public. This district will be located throughout the Town's planning jurisdiction.

1) Minimum Lot Size.

All lots in the B-1 district shall be a minimum of five thousand square feet (5,000 ft²).

2) Minimum Lot Width.

All lots in the B-1 district shall have a minimum lot width of sixty feet (60') at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-5 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
B-1	30 feet	15 feet	15 feet	40 feet

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

- | | |
|---------------------------------------|--|
| Amusement Establishment | Convenience Store |
| Antenna Co-Location on Existing Tower | Day Care Center |
| Aquaculture | Dock |
| Assisted Living | Dry Boat Storage |
| Athletic Field, Public | Financial Institution |
| Bed & Breakfast | Government/Non-Profit Owned/Operated Facilities & Services |
| Boat Sales/Rentals | Hospital |
| Car Wash | Hotel or Motel |
| Club, Lodge, or Hall | Kennel, Indoor Operation Only |
| Commercial Indoor Recreation Facility | Library |
| Community Garden | Liquor Store |
| Concealed (Stealth) Antennae & Towers | Moped/Golf Cart Sales/Rentals |
| | Mortuary/Funeral Home/Crematorium |

Motor Vehicle Sales/Rentals
 Museum
 Neighborhood Recreation Center,
 Public
 Nursing Home
 Office: Business, Professional, or
 Medical
 Other Building-Mounted Antennae &
 Towers
 Outdoor Retail Display/Sales
 Park, Public
 Parking Lot
 Parking Structure
 Personal Service Establishment
 Pool Hall or Billiard Hall
 Produce Stand/Farmers' Market

Public Safety Station
 Public Utility Facility
 Religious Institution
 Resource Conservation Area
 Restaurant with Drive-Thru Service
 Restaurant with Indoor Operation
 Retail Store
 Satellite Dish Antenna
 Signs, Commercial Free-Standing
 Tavern/Bar/Pub with Indoor Operation
 Temporary Construction Trailer
 Theater, Small
 Transportation Facility
 Utility Minor
 Vehicle Charging Station
 Vehicle Service

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Adult-Oriented Retail Establishment
 Commercial Outdoor Amphitheater
 Commercial Outdoor Recreation
 Facility
 Commercial Waterfront Facility
 Gas/Service Station
 Golf Driving Range
 Hazardous Material Storage
 Kennel, Indoor/Outdoor Operation
 Manufacturing, Light
 Marina
 Microbrewery
Micro Distillery

Mini-Storage
 Mixed Use
 Outdoor Amphitheater, Public
 Outdoor Storage
 Preschool
 Restaurant with Outdoor Operation
 School, K-12
 School, Post-Secondary
 Tavern/Bar/Pub with Outdoor Operation
 Theater, Large
 Utility Facility
 Wholesale Establishment

D) B-W Business Waterfront District.

The objective of this district shall be to protect the character of the commercial development along the waterfront of the Town.

1) Minimum Lot Size.

All lots in the B-W shall be a minimum of six thousand square feet (6,000 ft²).

2) Minimum Lot Width.

All lots in the B-W district shall have a minimum lot width of sixty feet (60') at the minimum building line.

3) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-6 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
B-W	30 feet	15 feet	15 feet	40 feet

4) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) Permitted Uses.

- | | |
|---------------------------------------|--|
| Amusement Establishment | Government/Non-Profit Owned/
Operated Facilities & Services |
| Antenna Co-Location on Existing Tower | Hospital |
| Aquaculture | Hotel or Motel |
| Assisted Living | Kennel, Indoor Operation Only |
| Bed & Breakfast | Library |
| Boat Sales/Rentals | Liquor Store |
| Car Wash | Mortuary/Funeral Home/Crematorium |
| Club, Lodge, or Hall | Motor Vehicle Sales/Rentals |
| Commercial Indoor Recreation Facility | Museum |
| Community Garden | Neighborhood Recreation Center, Public |
| Concealed (Stealth) Antennae & Towers | Nursing Home |
| Convenience Store | Office, Business, Professional, or |
| Day Care Center | Medical |
| Dock | Other Building-Mounted Antennae & |
| Dry Boat Storage | Towers |
| Financial Institution | |

Outdoor Retail Display/Sales
 Park, Public
 Parking Lot
 Parking Structure
 Personal Service Establishment
 Pool Hall or Billiard Hall
 Produce Stand/Farmers' Market
 Public Safety Station
 Public Utility Facility
 Religious Institution
 Resource Conservation Area

Restaurant with Indoor Operation
 Retail Store
 Satellite Dish Antenna
 Signs, Commercial Free-Standing
 Tavern/Bar/Pub with Indoor Operation
 Temporary Construction Trailer
 Theater, Small
 Transportation Facility
 Utility Minor
 Vehicle Charging Station
 Vehicle Service

6) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Adult-Oriented Retail Establishment
 Athletic Field, Public
 Commercial Outdoor Amphitheater
 Commercial Outdoor Recreation Facility
 Commercial Waterfront Facility
 Gas/Service Station
 Golf Driving Range
 Hazardous Material
 Kennels, Outdoor Operation
 Manufacturing, Light
 Marina
 Microbrewery
Micro Distillery
 Mini-Storage

Mixed Use
 Outdoor Amphitheater, Public
 Outdoor Storage
 Preschool
 Restaurant with Drive-Thru Service
 Restaurant with Outdoor Operation
 School, K-12
 School, Post-Secondary
 Tavern/Bar/Pub with Outdoor
 Operation
 Theater, Large
 Utility Facility
 Wholesale Establishment

E) ***L-I Light Industrial District.***

This district is established to provide for the industries and for certain commercial establishments which in their normal operations have little or no adverse effect upon adjoining properties.

1) **Minimum Lot Size.**

All lots in the L-I district shall be a minimum of eight thousand square feet (8,000 ft²).

2) **Minimum Lot Width.**

All lots in the L-I district shall have a minimum lot width of eighty feet (80') at the minimum building line.

3) **Building Setback and Building Height Requirements and Limitations.**

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-7 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
L-I	20 feet	20 feet	15 feet	40 feet

4) **Accessory Building Setback Requirements.**

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

5) **Permitted Uses.**

- | | |
|--|--|
| Antenna Co-Location on Existing Tower | Heavy Equipment Sale/Rentals |
| Aquaculture | Heavy Vehicle Repair |
| Athletic Field, Public | Kennel, Indoor Operation Only |
| Boat Sale/Rentals | Kennel, Indoor/Outdoor Operation |
| Car Wash | Manufacturing, Light |
| Club, Lodge, or Hall | Mini-Storage |
| Community Garden | Motor Vehicle Sale/Rentals |
| Concealed (Stealth) Antennae & Towers | Neighborhood Recreation Center, Public |
| Dock | Office: Business, Professional, or Medical |
| Dry Boat Storage | Other Building Mounted Antennae & Towers |
| Farming, General | Outdoor Retail Display/Sales |
| General Industrial Service | Outdoor Storage |
| Government/Non-Profit Owned/Operated Facilities & Services | Park, Public |

Parking Lot
 Parking Structure
 Personal Service Establishment
 Public Safety Station
 Public Utility Facility
 Religious Institution
 Resource Conservation Area
 Satellite Dish Antenna
 Signs, Commercial Free-Standing

Temporary Construction Trailer
 Towing & Vehicle Service
 Transportation Facility
 Utility Minor
 Vehicle Charging Station
 Vehicle Service
 Warehousing and Distribution
 Establishment
 Wholesale Establishment

6) Special Use (*Special Uses* text may be found in section 20 of this Ordinance).

Adult Entertainment
 Adult-Oriented Retail Establishment
 Commercial Indoor Recreation Facility
 Commercial Outdoor Amphitheater
 Commercial Waterfront Facility
 Commercial, Outdoor Recreation
 Facility
 Gas/Service Station
 Golf Driving Range
 Marina
 Microbrewery

Micro Distillery
 Mixed Use
 Other Freestanding Towers
 School, Post-Secondary
 Tavern/Bar/Pub with Indoor Operation
 Tavern/Bar/Pub with Outdoor
 Operation
 Theater, Large
 Theater, Small
 Utility Facility

Land Development Ordinance Uses		H-BD	H-WBD	B-1	B-W	L-1	I-W
Agricultural	Agritourism						
	Aquaculture		S	P	P	P	P
	Farming, General					P	P
	Forestry						
	Produce Stand/Farmers' Market	S		P	P		
Commercial Uses							
Animal Services	Kennel, Indoor Operation Only			P	P	P	P
	Kennel, Indoor/Outdoor Operation			S	S	P	P
Assembly	Club, Lodge, or Hall	P	P	P	P	P	P
Financial Institutions	Financial Institution	P	P	P	P		
Food and Beverage Services	Microbrewery, Micro Distillery	S	S	S	S	S	
	Restaurant, with Drive-Thru Service			P	S		
	Restaurant, with Indoor Operation	P	P	P	P		
	Restaurant, with Outdoor Operation	S	S	S	S		
	Tavern/Bar/Pub with Indoor Operation	P	P	P	P	S	S
	Tavern/Bar/Pub with Outdoor Operation	S	S	S	S	S	S
Offices	Office: Business, Professional, or Medical	P	P	P	P	P	P
	Office: Small Business						
Public Accommodations	Bed & Breakfast	P	P	P	P		
	Hotel or Motel	P	S	P	P		
Indoor Recreation & Entertainment, Privately Owned	Adult Entertainment					S	S
	Amusement Establishment			P	P		
	Commercial Indoor Recreation Facility	P	P	P	P	S	
	Neighborhood Recreation Center Indoor/Outdoor, Private						
	Pool Hall or Billiard Hall	P	P	P	P		
	Theater, Large	S	S	S	S	S	S
	Theater, Small	P	P	P	P	S	S
Outdoor Recreation & Entertainment, Privately Owned	Athletic Field, Private						
	Commercial Outdoor Amphitheater	S	S	S	S	S	S
	Commercial, Outdoor Recreation Facility			S	S	S	S
	Golf Course, Privately-Owned						
	Golf Driving Range			S	S	S	S
	Motor Vehicle Raceway						
Retail Sales and Services	Adult-Oriented Retail Establishment			S	S	S	S
	Convenience Store			P	P		
	Mortuary/Funeral Home/ Crematorium	P	P	P	P		
	Liquor Store			P	P		
	Personal Service Establishment	P	P	P	P	P	P
	Retail Store	P	P	P	P		

DRAFT ORDINANCE 18-0

AN ORDINANCE TO MODIFY THE Town of Beaufort *Land Development Ordinance (LDO)*, specifically Section 4 (Definitions) & Section 9 A-E Special Uses

WHEREAS, the Beaufort Land Development Ordinance contains regulations which establish the development of land within the Town of Beaufort and its Extraterritorial Jurisdiction; and

WHEREAS, the Beaufort Planning Board has reviewed these ordinance text amendments and unanimously recommended its adoption; and

WHEREAS, the Board of Commissioners determines that the public interest will be served by adopting the following text amendments to modify text as it relates to these items.

NOW THEREFORE be it ordained by the Board of Commissioners of the Town of Beaufort as follows:

The Town of Beaufort LDO is amended as follows:

SECTION 4 Definitions

M

Main Building. The principal building or other structure on a lot or building site designed or used to accommodate the primary use to which the premises are devoted. *Main Building* and *Principal Building* are synonymous terms.

Manual for Design and Construction of Streets, Water, and Wastewater Systems for the Town of Beaufort. A document used to implement the standards adopted by the BOC for streets, water systems, and wastewater systems. This document is cited throughout this Ordinance and may be amended from time to time. A copy of this document may be found at Town Hall or at the Town's Public Works Department.

Manufactured Home. As defined in N.C.G.S. 105-164(3), a structure which is designed to be used as a dwelling and is manufactured in accordance with the specifications for manufactured homes issued by HUD. The term "mobile home" is now considered the same as a *Manufactured Home*.

Manufactured Home Park. A parcel of land on which two or more manufactured homes are located.

Marina. *Marinas* are defined as any publicly or privately owned dock, basin, or wet boat storage facility constructed to accommodate more than ten boats and providing any of the following services: permanent or transient docking spaces, dry storage, fueling facilities, haul-out facilities, and repair service.

Map, Base. A map showing the important natural and man-made features of an area.

Market Value of Real Property. The building value, excluding the land (as agreed to between a willing buyer and seller), as established by what the local real estate market will bear. Market value can be established by independent certified appraisal, replacement cost depreciated by age of the building (actual cash value), or adjusted assessed values.

Materialman's Lien. A type of lien which gives a security interest in property to someone who supplies materials used during work performed on a property.

Mean Elevation. The average height to which something is elevated above sea level.

Medical Office. See *OFFICE: MEDICAL*.

Messaging Board. See *SIGNS*.

Metes and Bounds. A system of describing and identifying land by measures (metes) and direction (bounds) from an identifiable point of reference such as a monument or other marker, the corner of intersecting streets, or, in rural areas, a tree or other permanent feature.

Microbrewery. A brewery which produces less than 15,000 barrels of beer per year with seventy-five percent (75%) or more of its beer sold off-site.

Micro Distillery - A distillery that (i) sells, to consumers at the distillery, to exporters, to local boards, and to private or public agencies or establishments of other states or nations, fewer than 10,000 proof gallons of in-house brand spirituous liquors distilled and manufactured by it at the permit holder's distillery per year, and (ii) that is either the holder of a distillery permit pursuant to G.S. 18B-1105 or is a business located outside the State that is licensed or permitted to Senate PCS 290 Page 2 manufacture spirituous liquor in the jurisdiction where the business is located and whose products are lawfully sold in this State.

Minimum Building Line. A line located at a minimum horizontal distance from the right-of-way line of a street or road parallel thereto, between which and the right-of-way line, no building or parts of buildings may be erected, altered, or maintained except as otherwise provided herein. The building line is to be located at a point where the lot meets the minimum width required by the zoning regulations.

Mini-Storage. A building consisting of individual, small, self-contained units which are leased or owned to hold storage of business and/or household materials or goods.

Minor Works. Proposed building and/or site changes which have no discernible impact on the special character of the building, site, and historic district as deemed by the BHPC guidelines. These *Minor Works* items require submittal of a completed COA application but do not require review by the BHPC. Instead a review is completed by the Town's Planning and Inspections Department for consistency with the BHPC guidelines.

Mixed Use (as a Use). A single structure with the above floors used for residential or office use and the ground floor for retail/commercial or service uses.

Mixed Use (Zoning). Zoning which permits a combination of usually separated uses within a single development.

Mobile Home. See *MANUFACTURED HOME*.

Moratorium. A temporary halting or to sever restrictions on specified development activities.

Mortuaries/Funeral Homes/Crematoriums. The provision of services including preparing human remains for burial and arranging and managing funerals. This use does not include cemeteries or graveyards.

Multi-Family Dwelling. See *DWELLING, MULTI-FAMILY*.

Multi-Use Pathways. See *BICYCLE/BIKE PATH*.

SECTION 9 Nonresidential Zoning Districts

B) *H-BD Historic Business District.*

The intent of this district is to allow land and structures which provide personal services, retailing, and business services compatible with the district’s historic character. This district should be limited to the Town's Historic Overlay District and may be subject to additional requirements found within the “*Design Guidelines for the Beaufort Historic District & Landmarks.*” Uses in this district which require potable water or sanitary sewer must be connected to both municipal water and municipal sewer.

3) Minimum Lot Size.

The H-BD district will not have a minimum lot size.

4) Minimum Lot Width.

No minimum lot width is required in the H-BD district at the minimum building line.

4) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-1 Interior Lot Requirements for Residential Use

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	25 feet	30 feet	8/0* feet	35 feet

*0’ if it connects to a common wall.

Table 9-2 Corner Lot Requirements for Residential Use

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	25 feet	25 feet	30 feet	8 feet	35 feet

Table 9-3 Corner Lot and Interior Lot Requirements for Commercial Use

<i>District</i>	<i>Designated Front (Right-of-Way) Setback</i>	<i>Designated Side (Right-of-Way) Setback</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-BD	0 feet	0 feet	0 feet	0 feet	35 feet

5) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

10) Permitted Uses.

Antenna Co-Location on Existing Tower	Neighborhood Recreation Center, Public
Bed & Breakfast	Office: Business, Professional, or Medical
Boat Sales/Rentals	Park, Public
Club, Lodge, or Hall	Parking Lot
Commercial Indoor Recreation Facility	Parking Structure
Community Garden	Personal Service Establishment
Concealed (Stealth) Antennae & Towers	Pool Hall or Billiard Hall
Day Care Center	Public Safety Station
Dock	Public Utility Facility
Dwelling, Single-Family	Resource Conservation Area
Financial Institution	Restaurant with Indoor Operation
Government/Non-Profit Owned/Operated Facilities & Services	Retail Store
Hospital	Shed
Hotel or Motel	Swimming Pool (Personal Use)
Library	Signs, Commercial Free-Standing
Mixed Use	Tavern/Bar/Pub with Indoor Operation
Moped /Golf Cart Sales, Rentals	Temporary Construction Trailer
Mortuary/Funeral Home/ Crematorium	Theater, Small
Museum	Transportation Facility
	Utility Minor

12) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Commercial Outdoor Amphitheater	Preschool
Commercial Waterfront Facility	Produce Stand/Farmers' Market
Convenience Store	Restaurant with Outdoor Operation
Gas/Service Station	Satellite Dish Antenna
Golf Driving Range	School, K-12
Marina	School, Post-Secondary
Microbrewery	Tavern/Bar/Pub with Outdoor Operation
Micro Distillery	Theater, Large
Other Building-Mounted Antennae & Towers	Utility Facility
Other Freestanding Towers	Vehicle Service
Outdoor Amphitheater, Public	

C) ***H-WBD Historic Waterfront Business District.***

The function of this district is to protect the character of the commercial development along the historic waterfront of the Town. This district is also part of the Town’s Historic Overlay District and may be subject to additional requirements found within the “*Design Guidelines for the Beaufort Historic District & Landmarks.*”

5) Minimum Lot Size.

All lots in the H-WBD shall be a minimum of three thousand square feet (3,000 ft²).

6) Minimum Lot Width.

No minimum lot width is required in the H-WBD district at the minimum building line.

7) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section.

Table 9-4 Interior Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
H-WBD	0 feet	0 feet	0 feet	35 feet

8) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

7) Permitted Uses.

- | | |
|--|--|
| Antenna Co-Location on Existing Tower | Moped/Golf Cart Sales, Rentals |
| Bed & Breakfast | Mortuary/Funeral |
| Club, Lodge, or Hall | Home/Crematorium |
| Commercial Indoor Recreation Facility | Museum |
| Community Garden | Neighborhood Recreation Center, Public |
| Concealed (Stealth) Antennae & Towers | Office: Business, Professional, or Medical |
| Day Care Center | Park, Public |
| Dock | Parking Lot |
| Financial Institutions | Parking Structure |
| Government/Non-Profit Owned/Operated Facilities & Services | Personal Service Establishment |
| Library | Pool Hall or Billiard Hall |
| Mixed Use | Public Safety Station |
| | Public Utility Facility |
| | Resource Conservation Area |

Restaurant with Indoor Operation
Retail Store
Tavern/Bar/Pub with Indoor
Operation

Temporary Construction Trailer
Theater, Small
Transportation Facility
Utility Minor

8) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Aquaculture
Boat Sales/Rentals
Commercial Outdoor Amphitheater
Commercial Waterfront Facility
Gas/Service Station
Hotel or Motel
Marina
Microbrewery
Micro Distillery
Other Building-Mounted Antennae &
Towers

Outdoor Amphitheater, Public
Preschool
Restaurant with Outdoor Operation
Satellite Dish Antenna
School, K-12
School, Post-Secondary
Tavern/Bar/Pub with Outdoor
Operation
Theater, Large
Utility Facility

D) ***B-1 General Business District.***

The General Business District is established as the district in which a wide variety of sales and service facilities may be provided to the general public. This district will be located throughout the Town's planning jurisdiction.

5) Minimum Lot Size.

All lots in the B-1 district shall be a minimum of five thousand square feet (5,000 ft²).

6) Minimum Lot Width.

All lots in the B-1 district shall have a minimum lot width of sixty feet (60') at the minimum building line.

7) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-5 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
B-1	30 feet	15 feet	15 feet	40 feet

8) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

6) Permitted Uses.

- | | |
|---------------------------------------|--|
| Amusement Establishment | Convenience Store |
| Antenna Co-Location on Existing Tower | Day Care Center |
| Aquaculture | Dock |
| Assisted Living | Dry Boat Storage |
| Athletic Field, Public | Financial Institution |
| Bed & Breakfast | Government/Non-Profit Owned/Operated Facilities & Services |
| Boat Sales/Rentals | Hospital |
| Car Wash | Hotel or Motel |
| Club, Lodge, or Hall | Kennel, Indoor Operation Only |
| Commercial Indoor Recreation Facility | Library |
| Community Garden | Liquor Store |
| Concealed (Stealth) Antennae & Towers | Moped/Golf Cart Sales/Rentals |
| | Mortuary/Funeral Home/Crematorium |

Motor Vehicle Sales/Rentals
Museum
Neighborhood Recreation Center,
Public
Nursing Home
Office: Business, Professional, or
Medical
Other Building-Mounted Antennae &
Towers
Outdoor Retail Display/Sales
Park, Public
Parking Lot
Parking Structure
Personal Service Establishment
Pool Hall or Billiard Hall
Produce Stand/Farmers' Market

Public Safety Station
Public Utility Facility
Religious Institution
Resource Conservation Area
Restaurant with Drive-Thru Service
Restaurant with Indoor Operation
Retail Store
Satellite Dish Antenna
Signs, Commercial Free-Standing
Tavern/Bar/Pub with Indoor Operation
Temporary Construction Trailer
Theater, Small
Transportation Facility
Utility Minor
Vehicle Charging Station
Vehicle Service

7) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Adult-Oriented Retail Establishment
Commercial Outdoor Amphitheater
Commercial Outdoor Recreation
Facility
Commercial Waterfront Facility
Gas/Service Station
Golf Driving Range
Hazardous Material Storage
Kennel, Indoor/Outdoor Operation
Manufacturing, Light
Marina
Microbrewery
Micro Distillery

Mini-Storage
Mixed Use
Outdoor Amphitheater, Public
Outdoor Storage
Preschool
Restaurant with Outdoor Operation
School, K-12
School, Post-Secondary
Tavern/Bar/Pub with Outdoor Operation
Theater, Large
Utility Facility
Wholesale Establishment

F) ***B-W Business Waterfront District.***

The objective of this district shall be to protect the character of the commercial development along the waterfront of the Town.

3) Minimum Lot Size.

All lots in the B-W shall be a minimum of six thousand square feet (6,000 ft²).

4) Minimum Lot Width.

All lots in the B-W district shall have a minimum lot width of sixty feet (60') at the minimum building line.

4) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-6 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
B-W	30 feet	15 feet	15 feet	40 feet

5) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

7) Permitted Uses.

- | | |
|---------------------------------------|--|
| Amusement Establishment | Government/Non-Profit Owned/
Operated Facilities & Services |
| Antenna Co-Location on Existing Tower | Hospital |
| Aquaculture | Hotel or Motel |
| Assisted Living | Kennel, Indoor Operation Only |
| Bed & Breakfast | Library |
| Boat Sales/Rentals | Liquor Store |
| Car Wash | Mortuary/Funeral Home/Crematorium |
| Club, Lodge, or Hall | Motor Vehicle Sales/Rentals |
| Commercial Indoor Recreation Facility | Museum |
| Community Garden | Neighborhood Recreation Center, Public |
| Concealed (Stealth) Antennae & Towers | Nursing Home |
| Convenience Store | Office, Business, Professional, or |
| Day Care Center | Medical |
| Dock | Other Building-Mounted Antennae & |
| Dry Boat Storage | Towers |
| Financial Institution | |

Outdoor Retail Display/Sales
Park, Public
Parking Lot
Parking Structure
Personal Service Establishment
Pool Hall or Billiard Hall
Produce Stand/Farmers' Market
Public Safety Station
Public Utility Facility
Religious Institution
Resource Conservation Area

Restaurant with Indoor Operation
Retail Store
Satellite Dish Antenna
Signs, Commercial Free-Standing
Tavern/Bar/Pub with Indoor Operation
Temporary Construction Trailer
Theater, Small
Transportation Facility
Utility Minor
Vehicle Charging Station
Vehicle Service

8) Special Uses (*Special Uses* text may be found in section 20 of this Ordinance).

Adult-Oriented Retail Establishment
Athletic Field, Public
Commercial Outdoor Amphitheater
Commercial Outdoor Recreation Facility
Commercial Waterfront Facility
Gas/Service Station
Golf Driving Range
Hazardous Material
Kennels, Outdoor Operation
Manufacturing, Light
Marina
Microbrewery
Micro Distillery
Mini-Storage

Mixed Use
Outdoor Amphitheater, Public
Outdoor Storage
Preschool
Restaurant with Drive-Thru Service
Restaurant with Outdoor Operation
School, K-12
School, Post-Secondary
Tavern/Bar/Pub with Outdoor
Operation
Theater, Large
Utility Facility
Wholesale Establishment

G) *L-I Light Industrial District.*

This district is established to provide for the industries and for certain commercial establishments which in their normal operations have little or no adverse effect upon adjoining properties.

3) Minimum Lot Size.

All lots in the L-I district shall be a minimum of eight thousand square feet (8,000 ft²).

4) Minimum Lot Width.

All lots in the L-I district shall have a minimum lot width of eighty feet (80') at the minimum building line.

4) Building Setback and Building Height Requirements and Limitations.

Subject to the exceptions allowed in this Ordinance, each structure on a lot in this zoning district shall be set back from the boundary lines of the lot at least the distances provided in the tables set forth in this section. The building height limitation in this district is provided in the tables set forth in this section.

Table 9-7 Lot Requirements

<i>District</i>	<i>Front Setback (Right-of-Way)</i>	<i>Rear Setback</i>	<i>Side Setback</i>	<i>Building Height Limitation</i>
L-I	20 feet	20 feet	15 feet	40 feet

5) Accessory Building Setback Requirements.

All accessory buildings must comply with the setback requirements as set forth in section 2-F of this Ordinance, section 6 of this Ordinance, section 15 of this Ordinance, and all sections of this Ordinance.

7) Permitted Uses.

- | | |
|--|--|
| Antenna Co-Location on Existing Tower | Heavy Equipment Sale/Rentals |
| Aquaculture | Heavy Vehicle Repair |
| Athletic Field, Public | Kennel, Indoor Operation Only |
| Boat Sale/Rentals | Kennel, Indoor/Outdoor Operation |
| Car Wash | Manufacturing, Light |
| Club, Lodge, or Hall | Mini-Storage |
| Community Garden | Motor Vehicle Sale/Rentals |
| Concealed (Stealth) Antennae & Towers | Neighborhood Recreation Center, Public |
| Dock | Office: Business, Professional, or Medical |
| Dry Boat Storage | Other Building Mounted Antennae & Towers |
| Farming, General | Outdoor Retail Display/Sales |
| General Industrial Service | Outdoor Storage |
| Government/Non-Profit Owned/Operated Facilities & Services | Park, Public |

Parking Lot	Temporary Construction Trailer
Parking Structure	Towing & Vehicle Service
Personal Service Establishment	Transportation Facility
Public Safety Station	Utility Minor
Public Utility Facility	Vehicle Charging Station
Religious Institution	Vehicle Service
Resource Conservation Area	Warehousing and Distribution
Satellite Dish Antenna	Establishment
Signs, Commercial Free-Standing	Wholesale Establishment

8) Special Use (*Special Uses* text may be found in section 20 of this Ordinance).

Adult Entertainment	Micro Distillery
Adult-Oriented Retail Establishment	Mixed Use
Commercial Indoor Recreation Facility	Other Freestanding Towers
Commercial Outdoor Amphitheater	School, Post-Secondary
Commercial Waterfront Facility	Tavern/Bar/Pub with Indoor Operation
Commercial, Outdoor Recreation Facility	Tavern/Bar/Pub with Outdoor Operation
Gas/Service Station	Theater, Large
Golf Driving Range	Theater, Small
Marina	Utility Facility
Microbrewery	

Land Development Ordinance Uses		H-BD	H-WBD	B-I	B-W	L-I	I-W
Agricultural	Agritourism						
	Aquaculture		S	P	P	P	P
	Farming, General					P	P
	Forestry						
	Produce Stand/Farmers' Market	S		P	P		
Commercial Uses							
Animal Services	Kennel, Indoor Operation Only			P	P	P	P
	Kennel, Indoor/Outdoor Operation			S	S	P	P
Assembly	Club, Lodge, or Hall	P	P	P	P	P	P
Financial Institutions	Financial Institution	P	P	P	P		
Food and Beverage Services	Microbrewery, Micro Distillery	S	S	S	S	S	
	Restaurant, with Drive-Thru Service			P	S		
	Restaurant, with Indoor Operation	P	P	P	P		
	Restaurant, with Outdoor Operation	S	S	S	S		
	Tavern/Bar/Pub with Indoor Operation	P	P	P	P	S	S
	Tavern/Bar/Pub with Outdoor Operation	S	S	S	S	S	S
Offices	Office: Business, Professional, or Medical	P	P	P	P	P	P
	Office: Small Business						
Public Accommodations	Bed & Breakfast	P	P	P	P		
	Hotel or Motel	P	S	P	P		
Indoor Recreation & Entertainment, Privately Owned	Adult Entertainment					S	S
	Amusement Establishment			P	P		
	Commercial Indoor Recreation Facility	P	P	P	P	S	
	Neighborhood Recreation Center Indoor/Outdoor, Private						
	Pool Hall or Billiard Hall	P	P	P	P		
	Theater, Large	S	S	S	S	S	S
	Theater, Small	P	P	P	P	S	S
Outdoor Recreation & Entertainment, Privately Owned	Athletic Field, Private						
	Commercial Outdoor Amphitheater	S	S	S	S	S	S
	Commercial, Outdoor Recreation Facility			S	S	S	S
	Golf Course, Privately-Owned						
	Golf Driving Range			S	S	S	S
	Motor Vehicle Raceway						
Retail Sales and Services	Adult-Oriented Retail Establishment			S	S	S	S
	Convenience Store			P	P		
	Mortuary/Funeral Home/ Crematorium	P	P	P	P		
	Liquor Store			P	P		
	Personal Service Establishment	P	P	P	P	P	P
	Retail Store	P	P	P	P		

Enacted on motion of Commissioner ---- and carried on a vote of _____ in favor and 0 against.

This, the _____th day of 2019.

TOWN OF BEAUFORT

By: _____
Mayor

Attest:

_____ Town Clerk



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Regular Meeting 4:00 P.M. October 28, 2019 – Town Hall Conference Room

AGENDA CATEGORY: Items for Discussion & Consideration

SUBJECT: Compass Hotel Site Plan Request

BRIEF SUMMARY:

The Compass Hotel Site Plan review began in June of 2019. Since then the Town's Technical Review Committee has requested that several corrections, modifications and revisions be made to the plans that now show a proposed 77,632 sq. ft. hotel on 2.80 acres

At their September 30th meeting the Planning Board recommended approval with a 3 to 2 vote and also added some conditions and recommendations which are included in the Staff Report with Staff Commentary in ***Italics Bold***.

Also, information on landscaping, screening, stormwater and parking are also included in the staff report as well as a number of attachments that provide relevant information.

REQUESTED ACTION:

1. Approval of the Site Plan as shown.
2. Approval of the Site Plan with conditions as recommended by the Planning Board.
3. Approval of the Site Plan with other conditions.
4. Recommend denial of the Site Plan based on specific failures to meet requirements of the LDO

EXPECTED LENGTH OF PRESENTATION:

Unknown

SUBMITTED BY:

Kyle Garner, AICP, Planning Director

BUDGET AMENDMENT REQUIRED:

N/A

STAFF REPORT



To: The Mayor & Board of Commissioners
From: Kyle Garner, AICP, Planning Director
Date: October 21, 2019
Project: Compass Hotel - Site Plan – 103, 113, 115 & 208 Cedar Street and 319 Orange Street

BACKGROUND: This site currently is the Beaufort Yacht Basin and was once the former Hardee's (103 & 113 Cedar St.) & Shell Station (115 Cedar St.) on the north side and another gas station (208 Cedar) as well as an existing dwelling with an address of 319 Orange Street.

Location: 103, 113, 115 & 208 Cedar Street and 319 Orange Street
Owners: Beaufort Partners, LLC
Requested Action: To recommend approval or denial to the Board of Commissioners
Existing Zoning: BW, B-1 & R-8
Pin #: 730617117934000, 730617114760000, 730617115739000, 730617114784000, 730617115739000
Size: 2.80 acres
Amount of Open Space: .62 acres
Existing Land Use: Beaufort Yacht Basin & Marina

PUBLIC UTILITIES & WORKS:

Water: Town of Beaufort
Sanitary Sewer: Town of Beaufort

OPTIONS:

1. Approval of the Site Plan as shown.
2. Approval of the Site Plan with conditions as recommended by the Planning Board.
3. Approval of the Site Plan with other conditions.
4. Recommend denial of the Site Plan based on specific failures to meet requirements of the LDO

ATTACHMENTS:

1. Vicinity & Zoning Map
2. Aerial Map
3. Site Plans
4. Landscaping Calculation Sheets
5. Letter from NCDOT Regarding the design
6. State Stormwater permit
7. State Erosion Control Permit

Planning Board Comments:

At their September 30th meeting the Planning Board discussed and debated the request, asked questions of staff and took comments from the Public. After discussing this matter, a motion was made by Chair Neve (and approved on a 3 to 2 vote) to recommend approval of the site plan for the Hotel to the Town’s Board of Commissioners with the following:

- A condition that the NCDOT right-of-way property be conveyed to the hotel property owners; ***The conveyance is to be discussed at the Board of Transportation Meeting the first week of November.***
- A condition that the existing marina on the property be brought up to current LDO sanitary standards; ***The developer of the hotel is looking onto expanding their pump-out service and will give an update at the November Board of Commissioners Meeting***
- A recommendation that the Orange Street driveway be made into an entrance only drive; ***The Board of Commissioners may make this a requirement or not.***
- A recommendation that the lighting on the hotel property and parking lots be shoebox or dark sky lighting fixtures; ***The lighting on the south side of Cedar will still need a Certificate of Appropriateness from the Historic Commission however, the Board of Commissioners may address tis on the northern property which would include the hotel structure.***
- A recommendation that further stormwater impact analysis regarding the surrounding neighborhood be obtained and explore additional stormwater mitigation strategies; ***To address this comment the Town contracted with WK Dickson Stormwater Engineers to review the potential impacts on down-stream properties. These engineers will give a report at the November Board of Commissioners meeting.***
- And a recommendation that the Board of Commissioners look at the marina traffic related to the parking issue and consider the impacts of mixed use and marina. ***The Board of Commissioners may take this under consideration and make this a requirement or not.***

Staff Comments:

This hotel project is permitted by right in the existing zoning districts. The site plan has been reviewed and approved by the Town’s Technical Review Committee which consist of the Fire, Police, Public Works & Public Utilities Departments as well as the Town Engineer and Planning. Other groups involved include NCDOT, and the State Historic Preservation Office in Raleigh.

- Landscaping - The proposed vegetative plan for both parking areas exceed the requirements of the Land Development Ordinance and the applicant has submitted the required sheets (attached giving the breakdown of those requirements). Also, the current plan shows parking, landscaping and the required 8’ grass strip on the south side of Cedar Street within the existing NCDOT Right of Way. However, NCDOT is in the process of transferring 20’ of Right of Way to adjacent owners (See Attached Letter and Map from NCDOT Town Engineer, Preston Hunter) which would eliminate

the conflict and make the parking, landscaping and 8’ planting strip conforming once conveyed. The Board of Transportation has the conveyance on their November board meeting

- Stormwater - As part of the design review process Staff encouraged the developer to include pervious pavement in the southern parking area in an effort to mitigate any stormwater impacts on the existing drainage system. The developer did include this suggestion in their plans and is shown as a shaded area and notated as being permeable paving. On October 8th the Applicant received their State Stormwater & Erosion Control Permit from the Department of Environmental Quality in Wilmington, NC. Also included, is an infiltration basin on the southern Cedar Street lot which as shown on the plans will include a Type “A” Buffer to include a 6’ high opaque fence and landscaping adjacent to adjacent property owners.
- Parking – A parking table is provided below providing a clearer picture of what is required and provided.

PARKING TABLE	Required Spaces	Provided Spaces
Hotel*	85	93
Marina **	15	15
Public	-	24

*The requirement for the hotel is 85 spaces (1 space for each room + 5 = 106 – 20% = 85 this is due to the structure being over 25,000 square feet in area and a reduction of 20% required per Section 13-B-4 of the land development ordinance).

**The amount required for the marina is 15 spaces (One space per every 4 slips – this amount was based on the standard the marina was developed under as part of previous Zoning Ordinance, the current ordinance requires 1 space for every 3 slips).

Public Parking (26 spaces) have also been shown on the west side of Orange Street and north side of Cedar Street. This parking is for the general public and can be used by Discovery Diving, Bull’s Prop Shop or those using the future Cedar Street Park.

SECTION 13 Parking Requirements

A) *Intent.*

These regulations are intended to provide off-street parking, stacking, and loading facilities in proportion to the need created by each use. These regulations are intended to provide for accommodation vehicles in a functionally and aesthetically satisfactory manner and to minimize external effects on adjacent land uses.

B) *Number of Parking Spaces Required.*

1) Limitations.

All developments in all zoning districts other than the Historic Business District and the Historic Waterfront Business District (H-BD & H-WBD) shall provide a sufficient number of parking spaces to accommodate the number of vehicles which ordinarily are likely to be attracted to the development in question. For any mixed-use development created after the adoption of this Ordinance who cannot meet the residential off-street parking requirement for their proposed development, the owner/developer shall be required to contribute \$10,000 per parking space needed

into a parking fund which will be used by the Town to acquire property as it becomes available for off-street parking for these residential purposes.

2) Presumptions.

The presumptions established by this section are established in all other zoning districts:

- a) A development must comply with the parking standards set forth in subsection B-4 of this section to satisfy the requirement stated in subsection B-1 of this section; and,
- b) Any development which meets these standards is in compliance. However, Table 13-1 of this section is only intended to establish a presumption of parking demand and should be flexibly administered, as provided in subsection C of this section.

3) Standards.

Standards set forth in Table 13-1 of this section are indicated by the respective land uses associated within the development. When a determination of the number of parking spaces required by this table results in a fractional parking space, any fraction of one-half or less may be disregarded, while a fraction in excess of one-half shall be counted as one additional parking space.

4) Table of Parking Requirements.

Table 13-1 of this section shall prescribe the number of parking spaces required for the respective uses when the existing or proposed development is less than twenty-five thousand square feet (25,000 ft²). For all existing, proposed, or combination thereof of development which is twenty-five thousand square feet (25,000 ft²) or more, there shall be a corresponding twenty percent (20%) decrease in the number of parking spaces required for this actual use. Table 13-1 of this section cannot and does not cover every possible situation which may arise. Therefore, in cases not specifically covered, the permit issuing authority is authorized to determine the parking requirements using the following table as a guide.

G) *Joint Use of Required Parking Spaces.*

- 1) One parking area may contain required spaces for several different uses however, except as otherwise provided in this section, the required spaces allocated for one use may not be credited to any other use.
- 2) To the extent developments wish to make joint use of the same parking spaces and who operate at different times of the day or week, the same spaces may be credited to both uses. For example, if a parking lot is used in connection with an office building Monday through Friday during regular business hours but is generally ninety percent (90%) vacant on weekends and another development which operates primarily on the weekends would use the business parking lot the secondary development could be credited with the ninety percent (90%) of the spaces on such lot for weekend use. Or if a place of worship's parking lot is generally occupied at fifty percent (50%) or less capacity only on days other than the days of worship, another development could make use of the unused fifty percent (50%) of the lots spaces of the place of worship on days other than those used as days of worship.

Overhead Map for Compass Hotel - 208 Cedar Street



6.

103

APPENDIX B Vehicle Accommodation Area (VAA) Calculations

VAA Calculations.

1) **Required Landscaping Area of VAAs.**

The following is an elementary formula for determining the number of shade trees required in and around parking lots in order to presumptively satisfy the landscaping requirements of this section.

Table B-1 VAA Landscaping Calculations

1. Including parking spaces, driveways, loading areas, parking isles, and other circulation areas and not including building area or any area which will remain completely undeveloped, calculate square footage of the VAA.	53,906 sq. ft.
2. Required landscaping percentage.	12%
3. For required landscaping area, multiply line 1 by line 2.	6,469 sq. ft.
4. Interior landscaping percentage.	50 %
5. For the required landscaping in the interior of the VAA, multiply line 3 and line 4.	3,234 sq. ft.
6. Existing landscaping area, if any, to be retained in and around the VAA.	N/A sq. ft.
7. Subtract line 3 from line 6. This is the landscape area required.	N/A sq. ft.

2) **Impervious Surface Ratio (ISR).**

The ISR is a measure of the amount of impervious surface relative to the total development area.

Table B-2 ISR Calculations

8. Total amount of impervious surface area on the lot including building area, parking spaces, driveways, loading areas, parking aisles, and other circulation areas and not including any area which will remain completely undeveloped.	73,194 sq. ft.
9. Total development impact area (do not include areas in wetlands or flood plains)	61,802 sq. ft.
10. For Impervious Surface Ratio (ISR), divide line 1 by line 2:	0.84 %
11. Including parking spaces, driveways, loading areas, parking aisles, and other circulation areas and not including building area or any area which will remain completely undeveloped, calculate the square footage of the VAA.	53,906 sq. ft.

3) **Impervious Surface Intensity (ISI).**

The ISI categorizes intensity based upon the ISR.

Table B-3 ISI Categories

Impervious Surface Ratio (ISR)	Impervious Surface Intensity (ISI)
0.86 - 1.0%	High
0.70 - 0.85%	Moderately High
0.41 - 0.69%	Moderate
0.40% and below	Low

4) Required VAA Landscaping Calculations.

The following calculations determine required tree and shrub landscaping.

Table B-4 Required VAA Landscaping Calculations

12. Deciduous trees needed (use ISR from line 11 above to determine ISI ratio): For High ISR , enter 0.0003: For Moderately High ISR , enter 0.00025: For Moderate ISR , enter 0.00020: For Low ISR , enter 0.00016:	<u>13</u> Trees	
13. Shrubs needed (use ISR from line 11 above to determine ISI ratio): For High ISR , enter 0.0030: For Moderately High ISR , enter 0.0020: For Moderate ISR , enter 0.0010: For Low ISR , enter 0.0003:	<u>108</u> Shrubs	
14. Is the amount of parking more than what is prescribed in section 13	If <u>YES</u> go to line 15	If NO stop here.
15. For extra trees required, multiply line 12 by 0.05:	<u>1</u> Trees	
16. For extra shrubs required, multiply line 13 by 0.05:	<u>5</u> Shrubs	
17. Subtotal (deciduous trees) add line 12 & line 15:	<u>14</u> Trees	
18. Subtotal (shrubs) add line 13 & line 16:	<u>113</u> Shrubs	
Exceptions to Landscaping. Check all boxes which apply in lines 19-22.		
19. A minimum of 30% of the parking is provided in the side or rear of the building.	✓	
20. VAAs are distinctly divided into smaller units (each less than 25,000 ft. ²).	✓	
21. Storm water detention pond is incorporated with the landscaping elements.	N/A	
22. A minimum of 20% of the total VAAs are paved using paving grids.	N/A	
23. Total number of boxes checked in lines 19 through 22:	<u>2</u>	
24. Reduction multiplier: Multiply line 23 by 0.05 (5% reduction in required landscaping)	<u>0.1</u> %	
Additional Exemptions. Check all boxes which apply in lines 25-27.		
25. Street trees planted at a rate of 1 per 30' of street.	N/A	
26. Evergreen shrubs screen VAAs from adjacent lots and street rights-of-way.	N/A	
27. Adequate provisions have been made for pedestrian and bike traffic by installing walkways, bikeways, bicycle parking, and other similar facilities within the VAAs.	N/A	
28. Total number of boxes checked in lines 25 – 27:	<u>0</u>	
29. Reduction in landscaping : Multiply line 28 by 0.1 (10% reduction in required landscaping)	<u>0</u> %	

30. Total Exemptions – add line 24 & line 29:		<u>0.1%</u>
Reduction in Landscaping.		
31. For the reduction in the number of deciduous trees required, multiply line 17 and line 30:		<u>1.4</u> Trees
32. For the reduction in the number of shrubs required, multiply line 18 and line 30:		<u>11.3</u> Shrubs
TOTAL LANDSCAPING REQUIRED		
33. Deciduous Trees: Subtract line 31 from line 17:		<u>13</u> Trees
34. Shrubs: Subtract line 32 from line 18:		<u>102</u> Shrubs

When the determination of the number of trees and shrubs required by this table results in a total of a fractional tree or shrub, any fraction up to and including one-half should be rounded down; any fraction in excess of one-half shall be counted as one additional tree or shrub.



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

JAMES H. TROGDON, III
SECRETARY

September 3, 2019

Town of Beaufort
Attention: John Day
701 Front St.
Beaufort, NC 28516

Mr. Day,

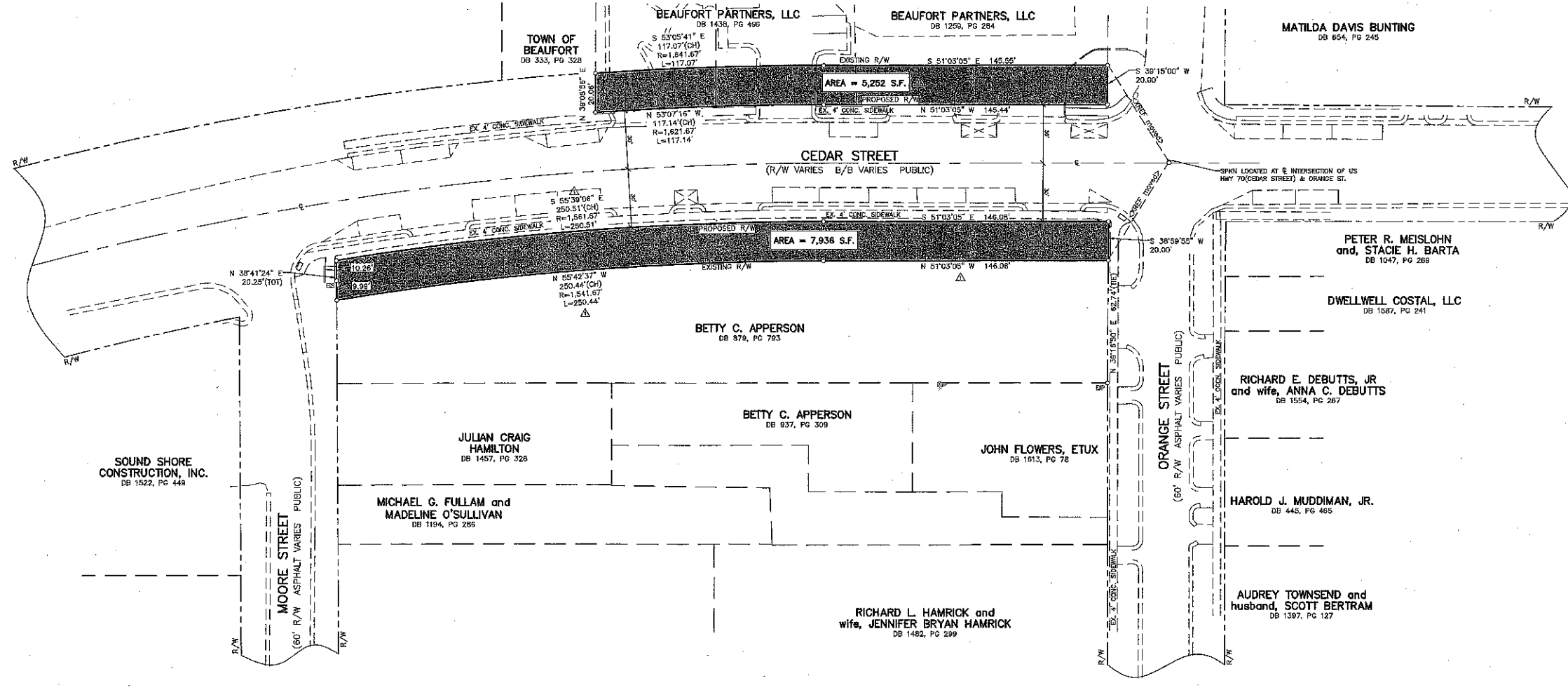
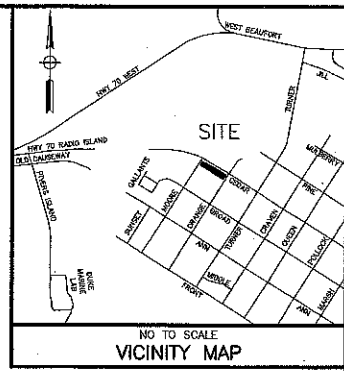
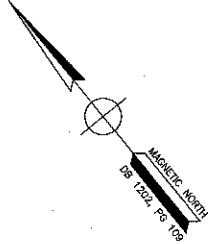
This is to follow up on our conversation regarding the right of way along Cedar Street between Orange Street and Moore Street. We have received requests from the adjoining property owners to reduce our current right of way width from 100' to 60'. After reviewing this request, the Department is moving forward with disposing of the additional 20' of right of way on either side of the road in front of the Betty C. Apperson Property and Beaufort Partners LLC. With the construction of the new Gallant's Channel Bridge project, the US 70 designation was moved to the new roadway and Cedar Street is now designated as SR 1493. After looking at both the current and future use of the roadway in this area, we do not anticipate the need for the additional right of way beyond 60'. I have attached a map provided by the requesting parties designating the proposed disposal.

As with any right of way disposal, we must carry this request to our Right of Way Disposal Committee for review and concurrence. This should take place during the month of November.

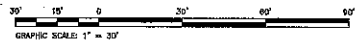
If you need any additional information, please contact my office.

Sincerely

Preston Hunter, P.E.
Division Engineer



△ REVISED: 08-21-19 (NCDOT COMMENTS)(NRW)
 REVISED EXISTING RIGHT-OF-WAY
 SHOWED ADDITIONAL AREA TO BE CONVEYED



SHEET 1 OF 1
 RIGHT-OF-WAY CONVEYANCE MAP PIN #730817115739000

CEDAR STREET RIGHT-OF-WAY

REFERENCE: DEED BOOK 879, PAGE 793, DEED BOOK 1438, PAGE 498 & DEED BOOK 1259, PAGE 284 OF THE CARTERET COUNTY REGISTER OF DEEDS
BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC ADDRESS: P.O. BOX 14165 NEW BERN, NC 28561 PHONE: (252) 635-7476	OWNER: BETTY C. APPERSON ADDRESS: P.O. BOX 625 LOGRANGE, NC 28551 PHONE: (252) 359-0592
---	--

Baldwin Design Consultants, PA
 ENGINEERING - SURVEYING - PLANNING
 1700-D EAST ARDENWICK ROLLINGWOOD
 GREENVILLE, NC 27659 252.756.1380

SURVEYED: MRB	APPROVED: MRB
DRAWN: NRW	DATE: 08/05/19
CHECKED: MRB	SCALE: 1" = 30'

CLOSURE CHECK BOUNDARY	
CHECKED: NRW	DATE: 08/05/19



LEGEND

- R/W = RIGHT-OF-WAY
- MBL = MINIMUM BUILDING LINE
- EIP = EXISTING IRON PIPE
- EIS = EXISTING IRON STAKE
- EPKN = EXISTING PARKER KALON NAIL
- SPKN = SET PARKER KALON NAIL
- SMN = SET MAG NAIL
- CL = CENTERLINE
- TOT = TOTAL
- PC = POINT OF CURVATURE
- PT = POINT OF TANGENCY
- EMN = EXISTING MAG NAIL
- B/B = BACK OF CURB TO BACK OF CURB
- ~ = NOT TO SCALE

GENERAL NOTES

1. ALL AREAS CALCULATED BY COORDINATE GEOMETRY.
2. A PORTION OF THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. REFERENCE CARTERET COUNTY FIRM 37207306004, DATED JULY 16, 2003. BFE = 6.0' (NAVD 88), 7.04' (NOVD 1929).
3. REFERENCE: DEED BOOK 879, PAGE 793 OF THE CARTERET COUNTY REGISTER OF DEEDS.
4. ALL ELEVATIONS ARE RELATIVE TO NATIONAL GEODETIC VERTICAL DATUM (NOVD 1929).

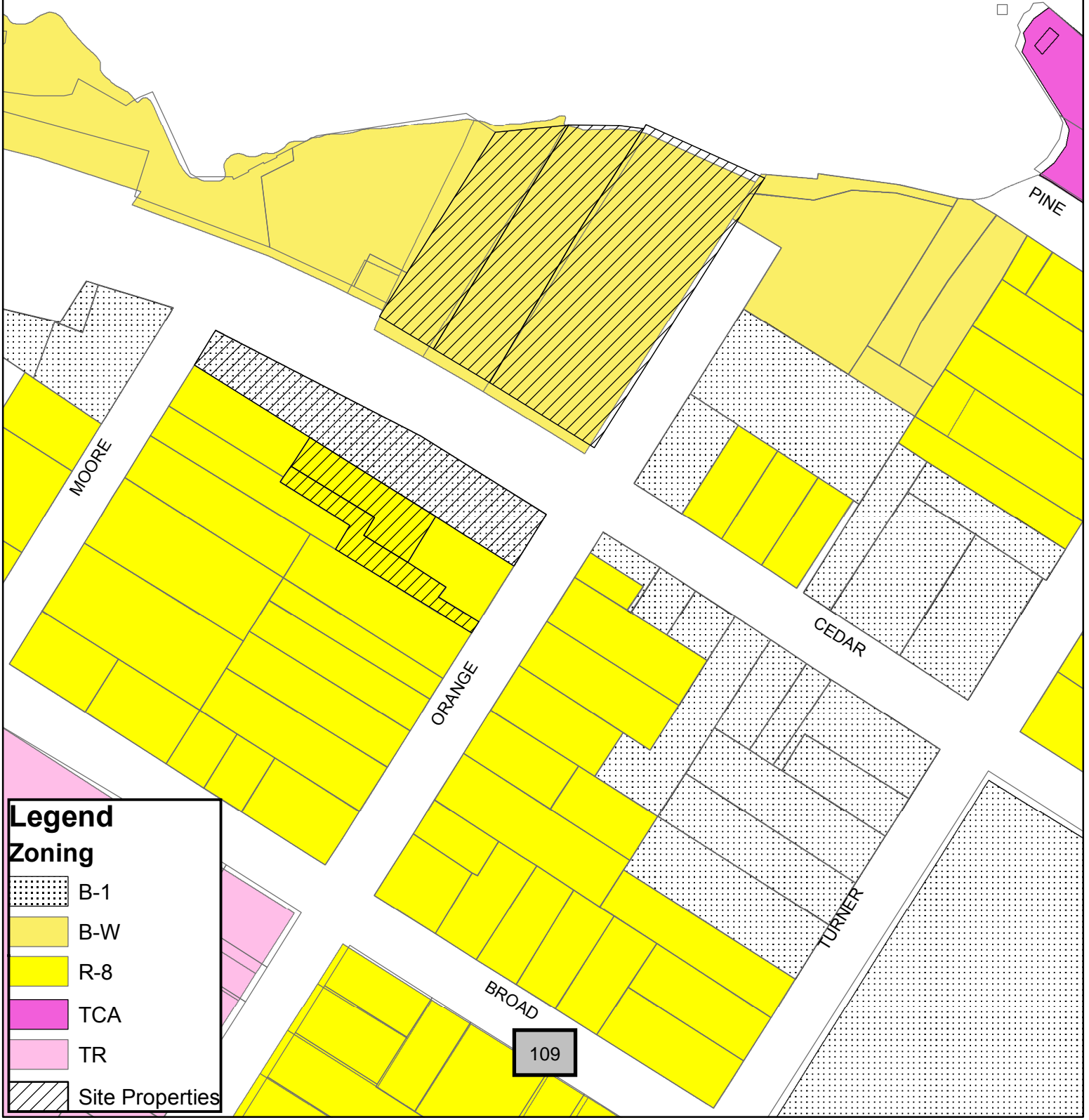


Call 72 Hours Before You Dig!
 1-800-632-4949







1. CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE PARTIES AND ENSURING THAT ALL EXISTING UTILITIES ARE LOCATED PRIOR TO CONSTRUCTION.
2. CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES, USING FLAG MEN, ETC., AS NECESSARY TO ENSURE SAFETY OF THE PUBLIC.
3. ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE PLACED ACCORDING TO THE STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, OR LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.
4. SHORING SHALL BE IN ACCORDANCE WITH OSHA TRENCHING STANDARDS, 29 PART 1926, SUBPART, OR AS AMENDED.

X:\DRAWINGS\07-180 Beaufort Yeark Chas\0718-2017\BARRICADES\19-H CONVEYANCES MAP.dwg Pk, Aug 23, 2019-14:00am RWELLS

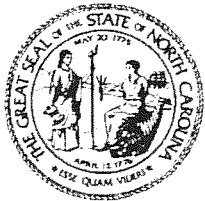
Vicinity & Zoning Map for Compass Hotel - 208 Cedar Street



Legend
Zoning

-  B-1
-  B-W
-  R-8
-  TCA
-  TR
-  Site Properties

109



NORTH CAROLINA
Environmental Quality

ROY COOPER
Governor
MICHAEL S. REGAN
Secretary
S. DANIEL SMITH
Director

October 8, 2019

Beaufort Partners, LLC, Property Owner / Lessee
Attn: Joseph E. Thomas, Manager
PO Box 14165
New Bern, NC 28561

Mrs. Betty C. Apperson, Property Owner
PO Box 625
LaGrange, NC 28551

**Subject: State Stormwater Management Permit No. SW8 190904
Compass Margaritaville Hotels & Resorts
High Density Project
Carteret County**

Dear Mr. Thomas and Mrs. Apperson:

The Wilmington Regional Office received a complete State Stormwater Management Permit Application for the subject project on October 4, 2019. Staff review of the plans and specifications has determined that the project, as proposed, complies with the Stormwater Regulations set forth in Title 15A NCAC 02H.1000 amended on January 1, 2017 (2017 Rules). We are hereby forwarding Permit No. SW8 190904 dated October 8, 2019, for the construction of the built-upon areas (BUA) and stormwater control measures (SCMs) associated with the subject project.

This permit shall be effective from the date of issuance until October 8, 2027 and the project shall be subject to the conditions and limitations as specified therein and does not supersede any other agency permit that may be required. The designated permit holder, Beaufort Partners, LLC ("Lessee"), shall be responsible for meeting the conditions and limitations specified therein. As required for compliance, a copy of the lease agreement that outlines the responsibilities of the Lessee must be kept with the permit and maintenance activity records. Failure to comply with these requirements will result in future compliance problems. Please note that this permit is not transferable except after notice to and approval by the Division.

This cover letter, attachments, and all documents on file with DEMLR shall be considered part of this permit and is herein incorporated by reference.

Please be aware that it is the responsibility of the permit holder, the Lessee, to notify the Division of any changes in ownership and request an ownership/name change for the stormwater permit. However, if the lease agreement or contract between the Lessee and Betty C. Apperson ("Property Owner") is dissolved, cancelled or defaults, and the Division is not notified by the Lessee to transfer the permit, then the responsibility for permit compliance reverts to the Property Owner. A complete transfer request must be submitted to the Division within 30 days as described below otherwise the Property Owner will be operating a stormwater treatment facility without a valid permit which is a violation of NC General Statute 143-215.1. Failure to transfer the permit may result in appropriate enforcement action in accordance with North Carolina General Statute §143-215.6A through §143-215.6C being taken against the Property Owner.

If any parts, requirements, or limitations contained in this permit are unacceptable, you have the right to request an adjudicatory hearing by filing a written petition with the Office of Administrative Hearings (OAH). The written petition must conform to Chapter 150B of the North Carolina General Statutes and must be filed with the OAH within thirty (30) days of receipt of this permit. You should contact the OAH with all questions regarding the filing fee (if a filing fee is required) and/or the details of the filing process at 6714 Mail Service Center, Raleigh, NC 27699-6714, or via telephone at 919-431-3000, or visit their website at www.NCOAH.com. Unless such demands are made this permit shall be final and binding.



If you have any questions concerning this permit, please contact Christine Hall in the Wilmington Regional Office, at (910) 796-7215 or christine.hall@ncdenr.gov.

Sincerely,



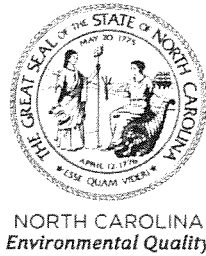
For S. Daniel Smith, Director
Division of Energy, Mineral and Land Resources

Enclosures: Attachment A – Designer’s Certification Form
Application Documents

GDS/canh: WStormwater\Permits & Projects\2019\190904 HD\2019 10 permit 190904

cc: Igor Palyoda; Baldwin Design Consultants
Town of Beaufort Building Inspections
Wilmington Regional Office Stormwater File

ROY COOPER
Governor
MICHAEL S. REGAN
Secretary
S. DANIEL SMITH
Director



August 9, 2019

LETTER OF APPROVAL WITH MODIFICATIONS AND PERFORMANCE RESERVATIONS

Beaufort Partners, LLC
ATTN: Joseph E. Thomas, Manager
PO Box 14165
New Bern, NC 28561

RE: Project Name: Compass Margaritaville Hotels & Resorts
Acres Approved: 3.3
Project ID: CARTE-2020-004
County: Carteret
City: Beaufort
Address: 115 Cedar Street
River Basin: White Oak
Stream Classification: Other
Submitted By: Igor Palyvoda, Baldwin Design Consultants, PA
Date Received by LQS: July 24, 2019
Plan Type: Commercial

Dear Mr. Thomas:

This office has reviewed the subject erosion and sedimentation control plan and hereby issues this Letter of Approval with Modifications and Performance Reservations. A list of the modifications and reservations is attached. This plan approval shall expire three (3) years following the date of approval, if no land-disturbing activity has been undertaken, as is required by Title 15A NCAC 4B .0129. Should the plan not perform adequately, a revised plan will be required (G.S. 113A-54.1)(b).

As of April 1, 2019, all new construction activities are required to complete and submit an electronic Notice of Intent (NOI) form requesting a Certificate of Coverage (COC) under the NCG010000 Construction Stormwater General Permit. This form **MUST** be submitted and COC issued prior to the commencement of any land disturbing activity on the above-named project. The NOI form may be accessed at deq.nc.gov/NCG01. Please direct questions about the NOI form to Annette Lucas at Annette.lucas@ncdenr.gov or Paul Clark at Paul.clark@ncdenr.gov. After you submit a complete and correct NOI Form, a COC will be emailed to you within **three business days**. Initially, DEMLR will not charge a fee for coverage under the NCG01 permit. However, a \$100 fee will soon be charged annually. This fee is to be sent to the DEMLR Stormwater Central Office staff in Raleigh.



Title 15A NCAC 4B .0118(a) and the NCG01 permit require that the following documentation be kept on file at the job site:

1. The approved E&SC plan as well as any approved deviation.
2. The NCG01 permit and the COC, once it is received.
3. Records of inspections made during the previous 12 months.

Also, this letter gives the notice required by G.S. 113A-61.1(a) of our right of periodic inspection to insure compliance with the approved plan.

North Carolina's Sedimentation Pollution Control Program is performance-oriented, requiring protection of existing natural resources and adjoining properties. If, following the commencement of this project, it is determined that the erosion and sedimentation control plan is inadequate to meet the requirements of the Sedimentation Pollution Control Act of 1973 (North Carolina General Statute 113A-51 through 66), this office may require revisions to the plan and implementation of the revisions to ensure compliance with the Act.

Acceptance and approval of this plan is conditioned upon your compliance with Federal and State water quality laws, regulations, and rules. In addition, local city or county ordinances or rules may also apply to this land-disturbing activity. This approval does not supersede any other permit or approval.

Please note that this approval is based in part on the accuracy of the information provided in the Financial Responsibility Form, which you provided. This permit allows for a land-disturbance, as called for on the application plan, not to exceed the approved acres. Exceeding the acreage will be a violation of this permit and would require a revised plan and additional application fee. You are requested to file an amended form if there is any change in the information included on the form. In addition, it would be helpful if you notify this office of the proposed starting date for this project. Please notify us if you plan to have a preconstruction conference.

Your cooperation is appreciated.

Sincerely,

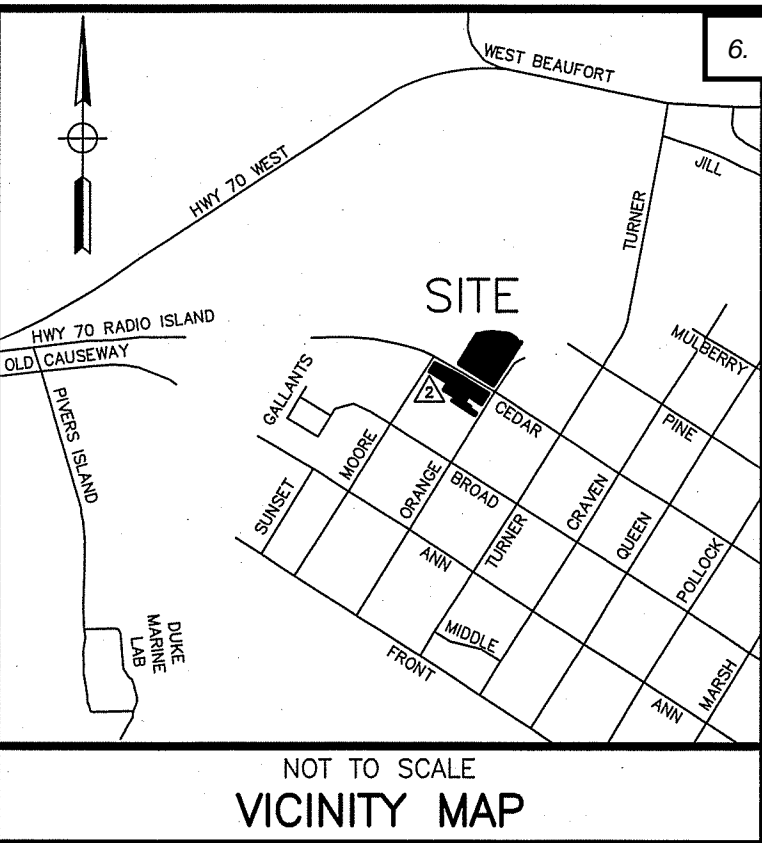
Rhonda Hall

Rhonda Hall
Assistant Regional Engineer
Land Quality Section

Enclosures: Modifications and Performance Reservations
NPDES NCG01 Fact Sheet

cc: Igor Palyvoda, Baldwin Design Consultants, PA
1700-D East Arlington Blvd, Greenville, NC 27858

Wilmington Regional Office file



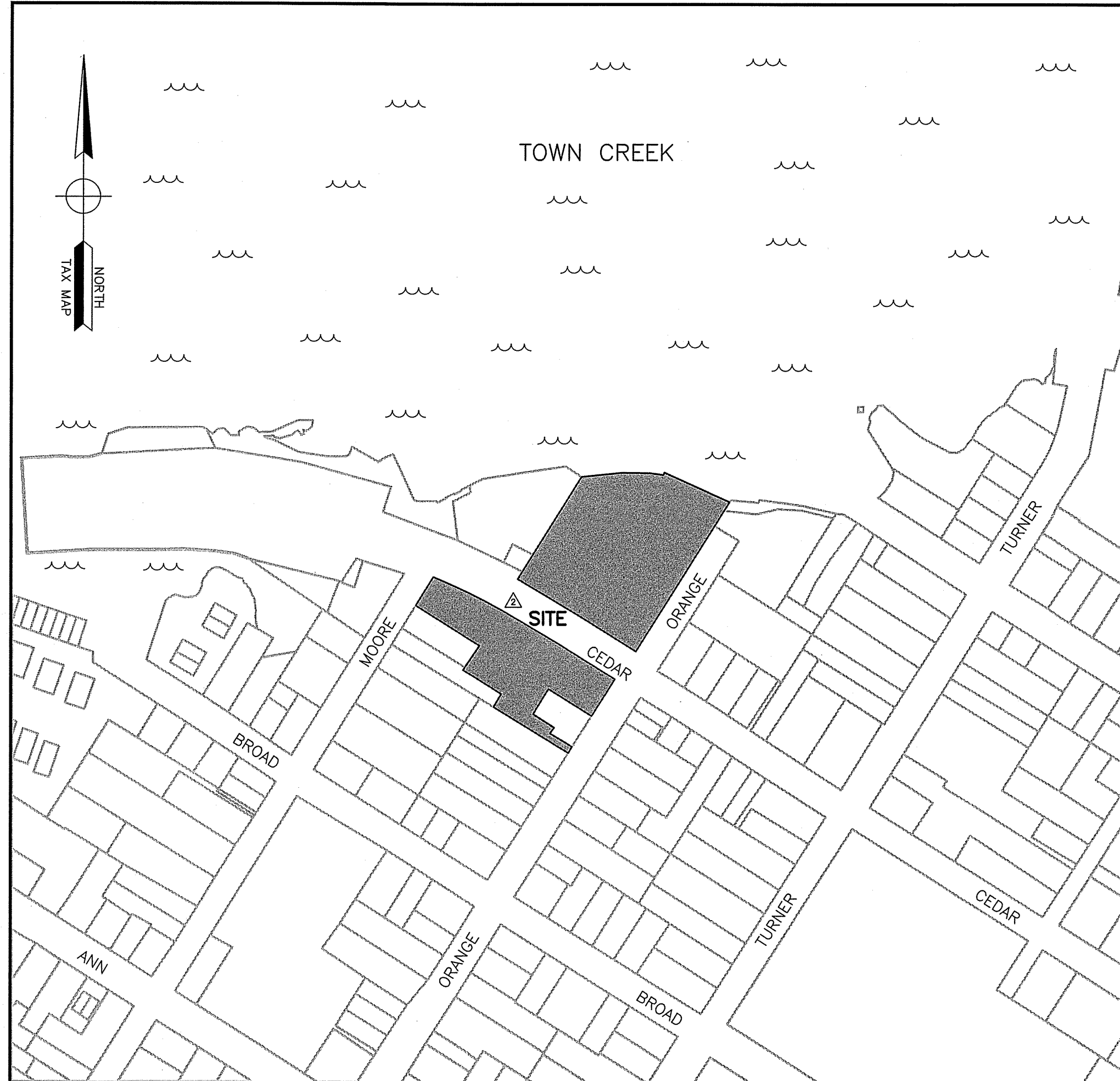
LEGEND

- ABS = ACRYLONITRILE-BUTADIENE-STYRENE
- AEO = AREA OF ENVIRONMENTAL CONCERN
- AL = AREA LIGHT
- BB = BOTTOM OF BANK
- B/B = BACK OF CURB TO BACK OF CURB
- BC = BACK OF CURB
- BFE = BASE FLOOD ELEVATION
- BH = BORE HOLE
- BLD = BUILDING CORNER
- BM = BENCH MARK
- BMP = BEST MANAGEMENT PRACTICE
- BO = BLOW OFF
- BSP = BACTERIOLOGICAL SAMPLING POINT
- CABC= CRUSHED AGGREGATE BASE COURSE
- CATV = CABLE TELEVISION BOX
- CB = CATCH BASIN
- CLD = CENTERLINE DITCH
- CLF = CHAIN LINK FENCE
- CLP = CENTERLINE PATH
- CLR = CENTERLINE ROAD
- CM = CREPE MYRTLE
- CMP = CORRUGATED METAL PIPE
- CO = CLEAN OUT
- CONC= CONCRETE
- CPP = CORRUGATED PLASTIC PIPE
- DI = DROP INLET
- DIP = DUCTILE IRON PIPE
- DS = DOWNSPOUT
- DW = DRIVEWAY
- EDC = EDGE OF CONCRETE
- ECM = EXISTING CONCRETE MONUMENT
- EIA = EXISTING IRON AXLE
- EIP = EXISTING IRON PIPE
- EIS = EXISTING IRON STAKE
- ELEC= ELECTRICAL
- ECP = ELECTRICAL CONDUIT PIPE
- ELM = ELECTRIC METER BOX
- ELMH= ELECTRIC MANHOLE
- EP = EDGE OF PAVEMENT
- E PATH = EDGE OF PATH
- EPKN= EXISTING PARKER KALON NAIL
- ER = EDGE OF ROAD
- ERRS= EXISTING RAILROAD SPIKE
- ESCP= EXTRA STRENGTH CONCRETE PIPE
- FES = FLARED END SECTION
- FEE = FINISHED FLOOR ELEVATION
- FH = FIRE HYDRANT
- FIRM = FLOOD INSURANCE RATE MAP
- FM = FORCE MAIN
- F/O = FIBER OPTIC MAKER
- GM = GAS METER
- GV = GAS VALVE
- GUY = GUY WIRE
- HB = HOSE BIB
- HP = HIGH POINT
- HW = HARDWOOD TREE
- ICV = IRRIGATION CONTROL VALVE
- INV = INVERT
- JB = JUNCTION BOX
- LP = LIGHT POLE
- LSA = LANDSCAPED AREA
- MB = MAIL BOX
- MBL = MINIMUM BUILDING LINE
- MH = MANHOLE
- MHW = MEAN HIGH WATER
- MP = METAL PIPE
- MW = MONITORING WELL
- NTS = NOT TO SCALE
- OCS = OUTLET CONTROL STRUCTURE
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BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

DEVELOPER: BEAUFORT PARTNERS, LLC
P.O. BOX 14165
NEW BERN, NC 28561
(252) 635-7476
DATE: JUNE 20th, 2019.



SHEET INDEX

- SHEET 1 OF 12 - COVER SHEET & SITE PLAN GENERAL NOTES
- SHEET 2 OF 12 - HOTEL & AMENITIES BOUNDARY, TOPOGRAPHIC SURVEY & DEMOLITION PLAN
- SHEET 3 OF 12 - PARKING LOT BOUNDARY, TOPOGRAPHIC SURVEY & DEMOLITION PLAN
- SHEET 4 OF 12 - HOTEL & AMENITIES SITE & STAKING PLAN
- SHEET 5 OF 12 - PARKING LOT SITE & STAKING PLAN
- SHEET 6 OF 12 - HOTEL & AMENITIES GRADING, PAVING, STORM DRAINAGE, EROSION CONTROL & UTILITIES PLAN
- SHEET 7 OF 12 - PARKING LOT GRADING, PAVING, STORM DRAINAGE & EROSION CONTROL PLAN
- △ SHEET 8 OF 12 - STORMWATER MANAGEMENT PLAN & DETAILS
- SHEET 9 OF 12 - HOTEL & AMENITIES SITE VEGETATION PLAN
- SHEET 10 OF 12 - PARKING LOT SITE VEGETATION PLAN
- SHEET 11 OF 12 - WATER SYSTEM DETAILS
- SHEET 12 OF 12 - EROSION CONTROL NOTES & DETAILS

GENERAL NOTES

1. A PORTION OF THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, REFERENCE CARTERET COUNTY FIRM 3720730600J DATED JULY 16, 2003. BFE = 6.0' (NAVD 89), 7.04' (NGVD 1929).
2. REFERENCE: DEED BOOK 879, PAGE 793, DEED BOOK 937, PAGE 309, DEED BOOK 1449, PAGE 1, DEED BOOK 1259, PAGE 284 & DEED BOOK 1438, PAGE 496 OF THE CARTERET COUNTY REGISTER OF DEEDS.
3. THE WATER AND SEWER SYSTEM TO UTILIZED BY THE SITE AND ALL IMPROVEMENTS RELATING TO THE CONNECTION TO SUCH SYSTEM SHALL MEET ALL THE REQUIREMENTS OF THE TOWN'S PUBLIC UTILITIES DEPARTMENT.
4. PUBLIC SIDEWALKS SHALL BE CONSTRUCTED, AS PER TOWN STANDARDS, IN ACCORDANCE WITH THE TOWN'S ADOPTED MANUAL FOR DESIGN AND CONSTRUCTION OF STREETS, WATER AND WASTEWATER SYSTEMS.
5. ALL UTILITIES WILL BE UNDERGROUND.
6. ALL REQUIRED IMPROVEMENTS TO BE BUILT IN ACCORDANCE WITH THE TOWN OF BEAUFORT.
7. TRASH COLLECTION TO BE PROVIDED BY PRIVATE CONTRACTOR.
8. STORMWATER MANAGEMENT PLAN IS REQUIRED.
9. EROSION CONTROL PLAN IS REQUIRED.
10. NCDOT DRIVEWAY PERMIT IS REQUIRED.
11. ANY UNUSED DRIVEWAYS MUST BE CLOSED IN ACCORDANCE WITH THE TOWN OF BEAUFORT DRIVEWAY ORDINANCE.
12. NCDOT ENCROACHMENT AGREEMENT IS REQUIRED.
13. WATER AND SEWER SERVICES TO BE SCHEDULE 40 PVC, (PRIVATE).
14. EXISTING UNUSED WATER AND/OR SEWER SERVICES SHALL BE ABANDONED IN ACCORDANCE WITH TOWN OF BEAUFORT STANDARDS.
15. AGGREGATE BASE COURSE SHALL BE TYPE ABC CONFORMING TO DIVISION 5, SECTION 520 OF THE NCDOT STANDARD SPECIFICATIONS DATED 2018.
16. BITUMINOUS CONCRETE SURFACE SHALL BE TYPE S-9.5C CONFORMING TO DIVISION 10, SECTION 610 OF THE NCDOT STANDARD SPECIFICATIONS DATED 2018.
17. CONCRETE SIDEWALKS SHALL BE IN ACCORDANCE WITH DIVISION 8, SECTION 848 OF THE NCDOT STANDARD SPECIFICATIONS.
18. CONTRACTOR SHALL NOTIFY PUBLIC WORKS, STREET MAINTENANCE DIVISION 48 HOURS PRIOR TO MAKING CONNECTIONS TO EXISTING STORM DRAINS LOCATED WITHIN PUBLIC STORM DRAINAGE EASEMENTS OR RIGHT-OF-WAY.
19. GRADING SHALL BE IN ACCORDANCE WITH DIVISION 2, SECTION 226 "COMPREHENSIVE GRADING" OF THE NCDOT STANDARD SPECIFICATIONS DATED JANUARY 2018.
20. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OF ANY EXISTING UTILITIES AND SHALL NOTIFY NC ONE CALL (1-800-632-4949) AT LEAST 72 HOURS PRIOR TO COMMENCING CONSTRUCTION IN ORDER THAT EXISTING UTILITIES IN THE AREA MAY BE FLAGGED OR STAKED.
21. THE CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FOR THE CONSTRUCTION OF THE ROADWAY, DRAINAGE, WATER UTILITIES AND SEEDING FOR A PERIOD OF ONE YEAR FROM THE DATE OF ACCEPTANCE AND FINAL PAYMENT FROM THE OWNER.
22. FIRE SPRINKLER SYSTEM IS REQUIRED.
23. PARKING LOT WILL BE STRIPED IN ACCORDANCE WITH THIS PLAN.
24. ALL ELEVATIONS ARE RELATIVE TO NATIONAL GEODETIC VERTICAL DATUM, (NGVD 1929).
25. PARKING AREA LIGHTING, FENCING, BUFFERING, ETC. IS DEPENDENT UPON BCHP AND COA.
26. CAMA PERMIT APPLICATION IS IN PROCESS.
- △ 27. THERE ARE NO WETLANDS ON THIS PROPERTY.

CONSTRUCTION NOTES

1. PAVED AREAS SHALL BE COMPACTED TO 95% MAXIMUM DRY DENSITY EXCEPT FOR THE TOP 6" OF SUBGRADE WHICH SHALL BE COMPACTED TO 100% MAXIMUM DRY DENSITY IN ACCORDANCE WITH AASHTO-199.
2. ALL EARTHWORK SHALL BE IN ACCORDANCE WITH DIVISION 2 - "EARTHWORK" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
3. ALL PIPE CULVERTS SHALL BE IN ACCORDANCE WITH DIVISION 3 - "PIPE CULVERTS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
4. ALL MAJOR STRUCTURES SHALL BE IN ACCORDANCE WITH DIVISION 4 - "MAJOR STRUCTURES" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
5. ALL SUBGRADE, BASES AND SHOULDERS SHALL BE IN ACCORDANCE WITH DIVISION 5 - "SUBGRADE, BASES AND SHOULDERS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
6. ALL ASPHALT PAVEMENTS SHALL BE IN ACCORDANCE WITH DIVISION 6 - "ASPHALT PAVEMENTS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
7. ALL CONCRETE PAVEMENTS AND SHOULDERS SHALL BE IN ACCORDANCE WITH DIVISION 7 - "CONCRETE PAVEMENTS AND SHOULDERS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
8. ALL INCIDENTALS SHALL BE IN ACCORDANCE WITH DIVISION 8 - "INCIDENTALS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
9. ALL SIGNING SHALL BE IN ACCORDANCE WITH DIVISION 9 - "SIGNING" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
10. ALL MATERIALS SHALL BE IN ACCORDANCE WITH DIVISION 10 - "MATERIALS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
11. ALL SELECT FILL MATERIALS SHALL BE IN ACCORDANCE WITH DIVISION 10, SECTION 1016 - "SELECT MATERIALS" OF THE NCDOT STANDARD SPECIFICATIONS FOR SELECT MATERIALS, CLASS III, TYPE 2, DATED JANUARY 2018.
12. ALL WORK ZONE TRAFFIC CONTROL SHALL BE IN ACCORDANCE WITH DIVISION 11 "WORK ZONE TRAFFIC CONTROL" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
13. ALL PAVEMENT MARKINGS, MARKERS AND DELINEATION SHALL BE IN ACCORDANCE WITH DIVISION 12 - "PAVEMENT MARKINGS, MARKERS AND DELINEATION" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
14. ALL LIGHTING SHALL BE IN ACCORDANCE WITH DIVISION 14 - "LIGHTING" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
15. ALL UTILITY CONSTRUCTION SHALL BE IN ACCORDANCE WITH DIVISION 15 - "UTILITY CONSTRUCTION" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
16. ALL EROSION CONTROL AND ROADSIDE DEVELOPMENT SHALL BE IN ACCORDANCE WITH DIVISION 16 - "EROSION CONTROL AND ROADSIDE DEVELOPMENT" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
17. ALL SIGNALS AND INTELLIGENT TRANSPORTATION SYSTEMS SHALL BE IN ACCORDANCE WITH DIVISION 17 - "SIGNALS AND INTELLIGENT TRANSPORTATION SYSTEMS" OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES DATED JANUARY 2018.
18. THE CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FOR THE CONSTRUCTION OF THE ROADWAY, DRAINAGE, WATER UTILITIES AND SEEDING FOR A PERIOD OF ONE YEAR FROM THE DATE OF ACCEPTANCE AND FINAL PAYMENT FROM THE OWNER.

- △ REVISED: 10-08-19 (DESIGNER COMMENTS)(NRW)
REVISED GENERAL NOTES
- △ REVISED: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
REVISED VICINITY MAPS TO SHOW UPDATED
BOUNDARY ON SOUTH SIDE OF CEDAR STREET
- △ REVISED: 07-16-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
REVISED GENERAL NOTES
UPDATED CONSTRUCTION NOTES & LEGEND
ADDED STORMWATER PLAN SHEET TO PLAN SET



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1-800-632-4949

1. CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE PARTIES AND ENSURING THAT ALL EXISTING UTILITIES ARE LOCATED PRIOR TO CONSTRUCTION
2. CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES, USING FLAG MEN, ETC., AS NECESSARY TO ENSURE SAFETY OF THE PUBLIC.
3. ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE PLACED ACCORDING TO THE STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, OR LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.
4. SHORING SHALL BE IN ACCORDANCE WITH OSHA TRENCHING STANDARDS, 29 PART 1926, SUBPART, OR AS AMENDED.



email: admin@baldwindesignconsultants.com

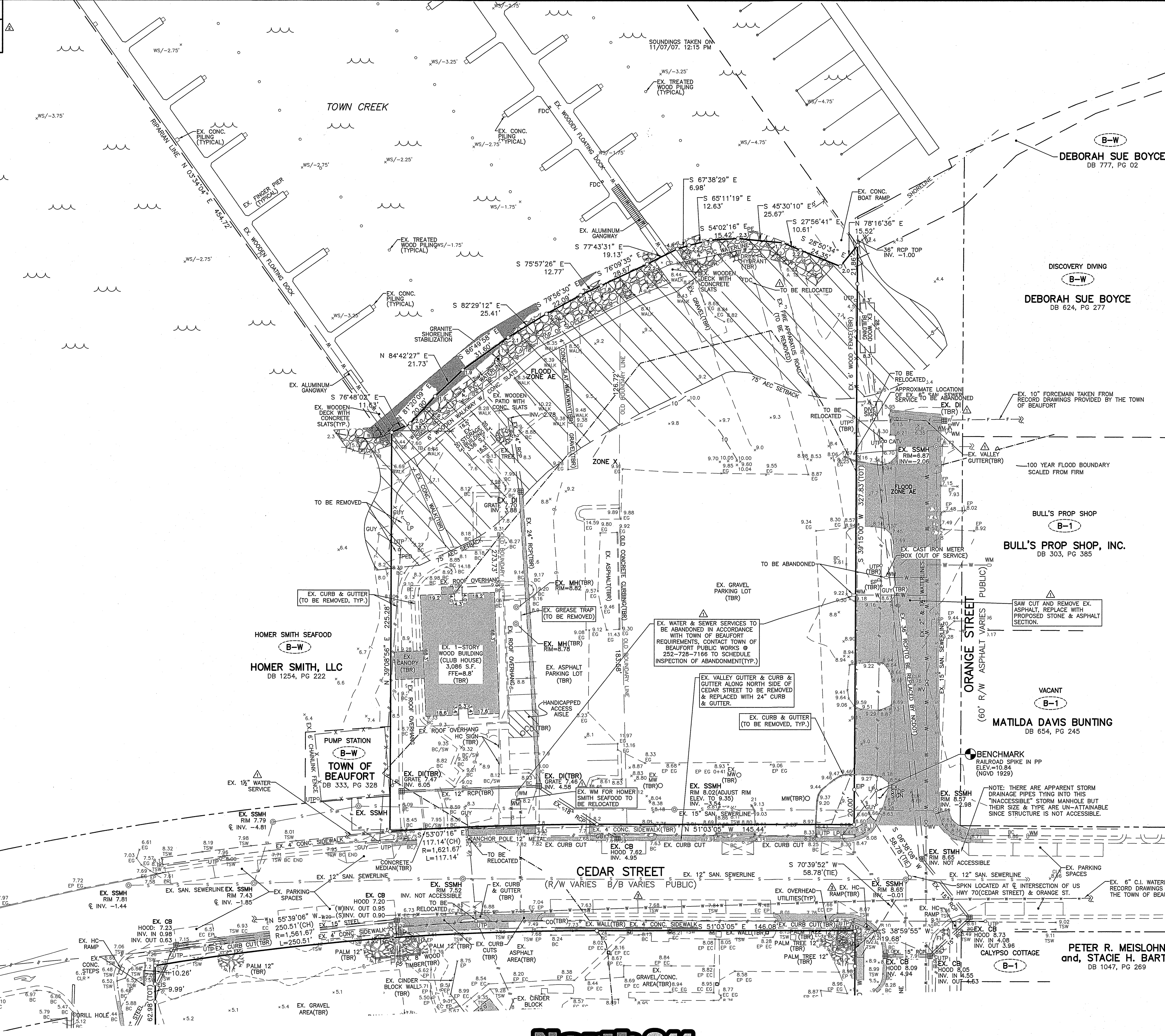
SITE DATA
 TOTAL AREA IN TRACTS 2.800 ACRES
 EXISTING LAND USE CLUB HOUSE & PARKING
 ZONING CLASSIFICATION B-W, B-1 & R-8

- LEGEND**
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SURVEYOR'S CERTIFICATION
 I, MICHAEL WEST BALDWIN, CERTIFY THAT THE BOUNDARY SURVEY, TOPOGRAPHICAL SURVEY, AND HORIZONTAL AND VERTICAL CONTROL SHOWN HEREON WERE COMPLETED UNDER MY DIRECT AND RESPONSIBLE CHARGE FROM AN ACTUAL GROUND SURVEY MADE UNDER MY SUPERVISION (SEE DESCRIPTION RECORDED IN (SEE REFERENCES) OR FROM INFORMATION FOUND IN MAP BOOK N/A, PAGE N/A, OR AS REFERENCED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK N/A, PAGE N/A, OR AS REFERENCED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000; THAT ALL INTERIOR LOT LINES SHOWN ARE PROPOSED AND SHALL NOT BE USED FOR THE CONVEYANCE OF PROPERTY; THAT THE TOPOGRAPHICAL SURVEY WAS PERFORMED TO MEET FEDERAL GEOGRAPHIC DATA COMMITTEE STANDARDS AS APPLICABLE; THAT THE TOPOGRAPHIC DATA WAS OBTAINED ON 05/02/19; THAT THE SURVEY WAS COMPLETED ON 05/20/19; THAT THE CONTOURS SHOWN AS BROKEN LINES MAY NOT MEET THE STATED STANDARD; THAT VERTICAL CONTROL WAS ESTABLISHED AT THE SITE TO THE CLASS "A" STANDARD; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA" (21 NCAC 56.16(a)).

WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS 20th DAY OF JUNE, 2019.

SIGNED: MICHAEL WEST BALDWIN, PLS L-3082



DEBORAH SUE BOYCE
 DB 777, PG 02

DEBORAH SUE BOYCE
 DB 624, PG 277

BULL'S PROP SHOP
 DB 303, PG 365

BULL'S PROP SHOP, INC.
 DB 303, PG 365

MATILDA DAVIS BUNTING
 DB 654, PG 245

PETER R. MEISLOHN and STACIE H. BARTA
 DB 1047, PG 269

EXISTING WATER & SEWER SERVICES TO BE ABANDONED NOTES:

- SEWER SERVICES COMING FROM MANHOLE SHALL BE CUT AND CAPPED AT BACK OF CURB.
- THE MANHOLE SHALL BE PLUGGED AND GROUTED AT THE TIE IN POINT INSIDE MANHOLE.
- SEWER SERVICES COMING FROM MAIN SHALL BE CUT AND CAPPED AT BACK OF CURB.
- WATER SERVICES SHALL BE CUT AND CAPPED AT CORPORATION STOP.

15A NCAC 02C.0113 WELL ABANDONMENT NOTES:

- ALL WELLS OTHER THAN WATER SUPPLY WELLS, INCLUDING TEMPORARY WELLS, MONITORING WELLS OR TEST BORINGS:
 - LESS THAN 20 FEET IN DEPTH AND WHICH DO NOT PENETRATE THE WATER TABLE SHALL BE ABANDONED BY FILLING THE ENTIRE WELL UP TO LAND SURFACE WITH GROUT, DRY CLAY, OR MATERIAL EXCAVATED DURING DRILLING OF THE WELL AND THEN COMPACTED IN PLACE; AND
 - GREATER THAN 20 FEET IN DEPTH OR THAT THAT PENETRATE THE WATER TABLE SHALL BE ABANDONED BY COMPLETELY FILLING WITH A BENTONITE OR CEMENT TYPE GROUT.

REVISED: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
 SHOWN ADDITIONAL EX. SIDEWALK AND EX. STRIPING TO BE DEMOLISHED

REVISED: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
 UPDATED BOUNDARY ON CEDAR STREET TO REFLECT R/W CONVEYANCE

REVISED: 07-16-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
 REVISED EX. WATER SERVICES UPDATED DESCRIPTIONS FOR EX. CONDITIONS ADDED NOTE DETAILING ASPHALT REPLACEMENT OF ORANGE STREET SHOWN EX. LOT LINES UPDATED LEGEND

NOTE: THERE ARE APPARENT STORM DRAINAGE PIPES TING INTO THIS "INACCESSIBLE" STORM MANHOLE BUT THEIR SIZE & TYPE ARE UN-ATTAINABLE SINCE STRUCTURE IS NOT ACCESSIBLE.

NOTE: SPRNK LOCATED AT INTERSECTION OF US HWY 70(CEDAR STREET) & ORANGE ST.

NOTE: EX. 6" C.I. WATERLINE TAKEN FROM RECORD DRAWINGS PROVIDED BY THE TOWN OF BEAUFORT

NOTE: EX. 10" FOREMAIN TAKEN FROM RECORD DRAWINGS PROVIDED BY THE TOWN OF BEAUFORT



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PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
 BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC	OWNER: BETTY APPERSON
ADDRESS: P.O. BOX 14165 NEW BERN, NC 28561	ADDRESS: P.O. BOX 625 LAGRANGE, NC 28551
PHONE: (252) 635-7476	PHONE: (252) 559-0592

Baldwin Design Consultants, PA ENGINEERING - SURVEYING - PLANNING 1700-D EAST ARLINGTON BOULEVARD GREENVILLE, NC 27688	LICENSE # C-3468	SURVEYED: JP	APPROVED: MWB
		DRAWN: NRW	DATE: 06/20/19
		CHECKED: MWB	SCALE: 1" = 30'

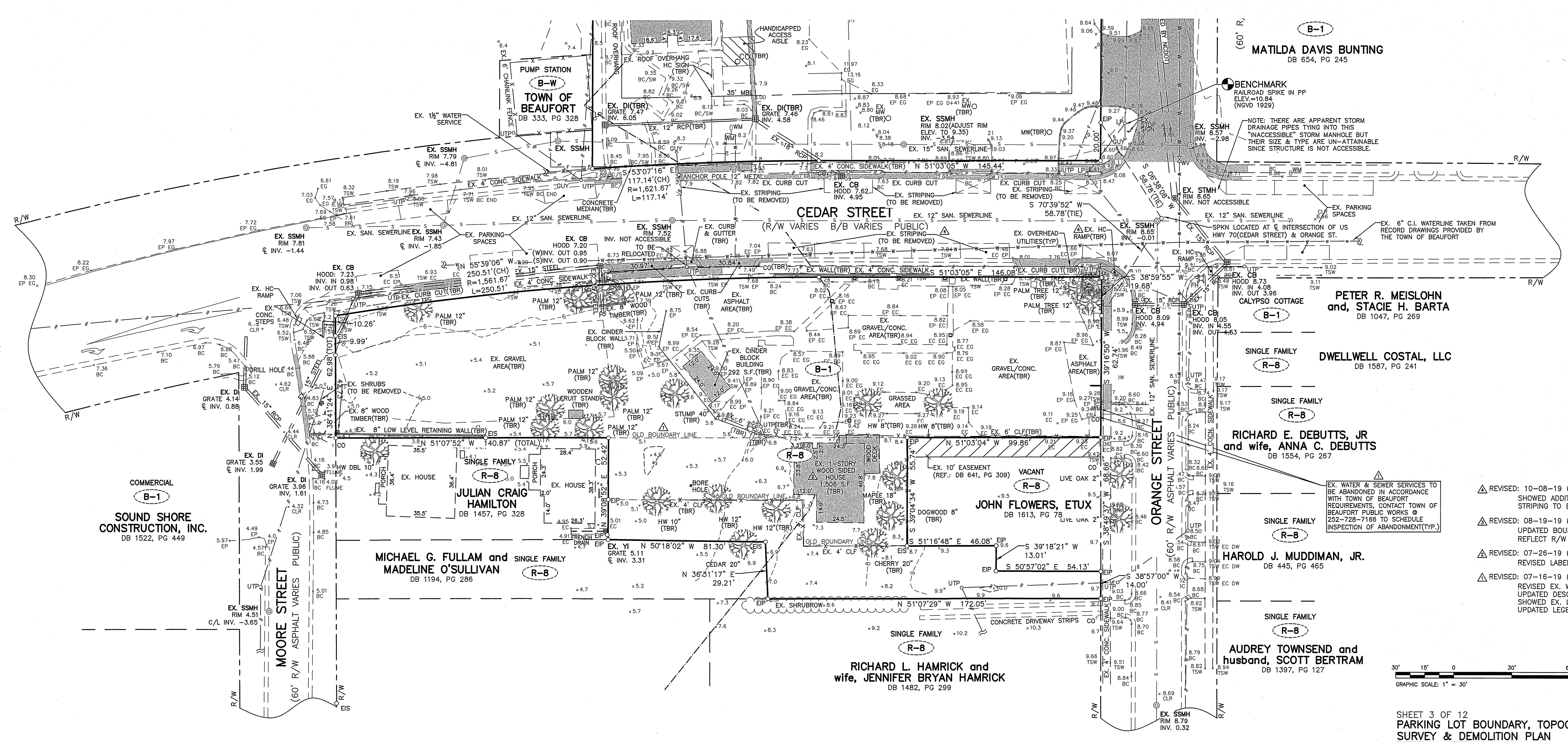
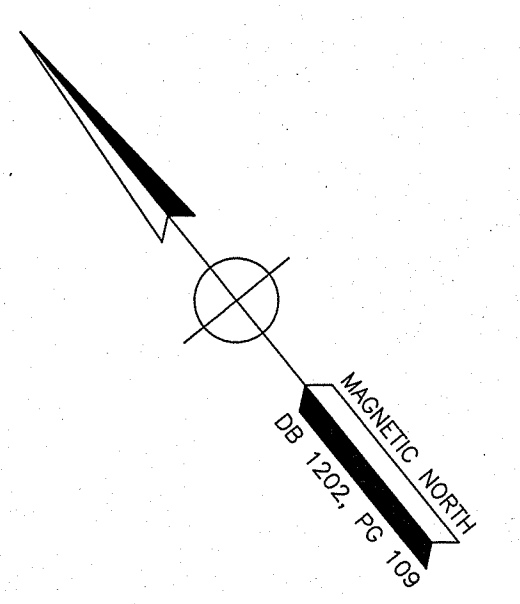
CLOSURE CHECK BOUNDARY
 CHECKED: NRW DATE: 06/19/19

LEGEND

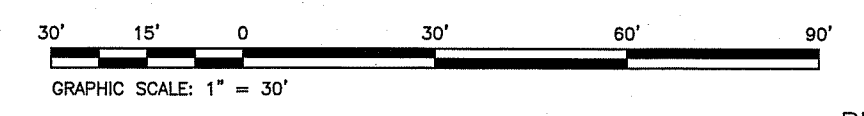
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- ICV = IRRIGATION CONTROL VALVE
- INV = INVERT
- JB = JOINT BOX
- LP = LIGHT POLE
- LSA = LANDSCAPED AREA
- MBL = MINIMUM BUILDING LINE
- MH = MANHOLE
- MHW = MEAN HIGH WATER
- MP = METAL PIPE
- MW = MONITORING WELL
- NTS = NOT TO SCALE
- OCS = OUTLET CONTROL STRUCTURE
- OC = OVERHEAD DOOR
- PC = POINT OF CURVATURE
- PCC = POINT OF CONCAVE CURVATURE
- PCP = POINT OF CONVEX CURVATURE
- PIV = POST INDICATOR VALVE
- PT = POINT OF TANGENCY
- PVC = POLYVINYL CHLORIDE
- PH = PUMP HOUSE
- R = RADIUS
- RCP = REINFORCED CONCRETE PIPE
- RPZ = REDUCED PRESSURE ZONE DEVICE
- R/W = RIGHT-OF-WAY
- S-9.5C = S-9.5C ASPHALT MIX TYPE
- SC = SECURITY CAMERA
- SET = SET FROM PIPE
- SPKN = SET PARKER KALON NAIL
- SRRS = SET RAILROAD SPIKE
- SS = SEWER SERVICE
- SSMH = SANITARY SEWER MANHOLE
- SSMH = STORM SEWER MANHOLE
- SW = SIDEWALK
- SWHDFE = SMOOTH WALL HOPE
- SWPP = SMOOTH WALL PLASTIC PIPE
- TB = TOP OF BANK (TOPO ONLY)
- TBK = TOP OF BLOCK
- TC = TOP OF CONCRETE
- TG = TOP OF GRAVEL
- TLMH = TELEPHONE MANHOLE
- TP = TOP OF PAVEMENT
- TSW = TOP OF SIDEWALK
- TLMH = TELEPHONE MH
- TR = TELEPHONE REDESTRAL
- TRANS = ELECTRICAL TRANSFORMER
- TSP = TRAFFIC SIGNAL SUPPORT POLE
- UTP = UTILITY POLE
- VG = VALLEY CUTTER
- WDL = WOODSLINE
- WM = WATER METER BOX
- WP = WETLAND POINT
- WSE = WATER SURFACE ELEVATION
- WV = WATER VALVE
- NOT TO SCALE
- CLASS "B" STONE APRON
- CONSTRUCTION ENTRANCE/EXIT
- EXISTING OVERHEAD UTILITIES
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- LIMITS OF CONSTRUCTION
- SILT FENCE
- DRAINAGE EASEMENT
- AEC SETBACK
- SIGHT TRIANGLE
- SIGN EASEMENT
- CONCRETE LINED DITCH
- ZONING CLASSIFICATION
- AREA TO BE DEMOLISHED
- TREE
- TYPICAL RAMP

EXISTING WATER & SEWER SERVICES TO BE ABANDONED NOTES:

- SEWER SERVICES COMING FROM MANHOLE SHALL BE CUT AND CAPPED AT BACK OF CURB.
- THE MANHOLE SHALL BE PLUGGED AND GROUTED AT THE TIE IN POINT INSIDE MANHOLE.
- SEWER SERVICES COMING FROM MAIN SHALL BE CUT AND CAPPED AT BACK OF CURB.
- WATER SERVICES SHALL BE CUT AND CAPPED AT CORPORATION STOP.

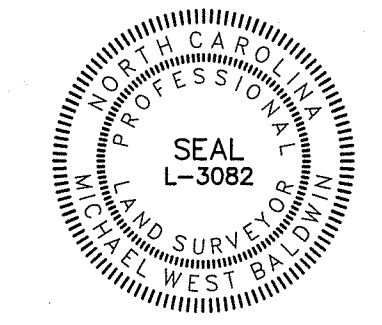


- REVISD: 10-08-19 (NCDOT COMMENTS)(NRW) SHOWED ADDITIONAL EX. SIDEWALK AND EX. STRIPING TO BE DEMOLISHED
- REVISD: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW) UPDATED BOUNDARY ON CEDAR STREET TO REFLECT R/W CONVEYANCE
- REVISD: 07-28-19 (TOWN OF BEAUFORT COMMENTS)(NRW) REVISED LABEL TO SHOW EX. HOUSE EXTERIOR FINISH
- REVISD: 07-16-19 (TOWN OF BEAUFORT COMMENTS)(NRW) REVISED EX. WATER SERVICES UPDATED DESCRIPTIONS FOR EX. CONDITIONS SHOWED EX. LOT LINES UPDATED LEGEND



SURVEYOR'S CERTIFICATION

I, MICHAEL WEST BALDWIN, CERTIFY THAT THE BOUNDARY SURVEY, TOPOGRAPHICAL SURVEY, AND HORIZONTAL AND VERTICAL CONTROL SHOWN HEREON WERE COMPLETED UNDER MY DIRECT AND RESPONSIBLE CHARGE FROM AN ACTUAL GROUND SURVEY MADE UNDER MY SUPERVISION (SEE DESCRIPTION RECORDED IN (SEE REFERENCES) OR FROM INFORMATION FOUND IN MAP BOOK N/A, PAGE N/A, OR AS REFERENCED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK N/A, PAGE N/A, OR AS REFERENCED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000; THAT ALL INTERIOR LOT LINES SHOWN ARE PROPOSED AND SHALL NOT BE USED FOR THE CONVEYANCE OF PROPERTY; THAT THE TOPOGRAPHICAL SURVEY WAS PERFORMED TO MEET FEDERAL GEOGRAPHIC DATA COMMITTEE STANDARDS AS APPLICABLE; THAT THE TOPOGRAPHIC DATA WAS OBTAINED ON 05/02/19; THAT THE SURVEY WAS COMPLETED ON 05/20/19; THAT THE CONTOURS SHOWN AS BROKEN LINES MAY NOT MEET THE STATED STANDARD; THAT VERTICAL CONTROL WAS ESTABLISHED AT THE SITE TO THE CLASS "A" STANDARD; AND THAT THIS MAP MEETS THE REQUIREMENTS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA" (21 NCAC 56.160).



WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS 20th DAY OF JUNE, 2019.
SIGNED MICHAEL WEST BALDWIN, PLS L-3082



Call 72 Hours Before You Dig!
1-800-632-4949

- CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE PARTIES AND ENSURING THAT ALL EXISTING UTILITIES ARE LOCATED PRIOR TO CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES, USING FLAG MEN, ETC., AS NECESSARY TO ENSURE SAFETY OF THE PUBLIC.
- ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE PLACED ACCORDING TO THE STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, OR LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.
- SHORING SHALL BE IN ACCORDANCE WITH OSHA TRENCHING STANDARDS, 29 PART 1926, SUBPART, OR AS AMENDED.

DEMOLITION NOTES

- CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION AND SEQUENCING OF DEMOLITION AS DESCRIBED BY THESE DOCUMENTS AND SPECIFICATIONS. CONTRACTOR SHALL OBTAIN ALL PERMITS.
- CONTRACTOR IS RESPONSIBLE FOR COORDINATION OF DEMOLITION OR RELOCATION WITH APPLICABLE UTILITY COMPANIES, IE, GAS, CABLE, POWER, TELEPHONE, WATER, SEWER, ETC.
- CONTRACTOR SHALL BE RESPONSIBLE TO IMMEDIATELY FIX ANY ACTIVE UTILITIES DAMAGED DURING CONSTRUCTION AT CONTRACTORS EXPENSE.
- ALL MATERIAL GENERATED BY THE DEMOLITION WILL BE HAULED FROM THE SITE AND DISPOSED OF PER LOCAL ORDINANCES.
- SAW-CUT CONCRETE AND ASPHALT PAVEMENT, SIDEWALK OR CURB AND GUTTER BEFORE EXCAVATION WHERE CONSTRUCTION PLANS SHOW TIE-INS.
- SAW-CUTS TO BE PERPENDICULAR TO PAVEMENT/CURB EDGE.
- CONTRACTOR IS RESPONSIBLE FOR TRAFFIC CONTROL DURING CONSTRUCTION PER WORK AREA TRAFFIC CONTROL HANDBOOK STANDARDS, (W.A.T.C.H.).
- DEMOLITION OF STORM DRAINAGE AND SANITARY SEWER SYSTEM(S) BY CONTRACTOR SHALL ALLOW FOR CONTINUOUS USE OF THE SYSTEM(S). ANY IMPACTS SHALL BE COORDINATED WITH THE CITY/COUNTY AND/OR THE UTILITY PROVIDER.

CLOSURE CHECK BOUNDARY	
CHECKED: NRW	DATE: 06/19/19

SHEET 3 OF 12
PARKING LOT BOUNDARY, TOPOGRAPHIC SURVEY & DEMOLITION PLAN

PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC	OWNER: BETTY APPERSON
ADDRESS: P.O. BOX 14165 NEW BERN, NC 28561	ADDRESS: P.O. BOX 625 LAGRANGE, NC 28551
PHONE: (252) 635-7476	PHONE: (252) 559-0592

Baldwin Design Consultants, PA
LICENSED ENGINEERS - SURVEYING - PLANNING
1700-D EAST ARLINGTON BOULEVARD
GREENVILLE, NC 27689 252.758.1390

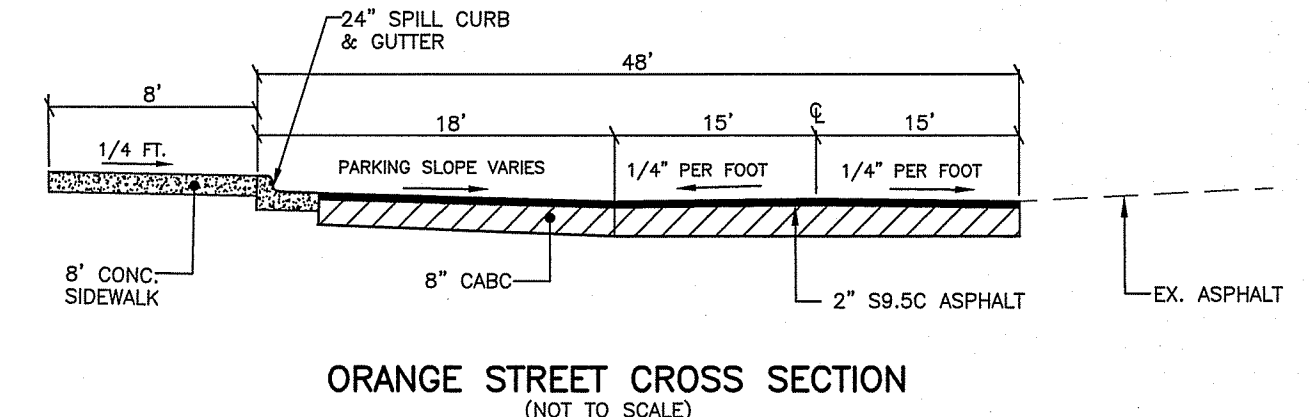
SURVEYED: JP	APPROVED: MWB
DRAWN: NRW	DATE: 06/20/19
CHECKED: MWB	SCALE: 1" = 30'

SITE DATA

△ TOTAL AREA IN TRACTS	2,800 ACRES
△ ZONING CLASSIFICATION	B-W, B-1 & R-8
△ EXISTING BUILDING AREA (STORAGE)	5,252 S.F.
△ EXISTING SIDEWALK, CONC. PATIO, GRAVEL, ETC.	68,667 S.F.
△ TOTAL IMPERVIOUS AREA PRIOR TO DEVELOPMENT	73,919 S.F.
△ EXISTING BUILDING AREA (TO BE REMOVED)	4,912 S.F.
△ EXISTING SIDEWALK, CONC. PATIO, GRAVEL, ETC. (TO BE REMOVED)	68,279 S.F.
△ PROPOSED BUILDING AREA (HOTEL)	19,640 S.F.
△ PROPOSED TOTAL FLOOR AREA (HOTEL)	77,632 S.F.
△ BUILDING HEIGHT (4 STORIES)	43,936 S.F.
△ PROPOSED IMPERVIOUS PARKING AREA	12,588 S.F.
△ PROPOSED IMPERVIOUS SIDEWALK, CONC. PATIO, ETC.	76,892 S.F.
△ TOTAL PROPOSED IMPERVIOUS AREA (AFTER DEVELOPMENT)	16.10%
△ TOTAL % OF BUILDING LOT COVERAGE	59
△ NO. OF EXISTING WET SLIPS	15*
△ NO. OF PARKING SPACES REQUIRED (EXISTING WET SLIPS)	15
△ NO. OF PARKING SPACES PROVIDED (MARINA)	85*
△ NO. OF PARKING SPACES REQUIRED (HOTEL)	93
△ NUMBER OF PARKING SPACES PROVIDED (HOTEL)	31
△ NO. OF PARKING SPACES PROVIDED (PUBLIC)	5
△ NO. OF HC SPACES REQUIRED	5
△ NO. OF HC SPACES PROVIDED	5
△ TOTAL AREA TO BE DISTURBED	3.3 ACRES
△ TOTAL NUMBER OF LOTS	5
△ TOTAL NUMBER OF ROOMS IN HOTEL	101
△ TOTAL IMPERVIOUS AREA FOR VAA	40,453 S.F.
△ TOTAL REQUIRED LANDSCAPED AREA FOR VAA	6,469 S.F.
△ REFERENCE: DEED BOOK 879, PAGE 793, DEED BOOK 937, PAGE 309, DEED BOOK 1449, PAGE 1, DEED BOOK 1259, PAGE 284 & DEED BOOK 1438, PAGE 496	

PARKING SPACE REQUIREMENT TABULATION

*MARINA: 1 SPACE PER 4 SLIPS(59) = 15 SPACES
 *HOTEL: 1 SPACE PER UNIT(101) + 5 = 106 x 20% = 21 - 106 = 85 SPACES
 (A 20% REDUCTION IN REQUIRED SPACES DUE TOTAL FLOOR AREA OF STRUCTURE EXCEEDING 25,000 S.F.)



DIMENSION CONTROL AND MATERIALS PLAN NOTES

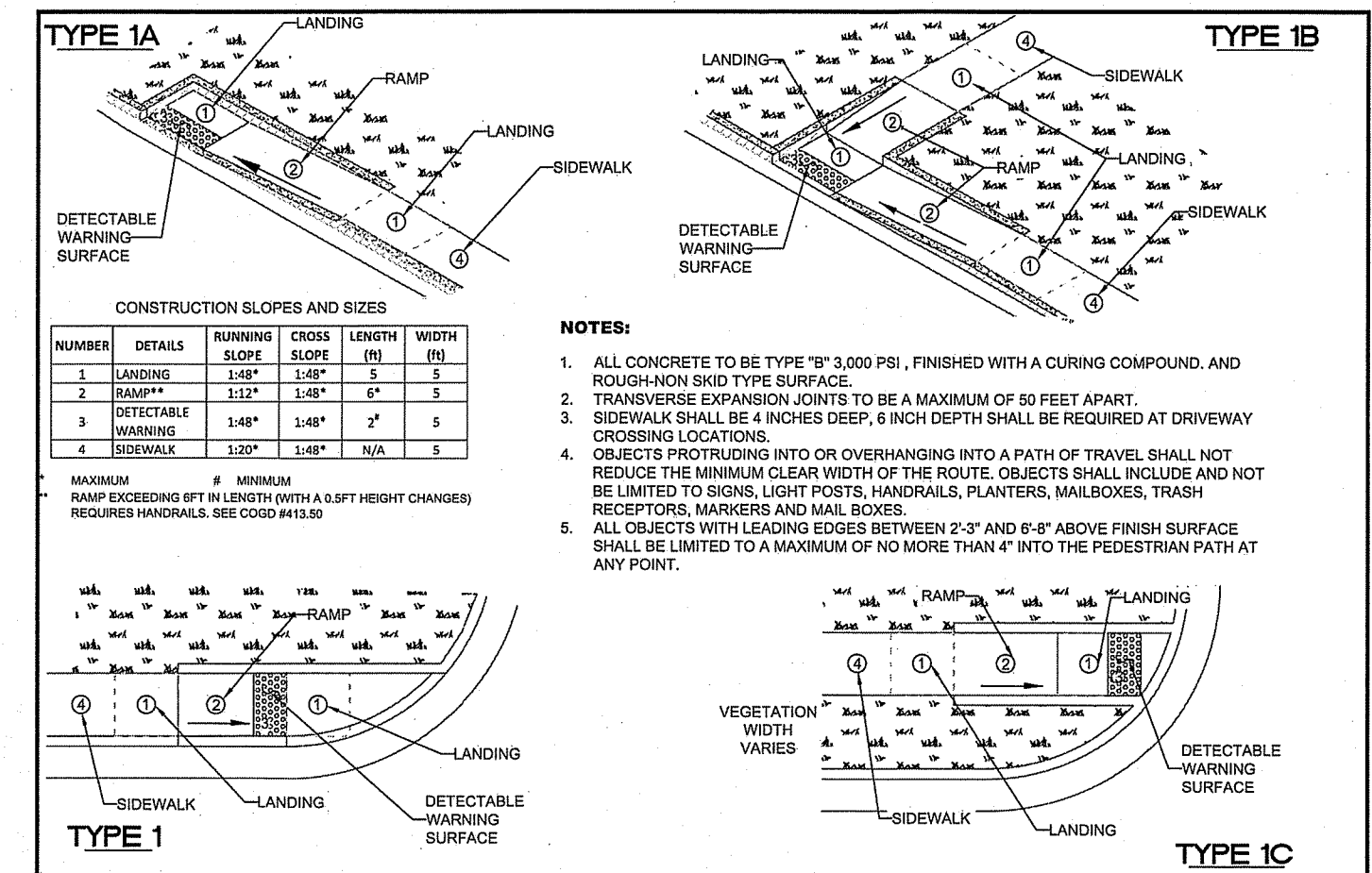
1. ALL DIMENSIONS ARE TO BACK OF CURB, FACE OF BUILDING, CENTERLINE UNLESS OTHERWISE NOTED.
2. ALL DIMENSIONS ARE AT 90 DEGREE UNLESS OTHERWISE NOTED.
3. REFER TO ARCHITECTURAL PLANS FOR ACTUAL BUILDING DIMENSIONS.
4. ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND ACTUAL FIELD CONDITIONS SHALL BE CALLED TO THE ATTENTION OF THE OWNER AND THE ENGINEER PRIOR TO PROCEEDING WITH THE WORK.
5. THE CONTRACTOR SHALL CONTACT ALL OWNERS OF UTILITIES, EASEMENTS, AND RIGHTS-OF-WAY, PUBLIC AND PRIVATE, PRIOR TO WORKING IN THESE AREAS.
6. ALL ASPHALT PAVING SHALL CONFORM TO THE APPLICABLE PROVISIONS OF THE NCDOT STANDARD SPECIFICATIONS FOR ROADS AND STRUCTURES, LATEST EDITION.
7. CONTRACTOR SHALL FURNISH AND INSTALL ALL PAVEMENT MARKINGS AS SHOWN ON THE PLANS.
8. ALL SIGNS, PAVEMENT MARKINGS, AND OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
9. ALL PARKING STALL STRIPING SHALL BE 4-INCH WHITE LINES, UNLESS OTHERWISE NOTED.
10. STOP SIGNS SHALL BE R1-1, 30"x30".
11. NO DEMOLITION LANDFILLS ALLOWED ON SITE.
12. IN SOD AREAS STRIPING SHOWN FOR REFERENCE ONLY; NO STRIPING TO BE INSTALLED IN TURF AREAS.

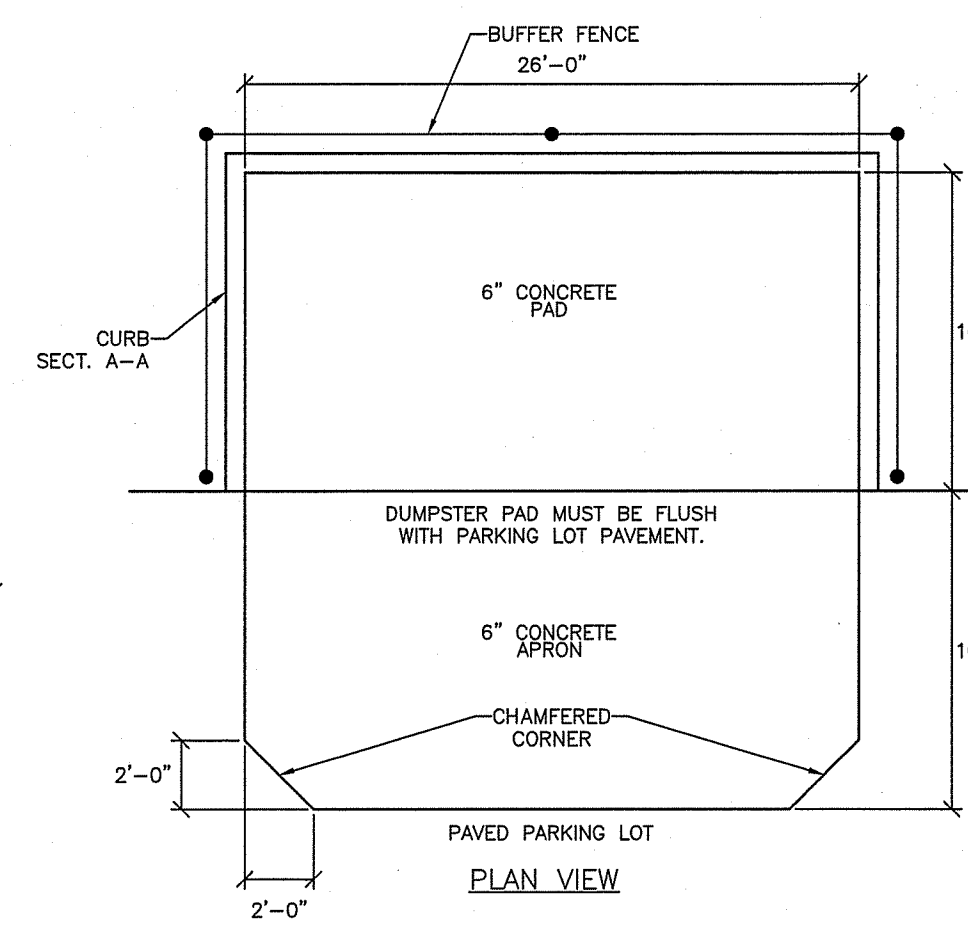
W	A	W+A	X	B
5' 0"	5' 0"	10' 0"	5' 0"	5' 0"
6' 0"	6' 0"	12' 0"	6' 0"	6' 0"
7' 0"	7' 0"	14' 0"	7' 0"	7' 0"
8' 0"	8' 0"	16' 0"	8' 0"	8' 0"
9' 0"	9' 0"	18' 0"	9' 0"	9' 0"
10' 0"	10' 0"	20' 0"	10' 0"	10' 0"
11' 0"	11' 0"	22' 0"	11' 0"	11' 0"
12' 0"	12' 0"	24' 0"	12' 0"	12' 0"
13' 0"	13' 0"	26' 0"	13' 0"	13' 0"
14' 0"	14' 0"	28' 0"	14' 0"	14' 0"
15' 0"	15' 0"	30' 0"	15' 0"	15' 0"

NOTES:
 1. Detectable warning domes shall cover 2'-0" length and full width of the ramp floor as shown on the details.
 2. The entire ramp shall be black in color or any color with a 70% contrast ratio and approved by City Engineer.

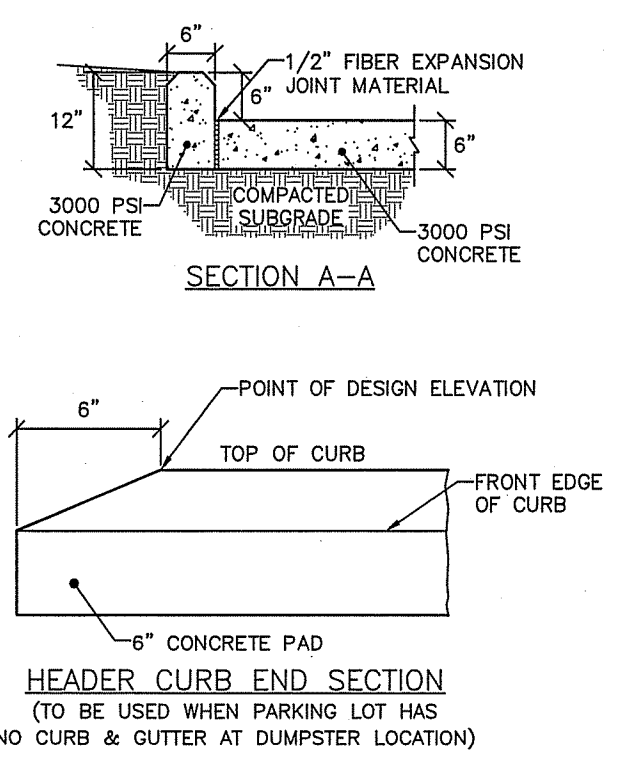
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 1-800-632-4949

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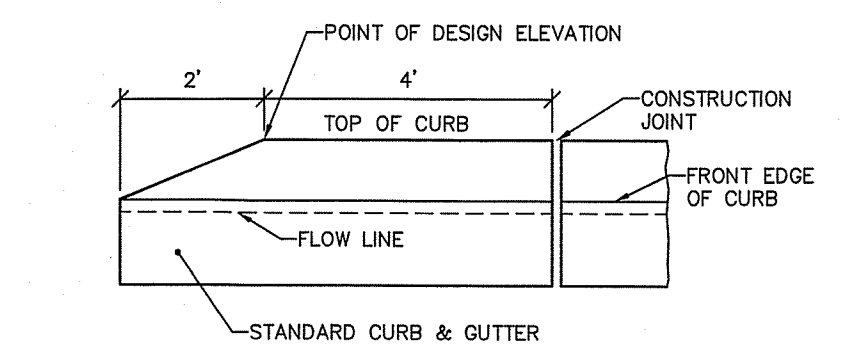




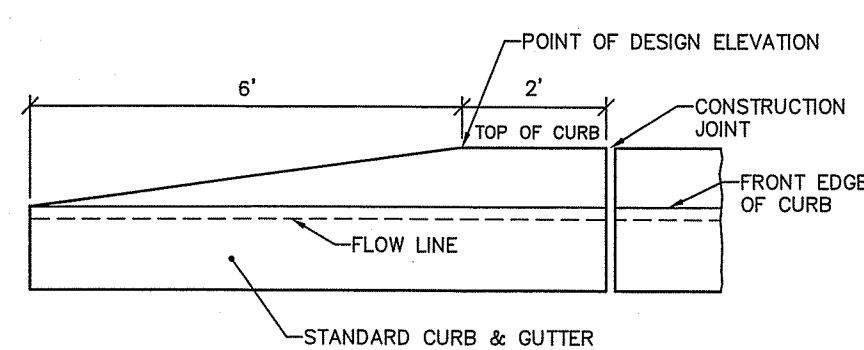
DUMPSTER PAD DETAIL (N.T.S.)



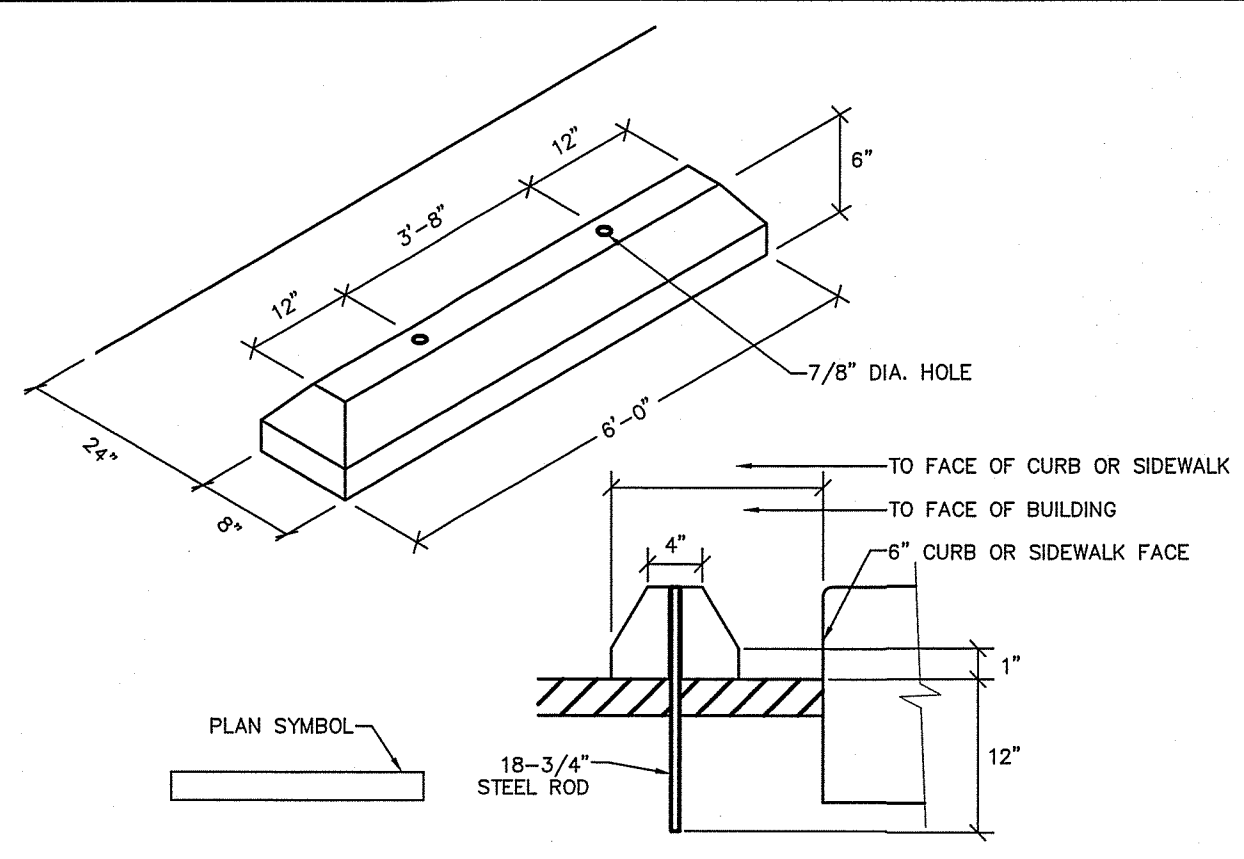
SECTION A-A



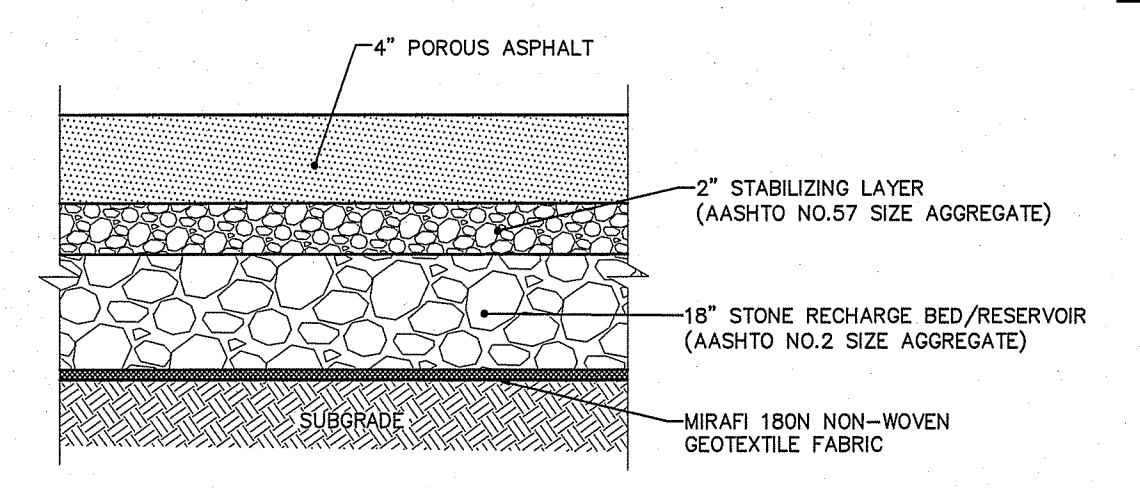
TYPICAL CURB & GUTTER END SECTION (N.T.S.)



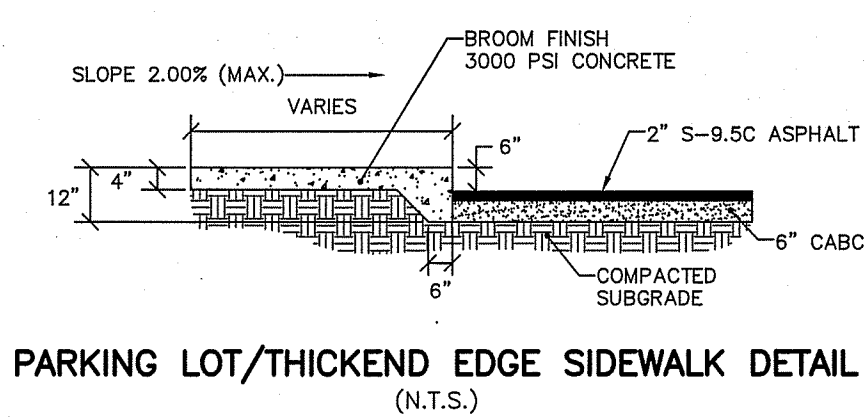
6' CURB & GUTTER END SECTION (N.T.S.)



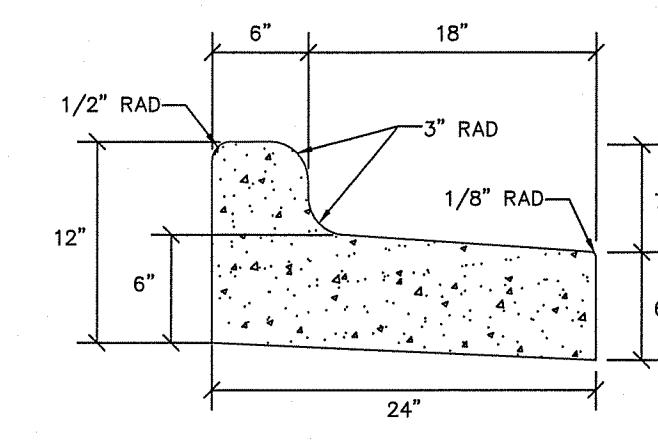
WHEEL STOP DETAIL (N.T.S.)



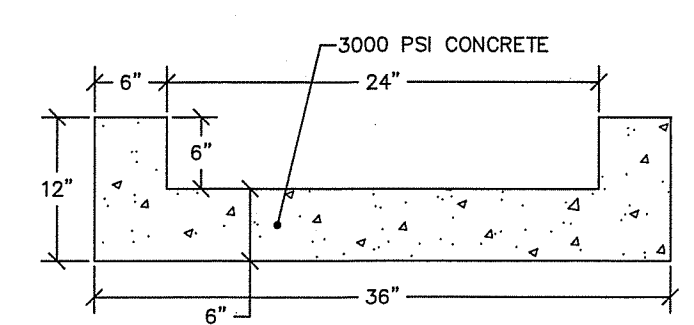
PERMEABLE PAVEMENT CROSS SECTION (N.T.S.)



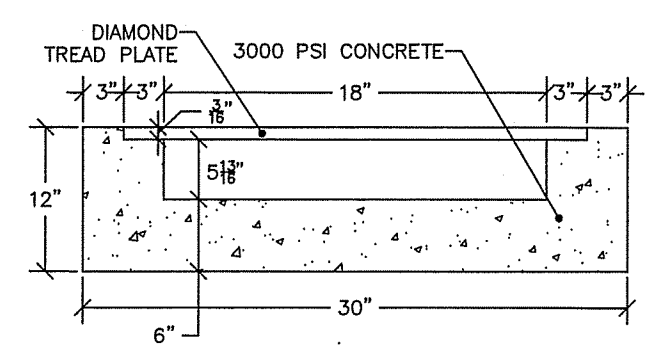
PARKING LOT/THICKEND EDGE SIDEWALK DETAIL (N.T.S.)



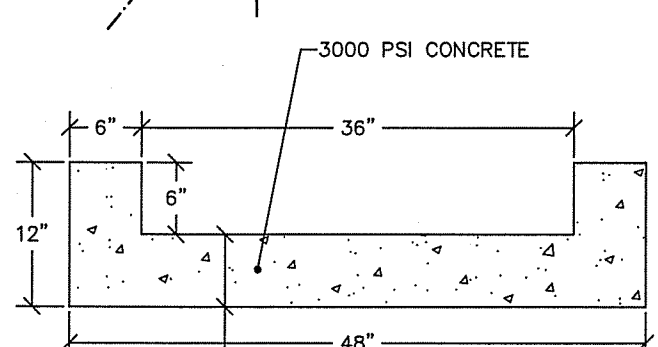
24" CURB & GUTTER SPILL-TYPE (N.T.S.)



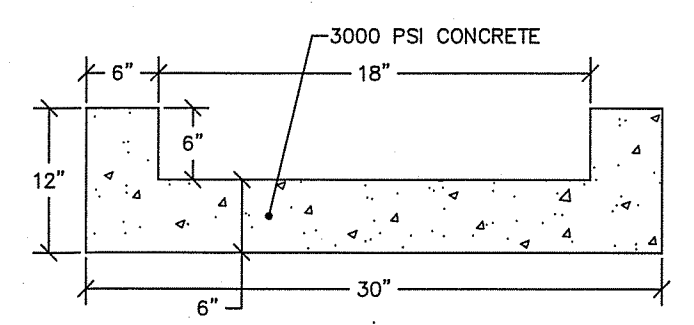
36" FLUME DETAIL (N.T.S.)



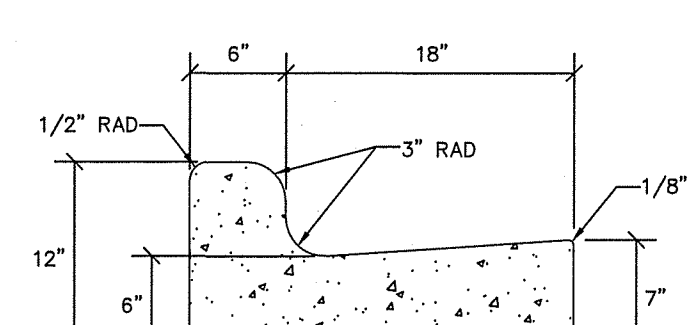
30" FLUME WITH TRENCH DIAMOND TREAD PLATE COVER DETAIL (N.T.S.)



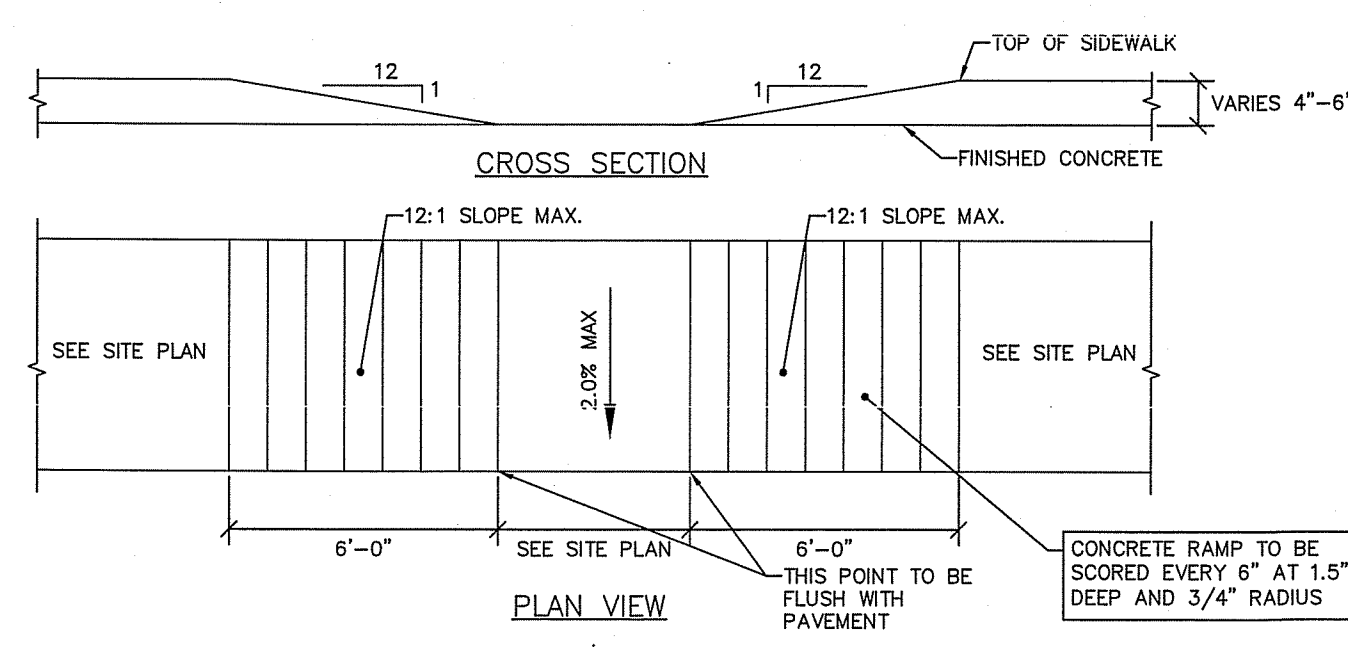
48" FLUME DETAIL (N.T.S.)



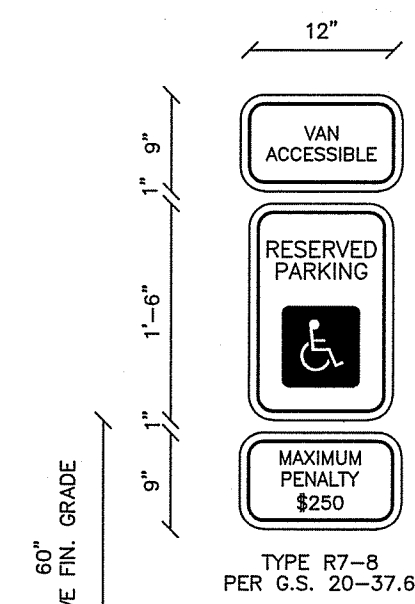
30" FLUME DETAIL (N.T.S.)



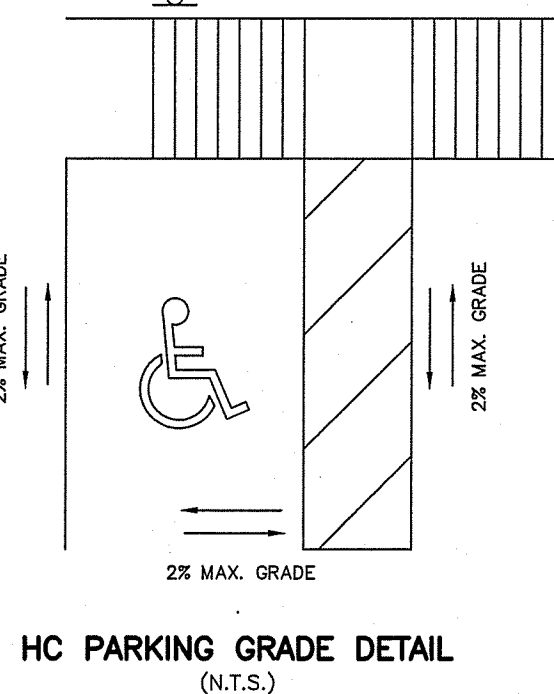
24" CURB & GUTTER STANDARD FACE (N.T.S.)



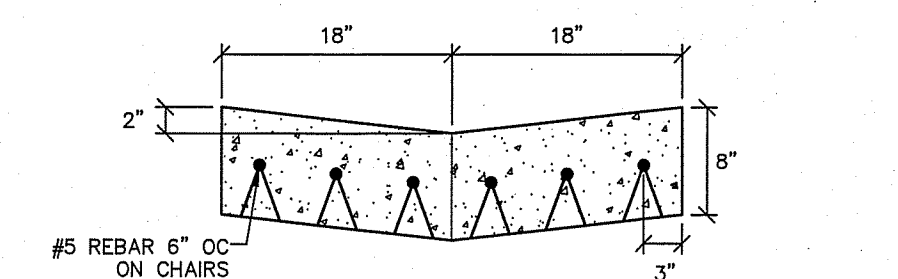
HANDICAPPED RAMP DETAIL WITHOUT CURB & GUTTER (N.T.S.)



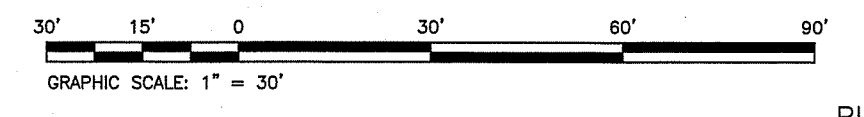
TYPICAL HANDICAP PARKING SIGN (N.T.S.)



HC PARKING GRADE DETAIL (N.T.S.)



36" VALLEY GUTTER DETAIL (N.T.S.)



GRAPHIC SCALE 1" = 30'

PIN #730617117934000
 PIN #730617114760000
 PIN #730617115739000
 PIN #730617114784000
 PIN #730617115739000

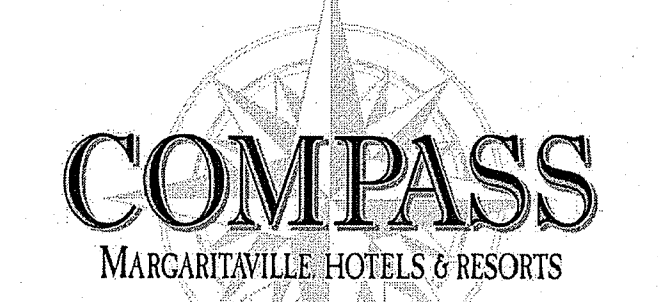


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- PARKING LOT STRIPING NOTES
- ALL PARKING LOT STRIPING PAINT TO BE FEDERAL SPECIFICATION TRAFFIC PAINT.
 - PAINT COLOR MAY BE YELLOW OR WHITE (OWNER'S CHOICE).
 - PARKING LOT STRIPING IN HANDICAP ACCESS AREAS TO BE THE COLOR TO COMPLY WITH THE MOST CURRENT ADA REQUIREMENTS.
 - STRIPING WIDTH TO BE 4".
 - STRIPING PAINT TO BE WATER BASED SATIN WITH 40 MINUTE DRYING TIME.
 - RESIN TYPE: ACRYLIC LATEX COPOLYMER
 - VISCOSITY: 80-90 KU

SHEET 5 OF 12
 PARKING LOT SITE & STAKING PLAN



PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
 BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC
 ADDRESS: P.O. BOX 14165
 NEW BERN, NC 28561
 PHONE: (252) 635-7476

OWNER: BETTY APPERSON
 ADDRESS: P.O. BOX 625
 LAGRANGE, NC 28551
 PHONE: (252) 559-0592

	DESIGNED: MWB	APPROVED: MWB
	DRAWN: NRW	DATE: 06/20/19
CHECKED: MWB	SCALE: 1" = 30'	

CLOSURE CHECK BOUNDARY	
CHECKED: NRW	DATE: 06/19/19

Y:\DRAWINGS\07-160 Beaufort Youth Club\HOTEL-2017\SHEETS\SITE & STAKING.dwg Thu, Oct 10, 2019-1:23pm RWELLS

GRADING AND EARTHWORK NOTES

- CONTRACTOR SHALL CONTACT INSPECTOR 48 HOURS BEFORE CONSTRUCTION.
- REFER TO EROSION CONTROL PLAN FOR CONSTRUCTION SEQUENCE REQUIREMENTS, (TO BE PROVIDED WITH DESIGN DEVELOPMENT DOCUMENTS)
- ANY GRADING BEYOND THE DENUDED LIMITS INDICATED ON THE CONSTRUCTION DOCUMENTS IS A VIOLATION OF EROSION CONTROL ORDINANCES AND IS SUBJECT TO A FINE.
- APPROVAL OF THIS PLAN IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. WHEN FIELD CONDITIONS WARRANT OFF-SITE GRADING, PERMISSION MUST BE OBTAINED FROM THE AFFECTED PROPERTY OWNER(S).
- THE CONTRACTOR SHALL IMMEDIATELY REPORT TO OWNER ANY DISCREPANCIES FOUND BETWEEN ACTUAL FIELD CONDITIONS AND CONSTRUCTION DOCUMENTS, AND SHALL WAIT FOR INSTRUCTIONS PRIOR TO PROCEEDING.
- CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES IN THE FIELD PRIOR TO BEGINNING CONSTRUCTION.
- LIMITS OF CLEARING SHOWN ON GRADING PLAN ARE BASED UPON THE APPROXIMATE CUT AND FILL SLOPE LIMITS, OR OTHER GRADING REQUIREMENTS
- ALL ELEVATIONS ARE IN REFERENCE TO THE SITE BENCHMARK. CONTRACTOR SHALL VERIFY THE BENCHMARK PRIOR TO GROUND BREAKING.
- THE PROPOSED CONTOURS AND SPOT ELEVATIONS SHOWN WITHIN ROADWAYS, PARKING LOTS, AND SIDEWALKS AREAS REFLECT FINISH ELEVATIONS INCLUDING PAVEMENT. REFER TO PAVEMENT CROSS SECTION DATA TO ESTABLISH CORRECT SUBBASE OR AGGREGATE COURSE ELEVATIONS TO BE COMPLETED UNDER THIS CONTRACT.
- GRADES SHALL BE ESTABLISHED TO PROVIDE A SMOOTH SURFACE, FREE FROM IRREGULAR SURFACE CHANGES. GRADING SHALL COMPLY WITH COMPACTION REQUIREMENTS AND GRADE CROSS SECTIONS, LINES, AND ELEVATIONS INDICATED.
- WHERE NO SPOT GRADES ARE INDICATED, THE GRADE SHALL BE ESTABLISHED BASED ON INTERPOLATION OF THE ELEVATIONS BETWEEN ADJACENT SPOT GRADES WHILE MAINTAINING APPROPRIATE TRANSITION AT STRUCTURES AND PAVING, AND UNINTERRUPTED DRAINAGE FLOW INTO INLETS.
- CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE SUCH THAT RUNOFF WILL DRAIN BY GRAVITY FLOW ACROSS NEW GRADED AREAS TO NEW OR EXISTING DRAINAGE INLETS, OR SHEET OVERLOAD.
- ALL SIDEWALKS, STAIRS AND TERRACES AND OTHER PAVED AREAS SHALL SLOPE AWAY FROM BUILDING(S) AT A 2.0% SLOPE MINIMUM.
- ALL FILL SHALL BE PLACED IN A MAXIMUM 8-INCH LIFTS AND COMPACTED. ALL FILL WITHIN LIMITS OF BUILDING AND PAVEMENT AREAS SHALL BE COMPACTED TO 100% OF MAXIMUM STANDARD PROCTOR DENSITY WITHIN THE TOP 12 INCHES AND A MINIMUM 95% OF MAXIMUM STANDARD PROCTOR DENSITY BELOW 12-INCH DEPTH.
- FILL WITHIN LANDSCAPE AREAS SHALL BE COMPACTED TO MINIMUM 90% OF MAXIMUM STANDARD PROCTOR DENSITY. MAXIMUM STANDARD PROCTOR DENSITIES SHALL BE DETERMINED IN ACCORDANCE WITH ASTM D698.
- ALL PROJECT SUBGRADE SHALL BE INSPECTED BY THE ENGINEER. IF THE ENGINEER DETERMINES THAT UNSATISFACTORY SOIL IS PRESENT, THE UNSATISFACTORY MATERIAL SHALL BE REMOVED AND REPLACED WITH COMPACTED BACKFILL. SUCH ADDITIONAL EXCAVATION SHALL BE PAID FOR ACCORDING TO THE CONTRACT PROVISIONS FOR UNIT PRICES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL FILL AND BACKFILL MATERIAL WITHIN 3 PERCENT OF THE OPTIMUM MOISTURE CONTENT AS DETERMINED BY ASTM D698. SOIL MATERIAL THAT EXCEEDS THE OPTIMUM MOISTURE CONTENT BY 3 PERCENT OR MORE, AND IS TOO WET TO COMPACT TO THE SPECIFIED DRY UNIT WEIGHT, SHALL BE SCARRIFIED AND AIR DRIED, LIME STABILIZED, OR REMOVED AND REPLACED.
- CONTRACTOR SHALL PROVIDE ALL DEWATERING MEASURES NECESSARY, INCLUDING WELL POINTS, SUMP PUMPS, TEMPORARY SHORING, ETC., TO ENSURE COMPLETION OF STABLE EXCAVATION AND BACKFILL OPERATIONS. GROUNDWATER SHALL BE MAINTAINED A MINIMUM OF 2 FT. BELOW THE BOTTOM OF ALL EXCAVATIONS.
- CONTRACTOR SHALL CONSULT WITH THE ENGINEER AND PROVIDE ANY AND ALL SHORING DETERMINED TO BE NECESSARY TO PROTECT EXISTING BUILDING FOUNDATIONS OR OTHER ADJACENT IMPROVEMENTS.
- ALL GRADED OR DISTURBED AREAS BEYOND THE LIMITS OF PAVING, SIDEWALKS, BUILDINGS, ETC., THAT ARE NOT OTHERWISE LANDSCAPED PER LANDSCAPING PLAN, SHALL BE STABILIZED WITH A NEW LAWN. FINISH AND ACCORDANCE WITH THE SEEDING SPECIFICATIONS. CONTRACTOR SHALL MAINTAIN SEEDD AREAS UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED.
- CONTRACTOR SHALL UNCOVER AND VERIFY THE DEPTH OF ALL UTILITY TIE-IN POINTS PRIOR TO CONSTRUCTION AND ORDERING OF ANY MATERIALS. IF CONDITIONS ARE ENCOUNTERED DIFFERENT FROM DRAWINGS, CONTRACTOR SHALL NOTIFY ENGINEER IMMEDIATELY AND ADJUSTMENTS SHALL BE DETERMINED.
- SELECT FILL SHALL BE CLASS III, TYPE 2 SELECT MATERIAL.

EROSION CONTROL NOTES:

- NO LAND DISTURBING ACTIVITY BEYOND THE REQUIRED TO INSTALL APPROPRIATE EROSION CONTROL MEASURES MAY NOT PROCEED UNTIL EROSION CONTROL MEASURES ARE INSPECTED AND APPROVED BY THE STATE.
- SCHEDULING OF A PRE-CONSTRUCTION CONFERENCE WITH THE EROSION CONTROL INSPECTOR IS REQUIRED PRIOR TO INITIATING LAND DISTURBING ACTIVITIES. FOR INSPECTION PLEASE CALL (910) 796-7215. A 24-HOUR NOTICE IS REQUIRED.
- SEED OR OTHERWISE PROVIDE GROUND COVER DEVICES OR STRUCTURES SUFFICIENT TO RESTRAIN EROSION FOR ALL DENUDED SLOPES WITHIN 7 DAYS FOR SLOPES STEEPER THAN 3:1 OR 14 DAYS FOR SLOPES FLATTER THAN 4:1.
- CONTRACTOR SHALL INSPECT AND MAINTAIN AS NEEDED ALL EROSION CONTROL DEVICES ON A WEEKLY BASIS AND AFTER EACH RAIN EVENT OF 1/2" OR MORE. FAILURE TO KEEP EROSION CONTROL DEVICES IN GOOD WORKING ORDER MAY RESULT IN ISSUANCE OF A STOP WORK ORDER OR CIVIL PENALTIES UP TO \$5000 PER DAY OF VIOLATION. SITES UTILIZING SEDIMENT TRAPS MUST ALSO SPECIFY A MAXIMUM DEPTH OF SEDIMENT PRIOR TO CLEAN OUT.
- THE STATE ENGINEER RESERVES THE RIGHT TO REQUIRE ADDITIONAL EROSION CONTROL MEASURES SHOULD THE PLAN OR ITS IMPLEMENTATION PROVE TO BE INADEQUATE.
- NO PERSON MAY INITIATE A LAND DISTURBING ACTIVITY BEFORE NOTIFYING THE STATE OF THE DATE OF THE LAND DISTURBING ACTIVITY.
- ACCEPTANCE & APPROVAL OF THIS PLAN IS CONDITIONED UPON YOUR COMPLIANCE WITH FEDERAL AND STATE WATER QUALITY LAWS, REGULATIONS AND RULES. IN ADDITION, LOCAL CITY AND COUNTY ORDINANCES OR RULES MAY ALSO APPLY TO THIS LAND DISTURBING ACTIVITY. APPROVAL BY THE STATE DOES NOT SUPERSEDE ANY OTHER PERMIT OR APPROVAL.
- THE STATE RESERVES THE RIGHT TO ENTER AND INSPECT ANY PROPERTY WITHIN ITS JURISDICTION FOR COMPLIANCE WITH THE SOIL EROSION AND SEDIMENTATION CONTROL ORDINANCE.
- IN ANY EVENT, SLOPES LEFT EXPOSED WILL BE PLANTED OR OTHERWISE PROVIDED WITH GROUND COVER, DEVICES OR STRUCTURES SUFFICIENT TO RESTRAIN EROSION WITHIN FOURTEEN (14) CALENDAR DAYS OF COMPLETION OF ANY PHASE OF GRADING.
- MAINTAIN EROSION CONTROL MEASURES AS NECESSARY.

CONTACT PERSON RESPONSIBLE FOR MAINTENANCE:
JOSEPH E. THOMAS (252) 635-7476

NOTE: THERE WILL BE NO LARGE STOCKPILES AT THIS SITE. ALL TOPSOIL & SPOIL FROM EXCAVATED AREAS SHALL BE USED IN FILL SECTIONS AND TO TOP DRESS AREAS WHERE STRUCTURAL IMPROVEMENTS WILL NOT BE PLACED.

NOTE: ANY BORROW MATERIAL BROUGHT ONTO THIS SITE MUST BE FROM A LEGALLY OPERATED MINE OR OTHER APPROVED SOURCE. ANY SOIL WASTE THAT LEAVES THIS SITE CAN BE TRANSPORTED TO A PERMITTED MINE OR SEPARATELY PERMITTED CONSTRUCTION SITES WITHOUT ADDITIONAL PERMITS UNDER NCGS 74-49(7)(d). DISPOSAL AT ANY OTHER LOCATION WOULD HAVE TO BE INCLUDED AS A PERMIT REVISION FOR THIS APPROVAL.

CONSTRUCTION SCHEDULE:

- OBTAIN PLAN APPROVALS AND ALL APPLICABLE PERMITS. (45 DAYS)
- INSTALL TEMPORARY CONSTRUCTION ENTRANCE/EXIT. (1 DAY)
- INSTALL SILT FENCE AS SHOWN ON PLANS. (1 DAY)
- STRIP TOPSOIL, INSTALL BUILDING PAD & ROUGH GRADE PARKING LOT. (7 DAYS)
- INSTALL UNDERGROUND UTILITIES. (7 DAYS)
- INSTALL STONE, SIDEWALKS & CONCRETE PARKING. (7 DAYS)
- STRIP PARKING SPACES. (1 DAY)
- FINE GRADE SLOPES, SEED AND MULCH ALL DISTURBED AREAS. (1 DAY)
- CHECK EROSION CONTROL DEVICES PERIODICALLY FOR STABILITY & PERFORMANCE.
- REMOVE EROSION CONTROL DEVICES ONCE VEGETATION IS ESTABLISHED @ +80%.

STORM DRAINAGE NOTES

- ALL PIPE TO BE INSTALLED AND BEDDED PER MANUFACTURER'S SPECIFICATIONS.
- NO VEHICULAR TRAFFIC SHALL BE ALLOWED ACROSS PIPES UNTIL A MINIMUM OF 2' OF COMPACTED COVER HAS BEEN INSTALLED, UNLESS OTHERWISE NOTED.
- ALL CONSTRUCTION TO MEET OR EXCEED NCDOT AND LOCAL STANDARDS.

MAINTENANCE PLAN:

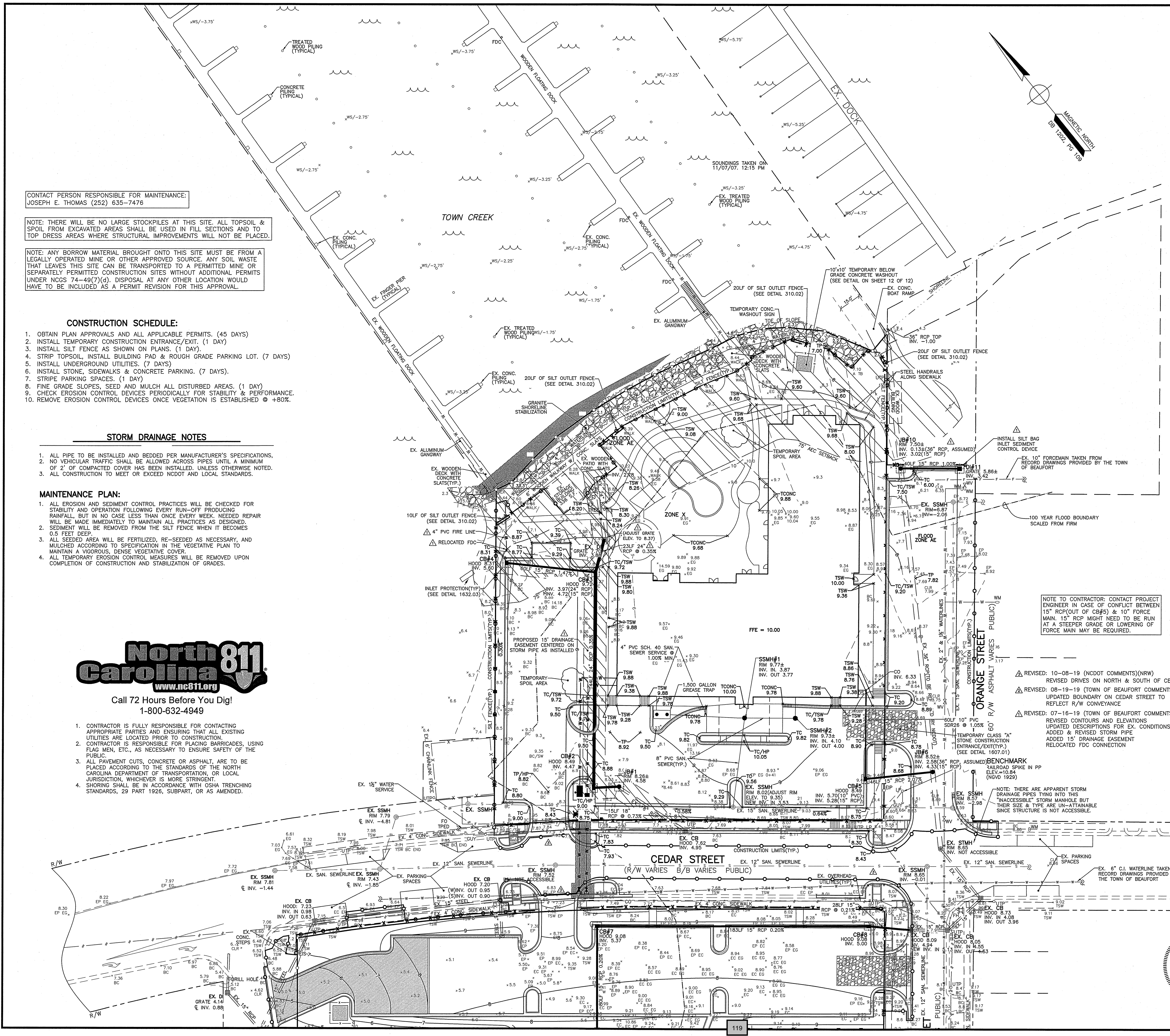
- ALL EROSION AND SEDIMENT CONTROL PRACTICES WILL BE CHECKED FOR STABILITY AND OPERATION FOLLOWING EVERY RUN-OFF PRODUCING RAINFALL, BUT IN NO CASE LESS THAN ONCE EVERY WEEK. NEEDED REPAIR WILL BE MADE IMMEDIATELY TO MAINTAIN ALL PRACTICES AS DESIGNED.
- SEDIMENT WILL BE REMOVED FROM THE SILT FENCE WHEN IT BECOMES 0.5 FEET DEEP.
- ALL SEEDD AREA WILL BE FERTILIZED, RE-SEEDD AS NECESSARY, AND MULCHED ACCORDING TO SPECIFICATION IN THE VEGETATIVE PLAN TO MAINTAIN A VIGOROUS, DENSE VEGETATIVE COVER.
- ALL TEMPORARY EROSION CONTROL MEASURES WILL BE REMOVED UPON COMPLETION OF CONSTRUCTION AND STABILIZATION OF GRADES.



Call 72 Hours Before You Dig!
1-800-632-4949

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- CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES, USING FLAG MEN, ETC., AS NECESSARY TO ENSURE SAFETY OF THE PUBLIC.
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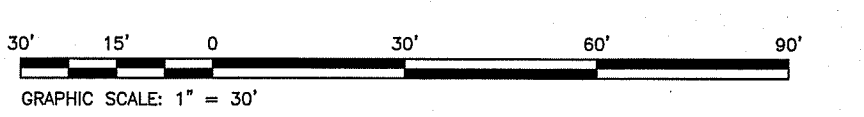
V:\DRAWINGS\07-160-Beaufort\Yacht Club\HOTEL\2017\17 SHEETS\GRADING & UTILITIES.dwg Thu, Oct 10, 2019 1:33pm RWELLS



NOTE TO CONTRACTOR: CONTACT PROJECT ENGINEER IN CASE OF CONFLICT BETWEEN 15" RCP(OUT OF CB#5) & 10" FORCE MAIN. 15" RCP MIGHT NEED TO BE RUN AT A STEEPER GRADE OR LOWERING OF FORCE MAIN MAY BE REQUIRED.

- REVISED: 10-08-19 (NCDOT COMMENTS)(NRW) REVISED DRIVES ON NORTH & SOUTH OF CEDAR STREET
- REVISED: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW) UPDATED BOUNDARY ON CEDAR STREET TO REFLECT R/W CONVEYANCE
- REVISED: 07-16-19 (TOWN OF BEAUFORT COMMENTS)(NRW) REVISED CONTOURS AND ELEVATIONS UPDATED DESCRIPTIONS FOR EX. CONDITIONS ADDED & REVISED STORM PIPE ADDED 15" DRAINAGE EASEMENT RELOCATED FDC CONNECTION

DISTURBED AREA = 2.2 ACRES



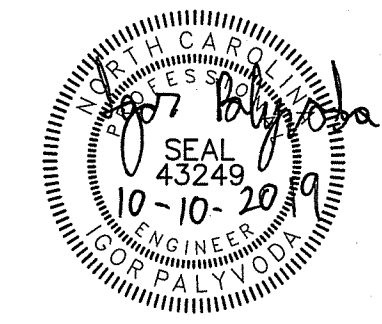
SHEET 6 OF 12
HOTEL & AMENITIES GRADING, PAVING, STORM DRAINAGE, EROSION CONTROL & UTILITIES PLAN

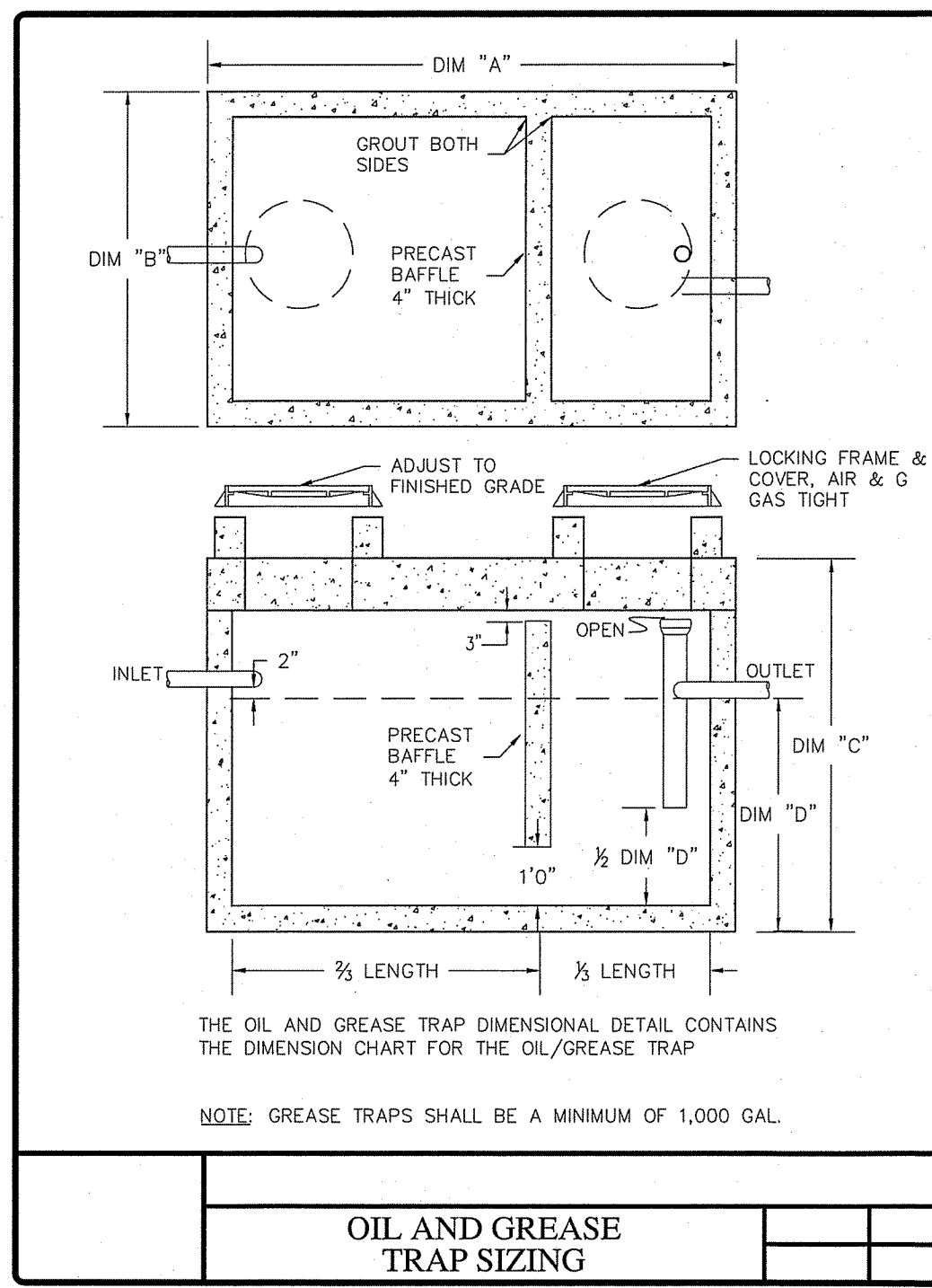
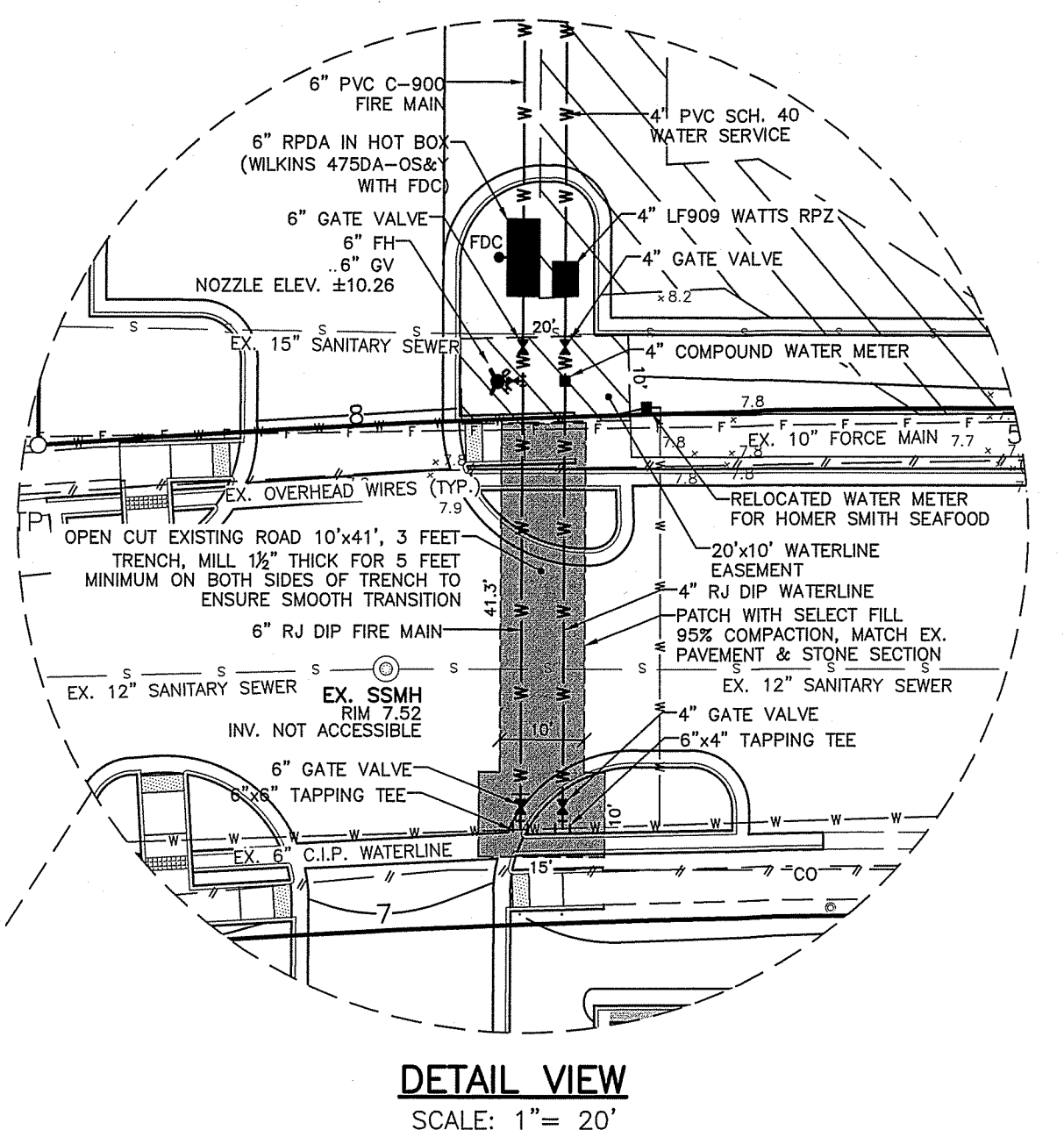
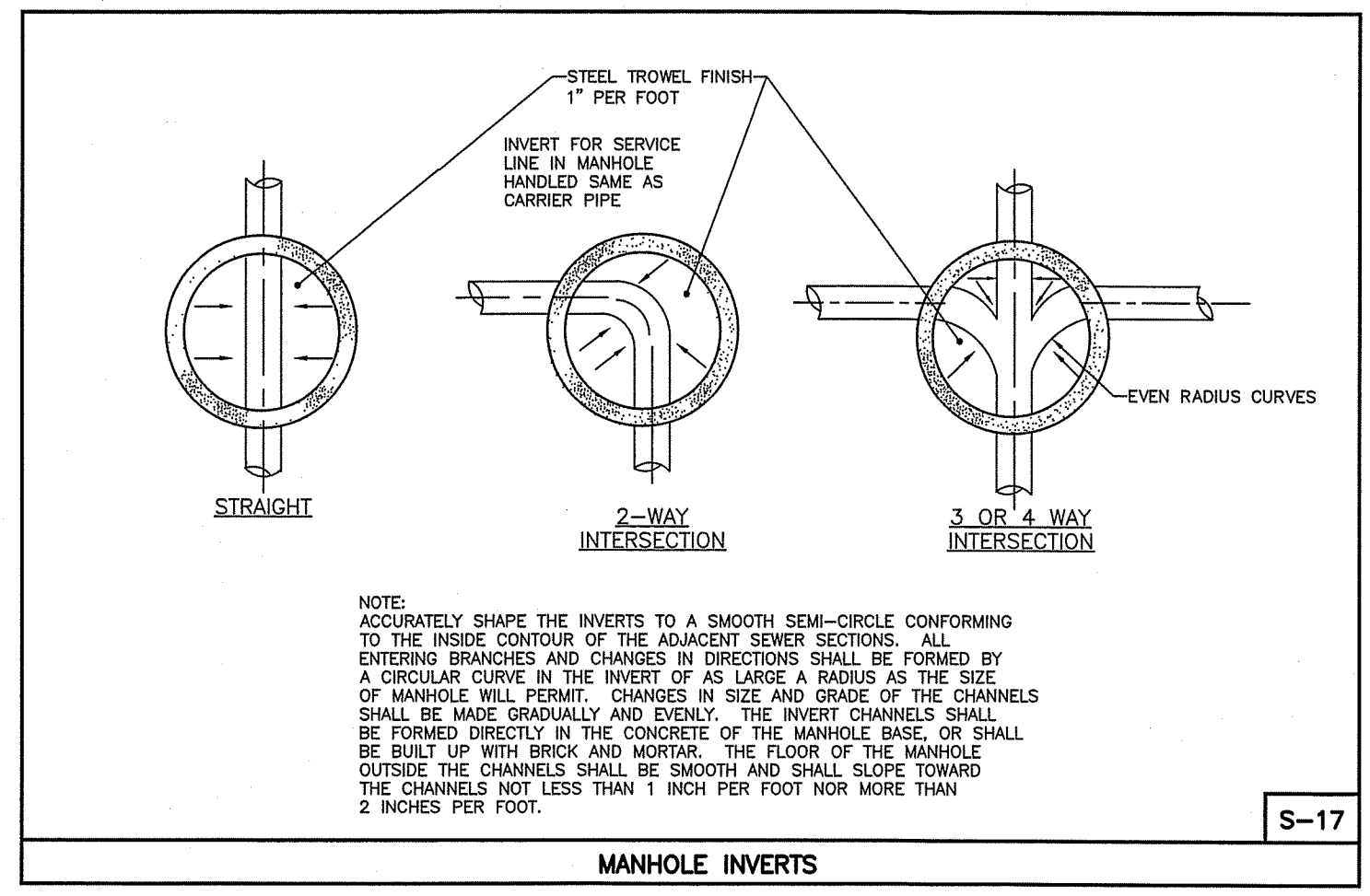
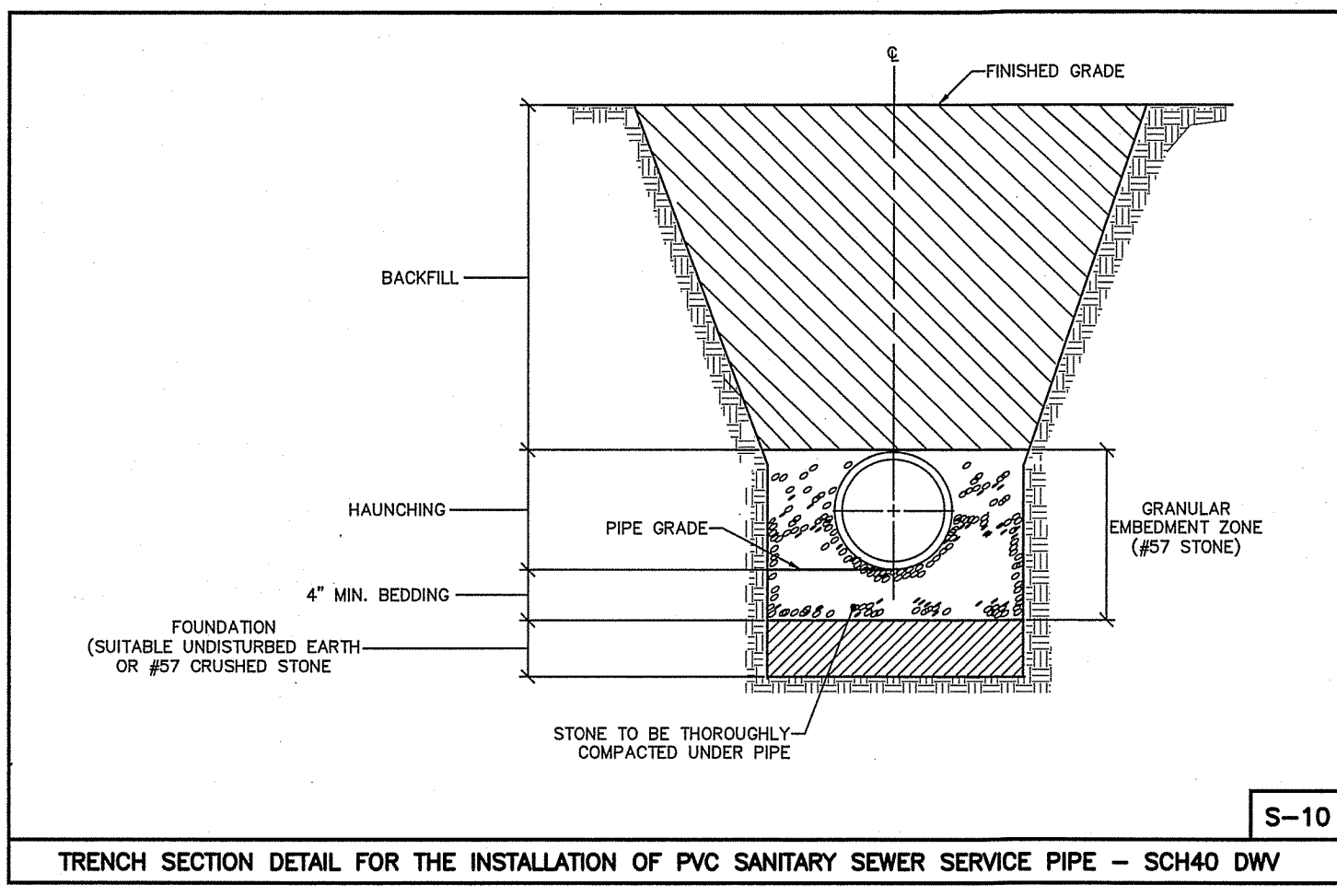


PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC ADDRESS: P.O. BOX 14165 NEW BERN, NC 28561 PHONE: (252) 635-7476	OWNER: BETTY APPERSON ADDRESS: P.O. BOX 625 LAGRANGE, NC 28551 PHONE: (252) 559-0592
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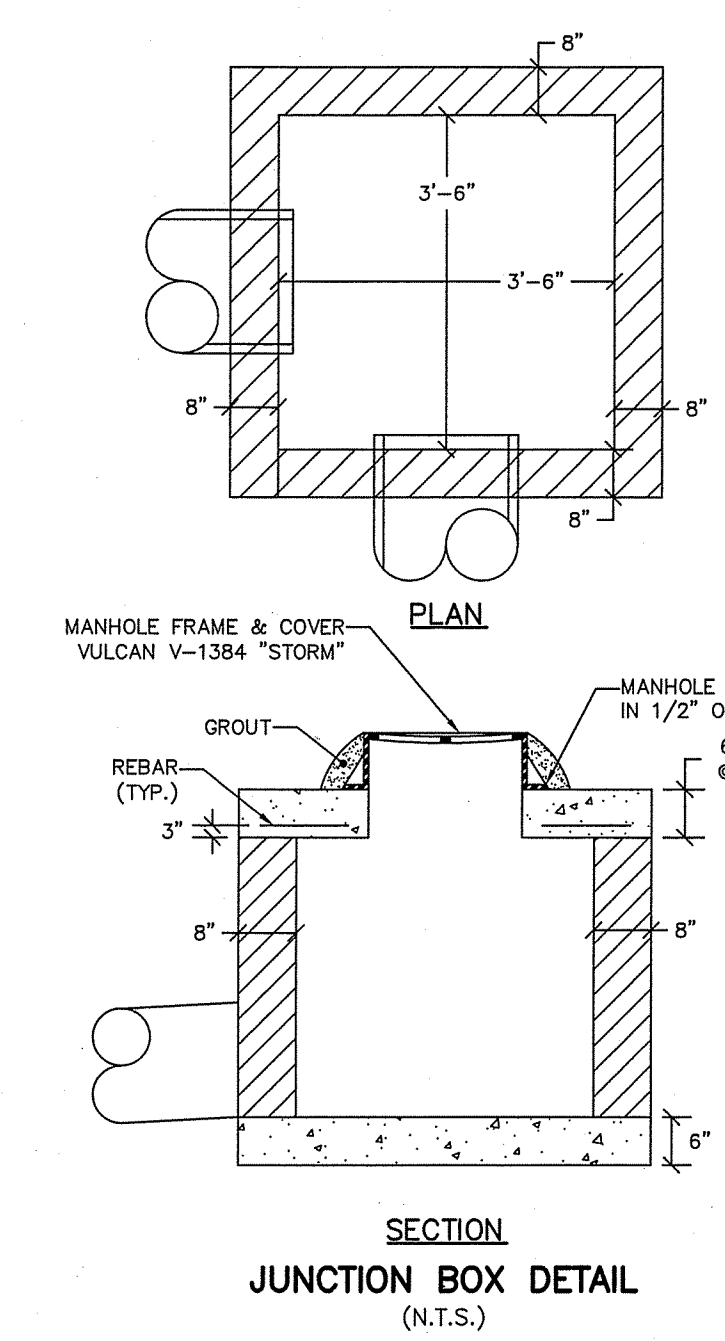
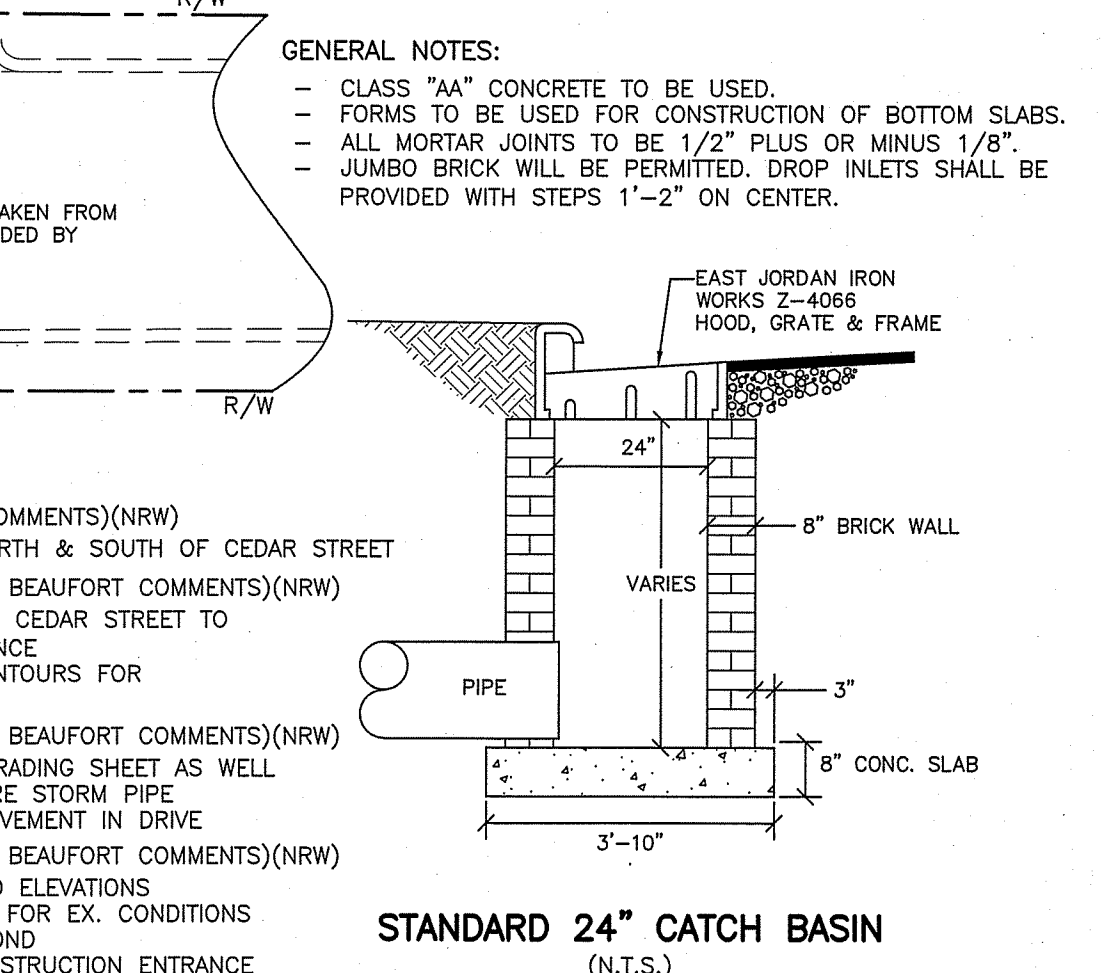
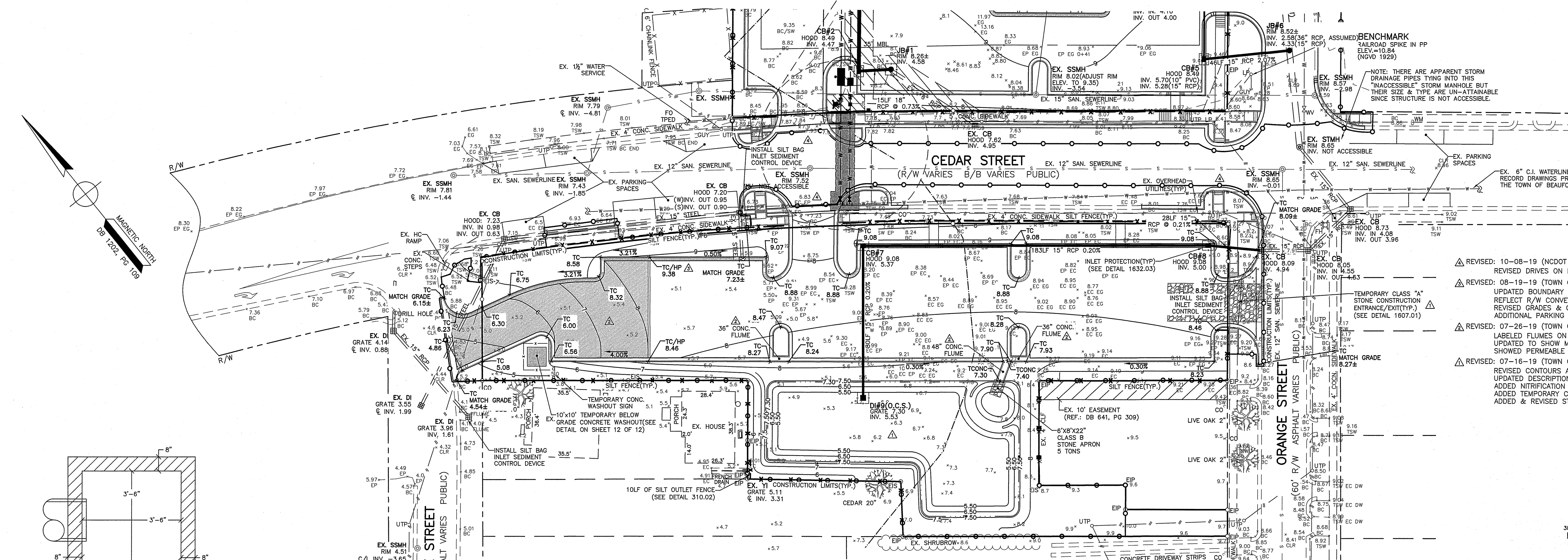
Baldwin Design Consultants, PA ENGINEERING - SURVEYING - PLANNING 1700-D EAST ARLINGTON BOULEVARD GREENVILLE, NC 27659 252.756.1390	DESIGNED: IP DRAWN: NRW CHECKED: IP/MWB	APPROVED: IP DATE: 06/20/19 SCALE: 1" = 30'
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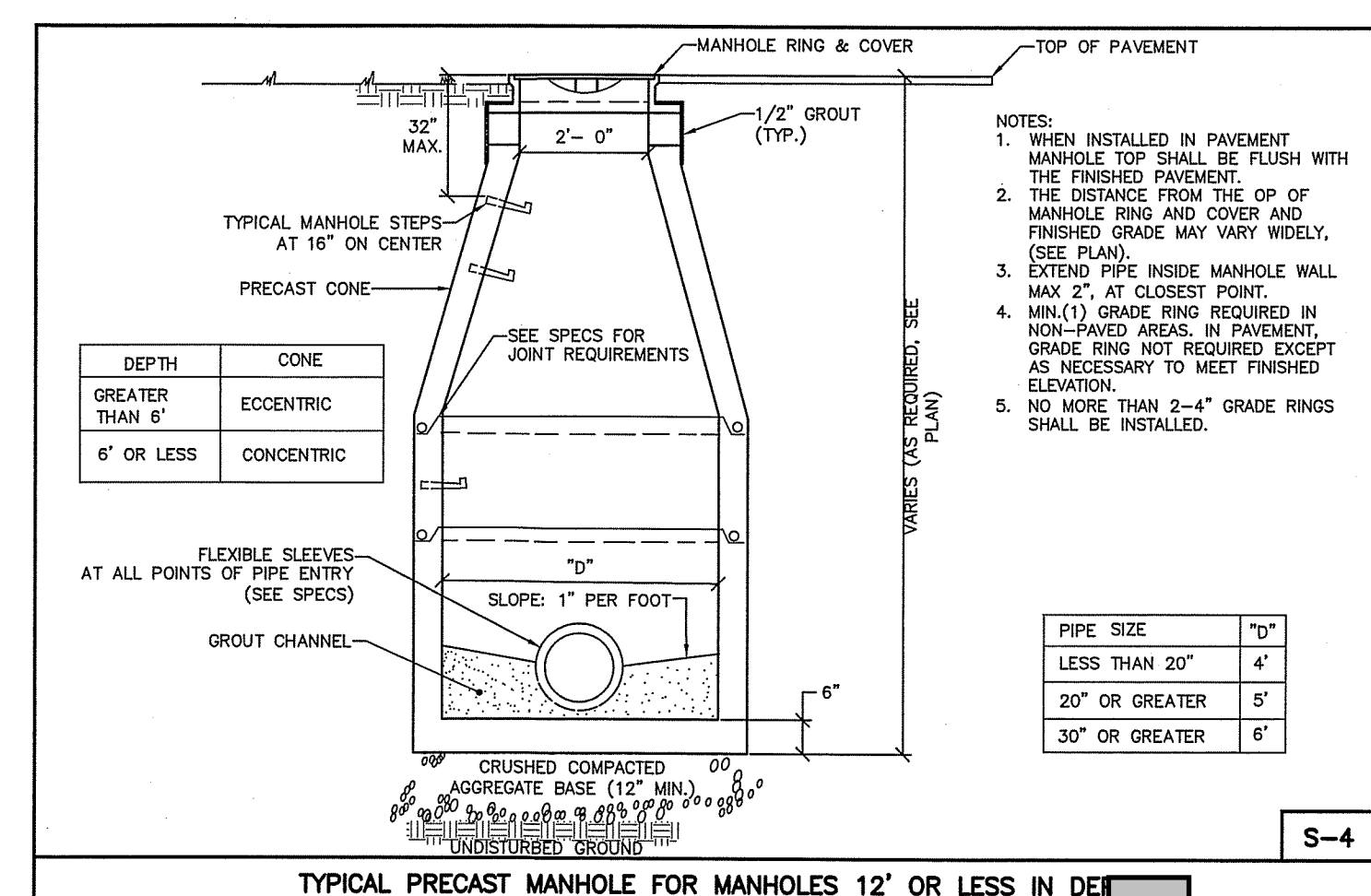


OIL AND GREASE TRAP DIMENSION CHART				
CAP (GAL.)	DIM "A"	DIM "B"	DIM "C"	DIM "D"
1000	9'0"	5'0"	7'2"	4'2"
1250	9'0"	5'0"	7'2"	5'2"
1500	11'2"	5'8"	7'2"	4'4"
1750	11'2"	5'8"	7'2"	4'11"
2000	12'8"	6'8"	8'0"	4'7"
2500	12'8"	6'8"	8'0"	5'6"
2750	12'8"	6'8"	8'0"	6'0"
3000	15'7"	9'7"	8'6.5"	5'0"
4000	15'7"	9'7"	8'6.5"	6'3"
5000	19'11"	9'11"	8'11"	6'2"
6000	19'11"	9'11"	10'5"	7'2"

NOTES:
 1. CONCRETE: 28 DAY $f_c=4500$ psi
 2. REBAR: ASTM A-615 GRADE 60
 3. MESH: ASTM A-185 GRADE 65
 4. DESIGN: ACI 318-83 BUILDING CODE ASTM C-857 MINIMUM STRUCTURAL DESIGN LOADS FOR UNDERGROUND PRECAST CONCRETE UTILITY STRUCTURES
 5. LOADS: H-20 TRUCK WHEEL WITH 30% IMPACT PER AASHTO
 6. FILL WITH CLEAN WATER PRIOR TO START UP OF SYSTEM
 7. CONTRACTOR TO SUPPLY AND INSTALL ALL PIPING, SANITARY TEES, AND 4\"/>

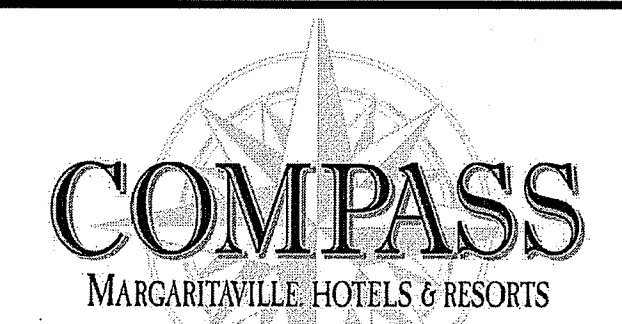
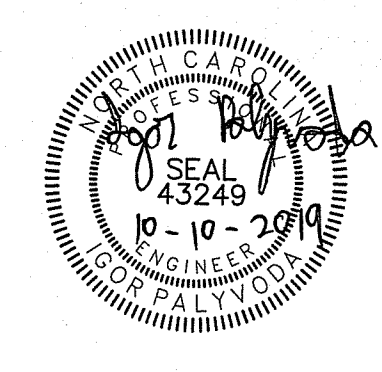


GENERAL NOTES:
 -CLASS "AA" CONCRETE TO BE USED.
 -FORMS TO BE USED FOR CONSTRUCTION OF BOTTOM SLABS.
 -ALL MORTAR JOINTS TO BE 1/2" PLUS OR MINUS 1/8".
 -JUMBO BRICK WILL BE PERMITTED, DROP INLETS SHALL BE PROVIDED WITH STEPS 1'-2" ON CENTER.



North 811
 Carolina
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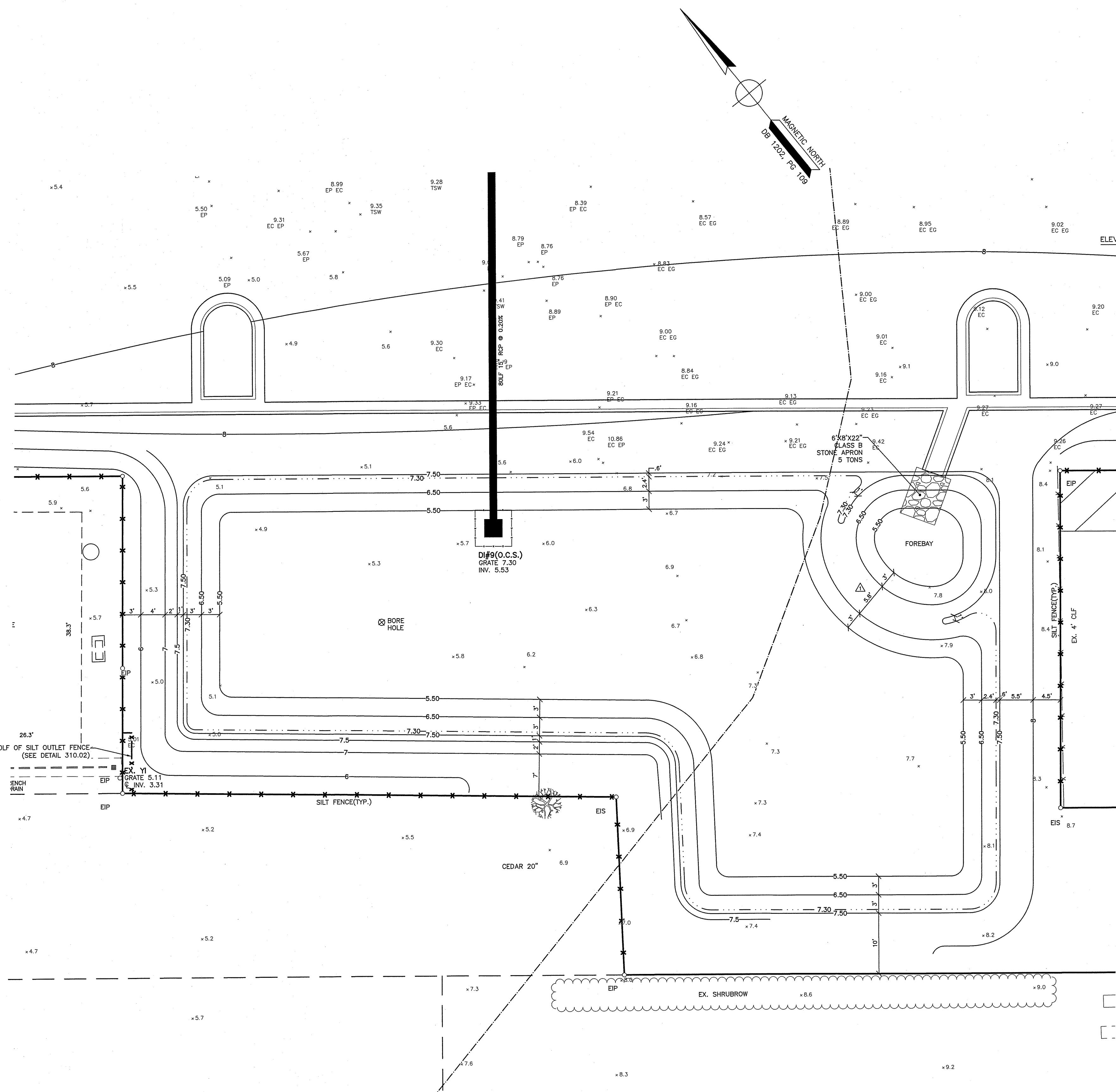
PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
 BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

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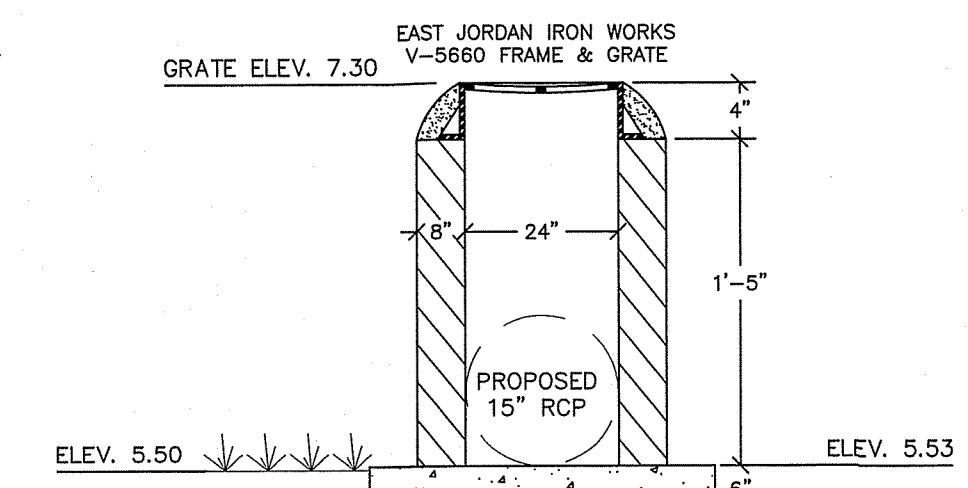
OWNER: BETTY APPERSON
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 LAGRANGE, NC 28551
 PHONE: (252) 559-0592

Baldwin Design Consultants, PA
 ENGINEERING - SURVEYING - PLANNING
 1700-D EAST ARLINGTON BOULEVARD
 GREENVILLE, NC 27638 252.756.1390

DESIGNED: IP APPROVED: IP
 DRAWN: NRW DATE: 06/20/19
 CHECKED: IP/MWB SCALE: 1" = 30'



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DROP INLET #9 (OUTLET CONTROL STRUCTURE)
 24"x24" INSIDE DIMENSION (N.T.S.)

STATE OF NORTH CAROLINA
 DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 RALEIGH, N.C.

ENGLISH STANDARD DRAWING FOR
BRICK JUNCTION BOX
 (WITH OPTIONAL MANHOLE)
 12" THRU 60" PIPE

SECTION X-X
 SEE STANDARD 840.54 FOR MANHOLE COVER & FRAME OPTIONAL.
 BRICK MAY BE USED TO ADJUST FRAME & COVER TO SURFACE ELEVATION MAX. 1"

SECTION Y-Y
 SEE STANDARD 840.54 FOR MANHOLE COVER & FRAME OPTIONAL.
 BRICK MAY BE USED TO ADJUST FRAME & COVER TO SURFACE ELEVATION MAX. 1"

OUTLET ELEVATION

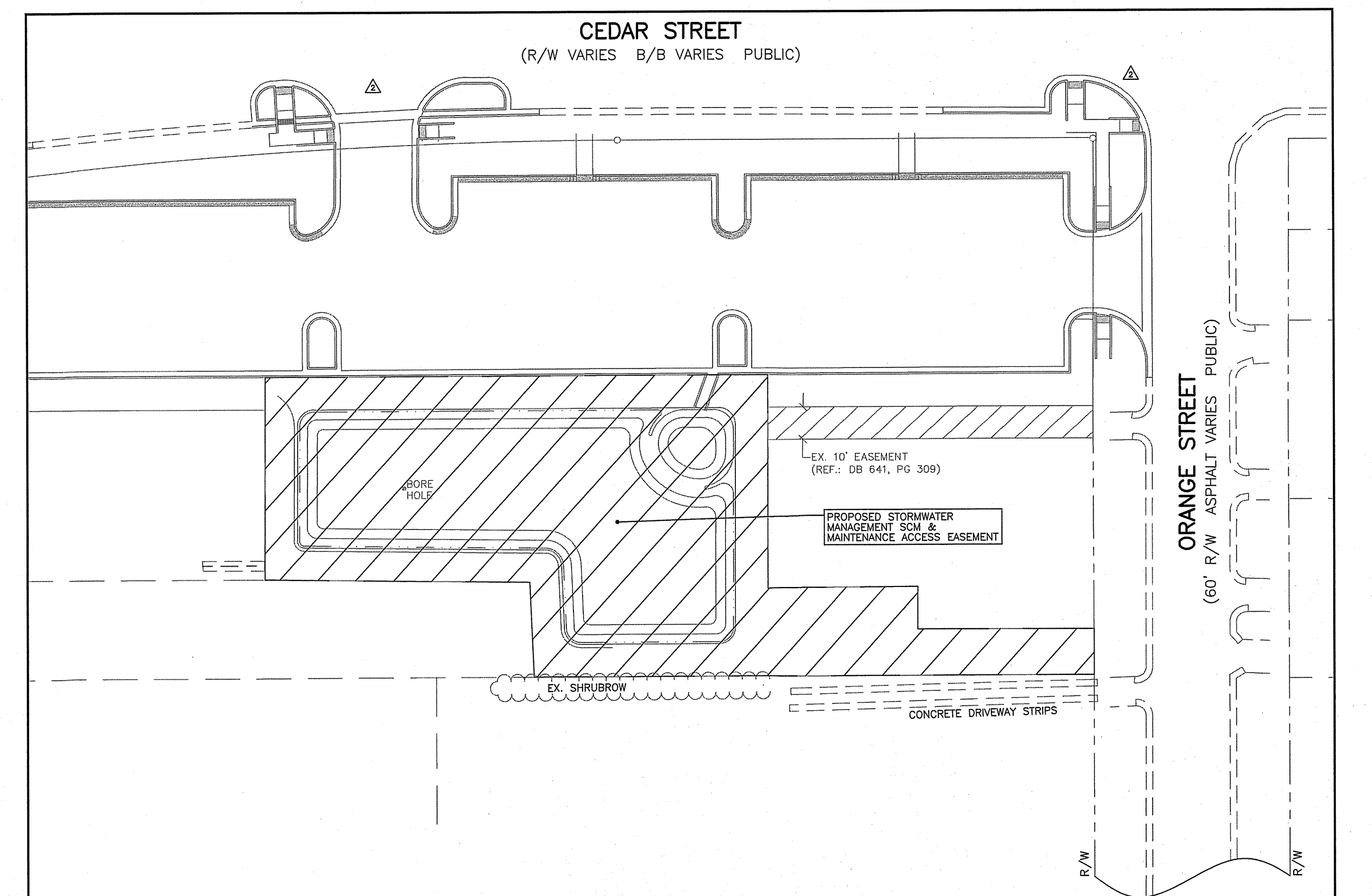
SECTION C-C OR D-D

DOWEL

GENERAL NOTES:
 CHAMFER ALL EXPOSED CORNERS 1".
 USE CLASS "B" CONCRETE THROUGHOUT.
 USE #4 BAR DOWELS AT 12" CENTERS.
 MORTAR JOINTS 3/4" x 1/2" THICK.
 CONCRETE TOO ALL EXPOSED JOINTS.
 SOLID CONCRETE BLOCKS MAY BE USED IN LIEU OF CLAY BRICK.
 JUMBO BRICK WILL BE PERMITTED. CONCRETE BRICK OR 4" SOLID CONCRETE BLOCKS MAY BE USED IN LIEU OF CLAY BRICK.
 FOR 8"-Ø" IN HEIGHT OR LESS, USE 8" WALL. OVER 8"-Ø" IN HEIGHT, USE 12" WALL OR 8"-Ø" FROM TOP OF WALL; AND 8" WALL FOR THE REMAINING 8"-Ø". ADJUST DIMENSIONS AND QUANTITIES ACCORDINGLY.
 IF REINFORCED CONCRETE PIPE IS SET IN BASE SLAB OF BOX, ADD TO SIZE AS SHOWN ON STANDARD NO. 840.00.
 PROVIDE ALL JUNCTION BOXES OVER 3'-6" IN DEPTH WITH STEPS 12" OR CENTERS IN ACCORDANCE WITH STD. NO. 840.66.
 ADJUST THE STEEL, CONCRETE AND BRICK MASONRY QUANTITIES TO INCLUDE THE POSITION OF THE MANHOLE (I.E. STANDARD BARS REQUIRED AROUND OPENING IN TOP SLAB, ADDITIONAL VARIABLE HEIGHT BRICK MASONRY, OPENING IN TOP SLAB.)
 MAX. DEPTH OF THIS STRUCTURE FROM TOP OF BOTTOM SLAB TO TOP ELEVATION IS 18 FEET.

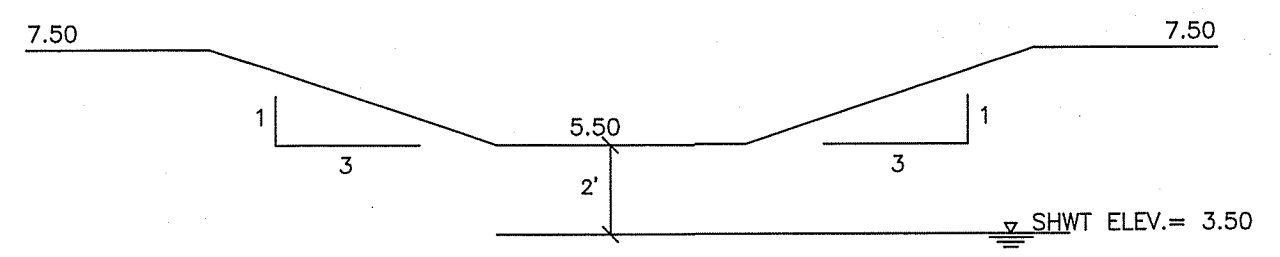
DIMENSIONS OF BOX AND PIPE		REINFORCEMENT BARS		TOP SLAB DIMENSIONS		CONC. BRICK MASONRY		REDUCTIONS FOR ONE PIPE DIA. (IN.)	
D	H	N.	L.	D.	F.	CONC.	BRICK	REDUCTION	C.S.
18"	2'-0"	2'-0"	2'-0"	12	3'-11"	3'-4"	3'-4"	0.412	0.291
18"	2'-0"	2'-0"	2'-0"	12	3'-11"	3'-4"	3'-4"	0.412	0.291
18"	2'-0"	2'-0"	2'-0"	12	3'-11"	3'-4"	3'-4"	0.412	0.291
24"	3'-0"	3'-0"	3'-0"	18	4'-11"	4'-4"	4'-4"	0.866	0.582
30"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
36"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
42"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
48"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
54"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
60"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866
66"	4'-0"	4'-0"	4'-0"	24	5'-11"	5'-4"	5'-4"	1.320	0.866

SHEET 1 OF 1
840.32



▲ REVISED: 10-08-19 (NCDOT COMMENTS)(NRW)
 REVISED DRIVES ON SOUTH OF CEDAR STREET

▲ REVISED: 08-19-19 (ENGINEER'S COMMENTS)(NRW)
 REVISED CONTOURS IN INFILTRATION BASIN



INFILTRATION BASIN DETAIL
 SCALE: 1" = 10'

INFILTRATION BASIN-CONSTRUCTION SCHEDULE:

- EXCAVATE INFILTRATION BASIN AREA TO ROUGH BASE ELEVATION DURING CONSTRUCTION. THE INFILTRATION BASIN IS TO BE USED AS SEDIMENT BASIN DURING CONSTRUCTION.
- INSTALL EROSION CONTROL MEASURES TO STABILIZE INFILTRATION BASIN AREA.
- WHEN THE SITE HAS BEEN STABILIZED WITH TEMPORARY SEEDING, CABG AND CURB AND GUTTER, CLEAN SEDIMENT OUT OF INFILTRATION BASIN.
- PERMANENT SEED BANKS AND SLOPES OF BERM AND INFILTRATION BASIN AREA.

NOTE: THE SOILS ON THIS PROPERTY ARE COMPOSED ENTIRELY OF LEON-URBAN LAND COMPLEX(LU), WHICH BELONGS TO HYDROLOGIC SOIL GROUP A. THE SEASONAL HIGH WATER TABLE WAS DETERMINED TO BE ON AT AN ELEVATION OF 3.50.

CUSTOM STAGE DATA (CONIC):

ELEVATION (ft)	SURFACE AREA (ft ²)	INC. STORE (ft ³)	CUM. STORE (ft ³)
5.50	4,492	0	0
6.50	5,589	5,031	5,031
7.30	6,536	4,845	9,876
7.50	7,345	1,387	11,263

MAINTENANCE NOTES:

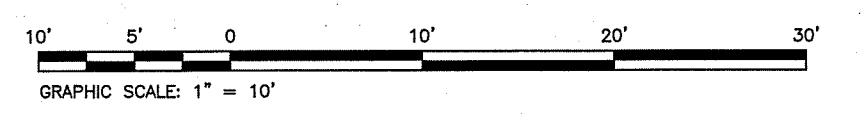
- THE DRAINAGE AREA WILL BE CAREFULLY MANAGED TO REDUCE THE SEDIMENT LOAD TO THE INFILTRATION BASIN.
- NO PORTION OF THE INFILTRATION BASIN WILL BE FERTILIZED AFTER THE INITIAL FERTILIZATION THAT IS REQUIRED TO ESTABLISH THE VEGETATION. LIME MAY BE ALLOWED IF VEGETATION IS PLANTED ON THE SURFACE OF THE INFILTRATION SYSTEM AND A SOIL TEST SHOWS THAT IT IS NEEDED.
- THE VEGETATION IN AND AROUND THE BASIN WILL BE MAINTAINED AT A HEIGHT OF FOUR TO SIX INCHES.

AFTER THE INFILTRATION BASIN IS ESTABLISHED, IT WILL BE INSPECTED ONCE A QUARTER AND WITHIN 24 HOURS AFTER EVERY STORM EVENT GREATER THAN 1.5 INCHES. RECORDS OF OPERATION AND MAINTENANCE WILL BE KEPT IN A KNOWN SET LOCATION AND WILL BE AVAILABLE UPON REQUEST.



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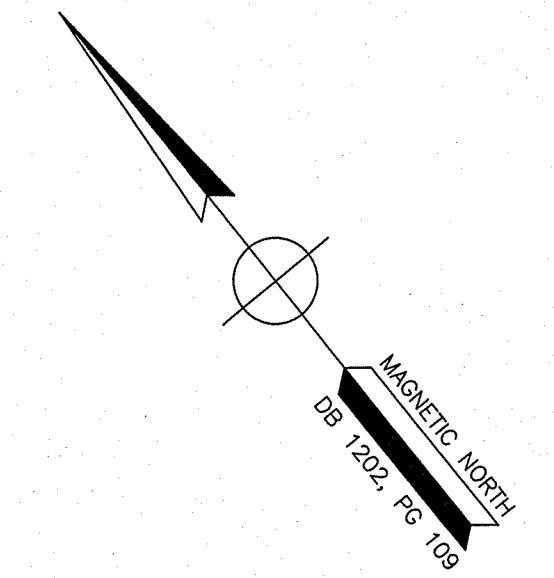


SHEET 8 OF 12
 STORMWATER MANAGEMENT PLAN & DETAILS



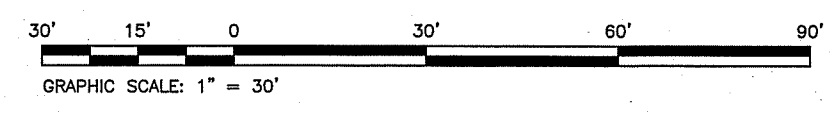
PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
 BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC ADDRESS: P.O. BOX 14165 NEW BERN, NC 28561 PHONE: (252) 635-7476	OWNER: BETTY APPERSON ADDRESS: P.O. BOX 625 LAGRANGE, NC 28551 PHONE: (252) 559-0592
Baldwin Design Consultants, PA ENGINEERING - SURVEYING - PLANNING 1700-D EAST ARLINGTON BOULEVARD GREENVILLE, NC 27659 252.756.1390	DESIGNED: IP DRAWN: NRW CHECKED: IP DATE: 06/20/19 SCALE: 1" = 00'



- LEGEND**
- PROPOSED LIVE OAK
 - PROPOSED FLOWERING DOGWOOD
 - PROPOSED WAX MYRTLE
 - PROPOSED AMERICAN HOLLY
 - PROPOSED DWARF AZALEA, COASTAL

- ▲ REVISED: 10-08-19 (NCDOT COMMENTS)(NRW)
REVISED DRIVES ON NORTH & SOUTH OF CEDAR STREET
REVISED PUBLIC PARKING ALONG CEDAR STREET
- ▲ REVISED: 08-19-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
UPDATED BOUNDARY ON CEDAR STREET TO
REFLECT R/W CONVEYANCE



SHEET 9 OF 12
HOTEL & AMENITIES SITE VEGETATION PLAN



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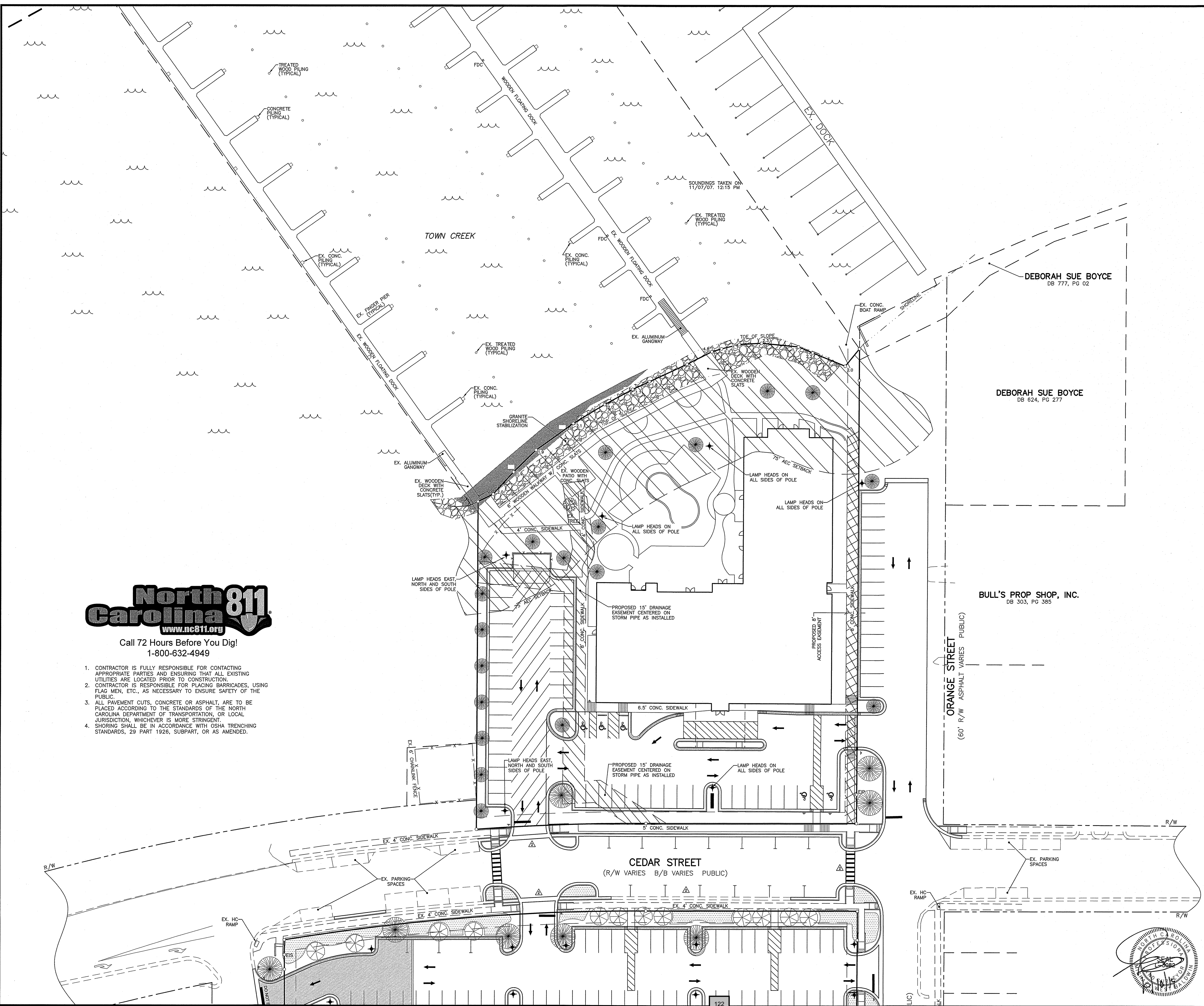
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	DRAWN: NRW	DATE: 06/20/19
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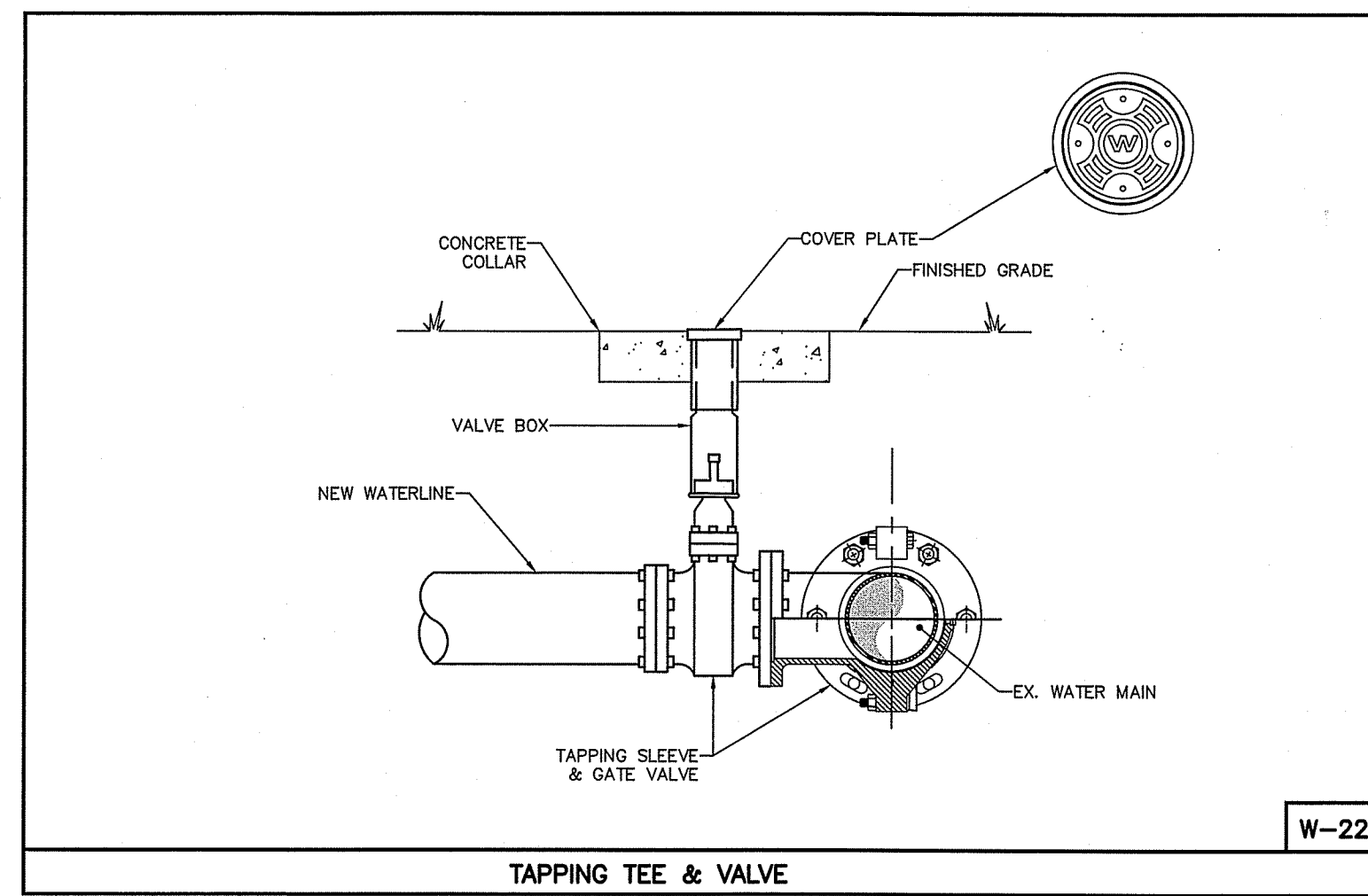
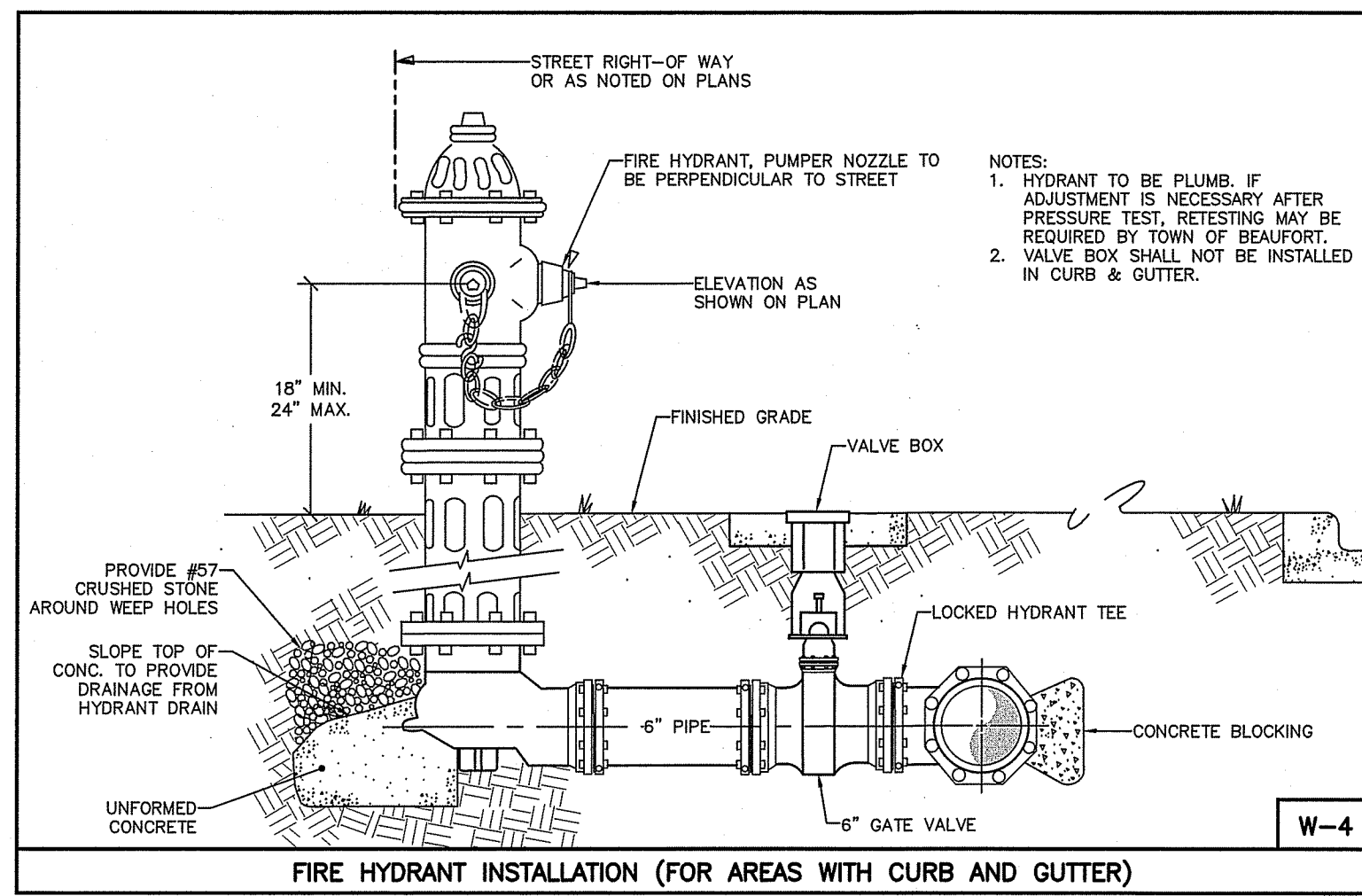


Call 72 Hours Before You Dig!
1-800-632-4949

1. CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE PARTIES AND ENSURING THAT ALL EXISTING UTILITIES ARE LOCATED PRIOR TO CONSTRUCTION.
2. CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES, USING FLAG MEN, ETC., AS NECESSARY TO ENSURE SAFETY OF THE PUBLIC.
3. ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE PLACED ACCORDING TO THE STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, OR LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.
4. SHORING SHALL BE IN ACCORDANCE WITH OSHA TRENCHING STANDARDS, 29 PART 1926, SUBPART, OR AS AMENDED.

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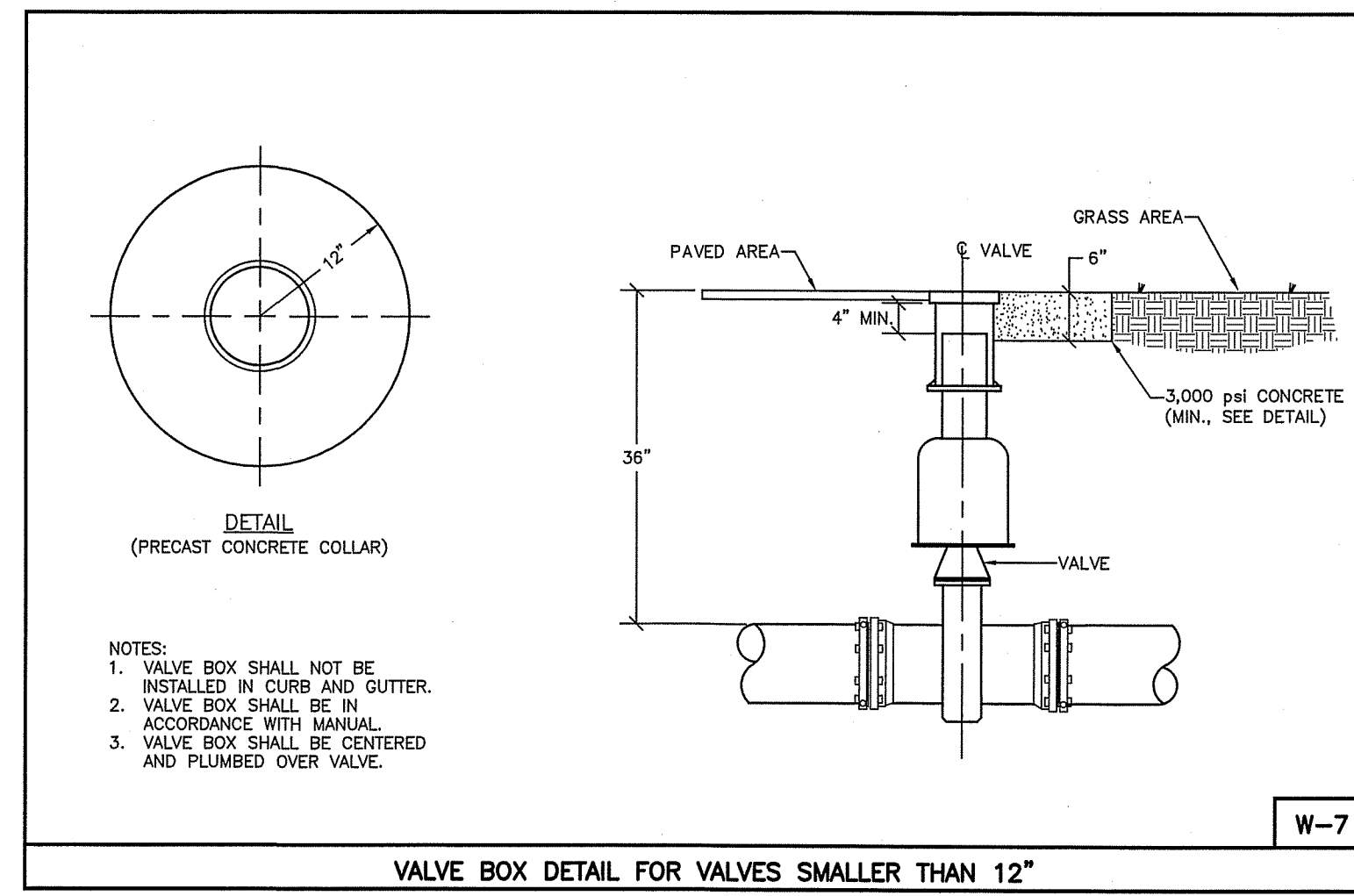
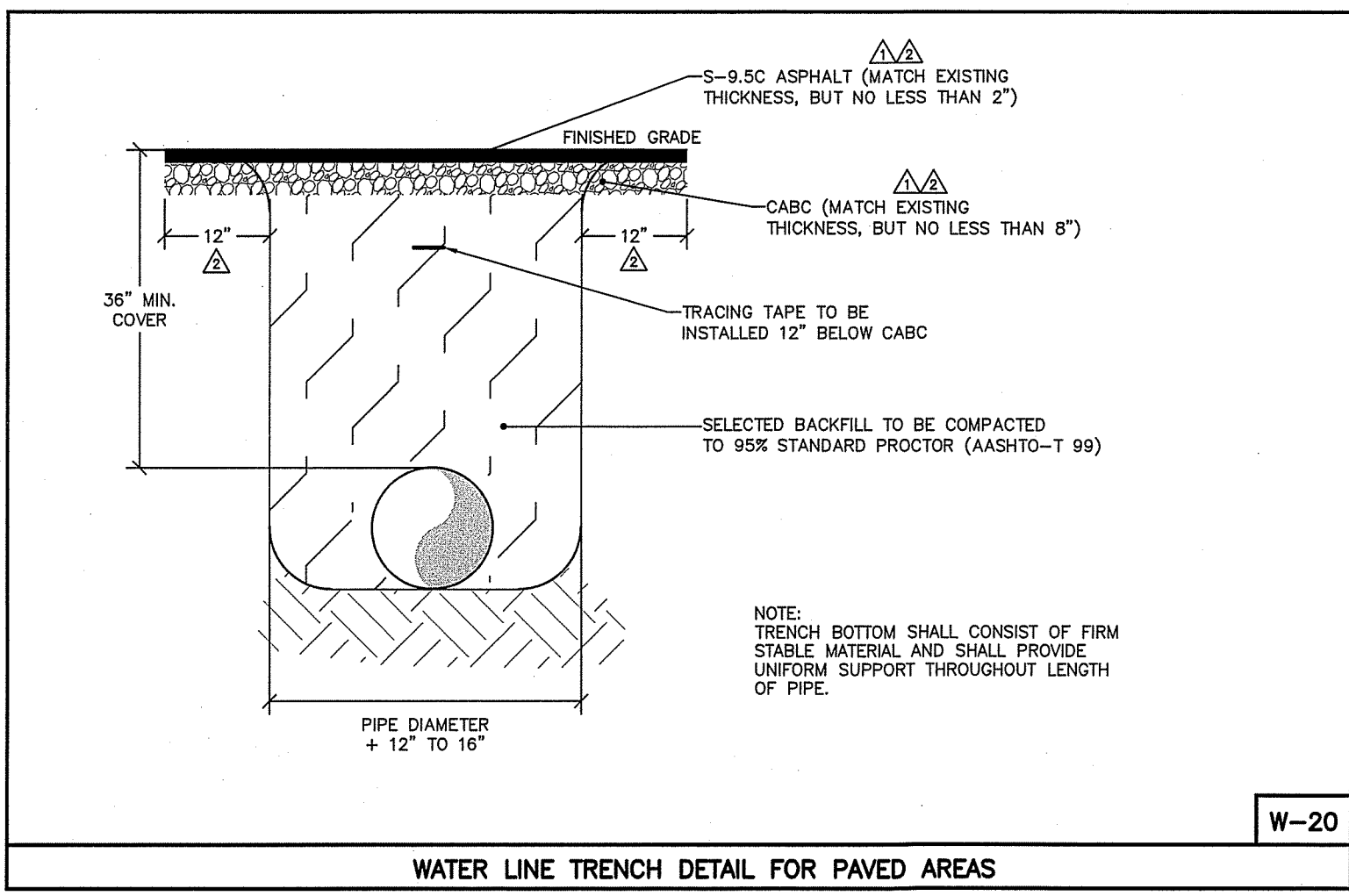
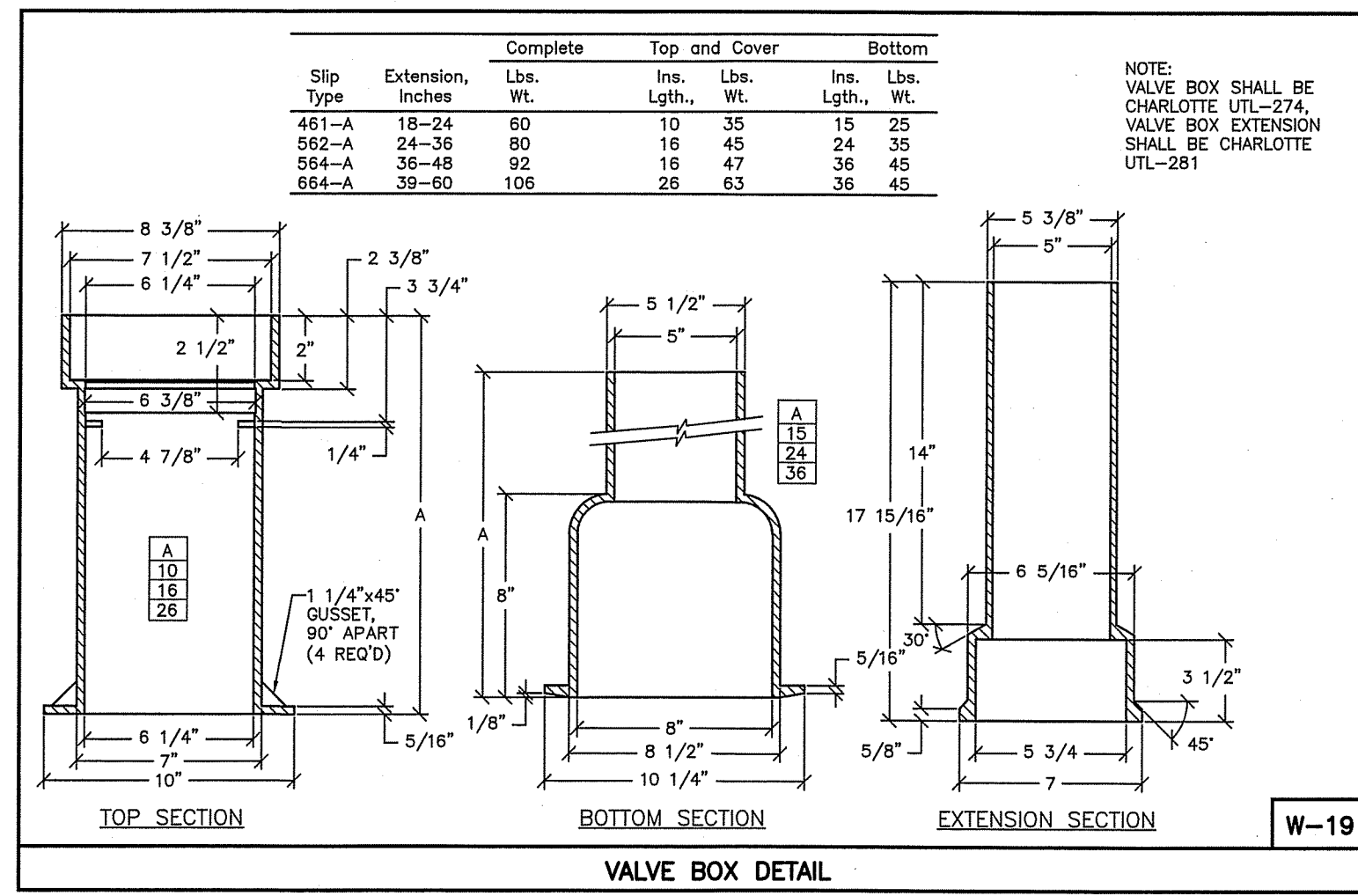
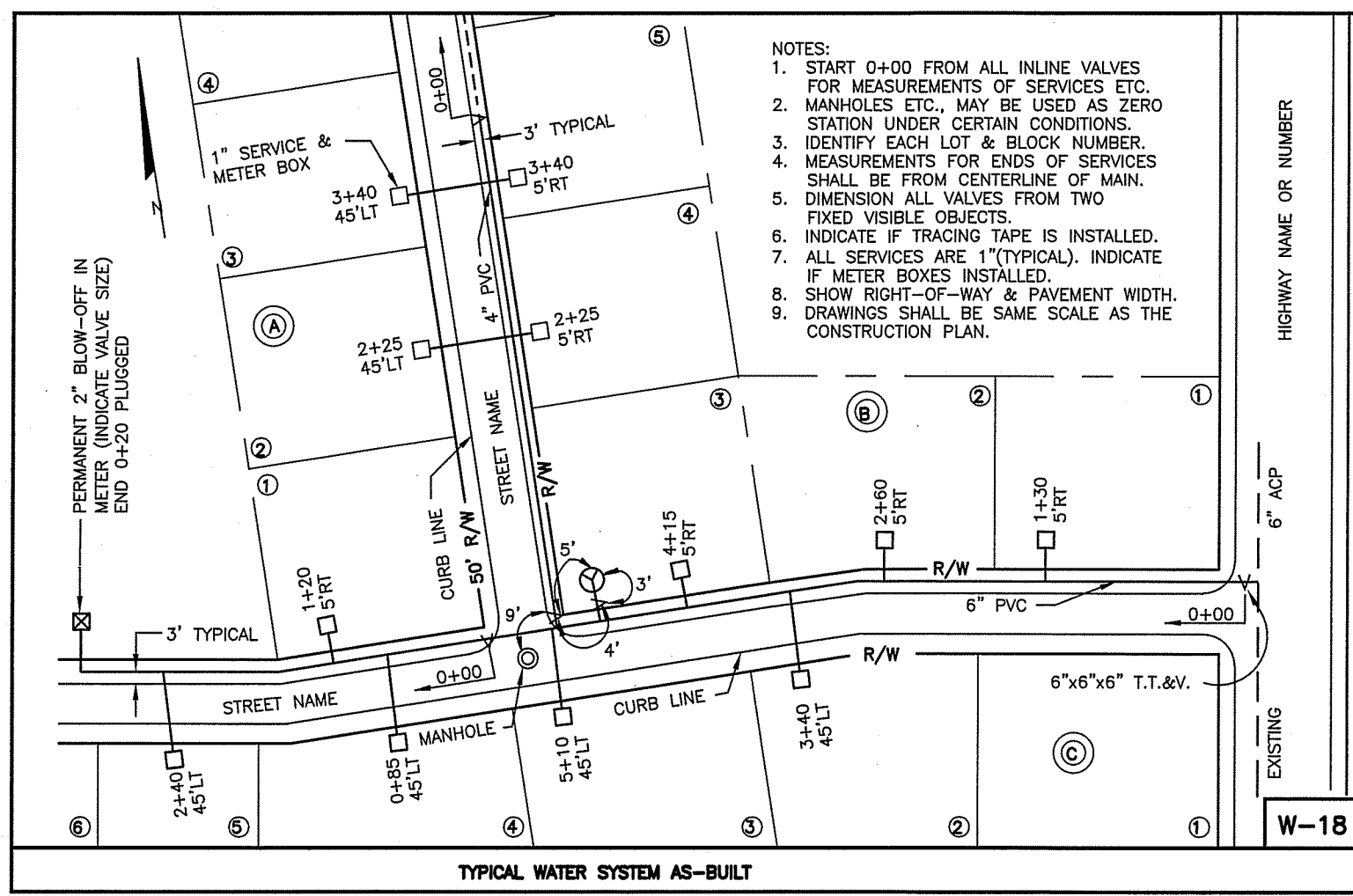
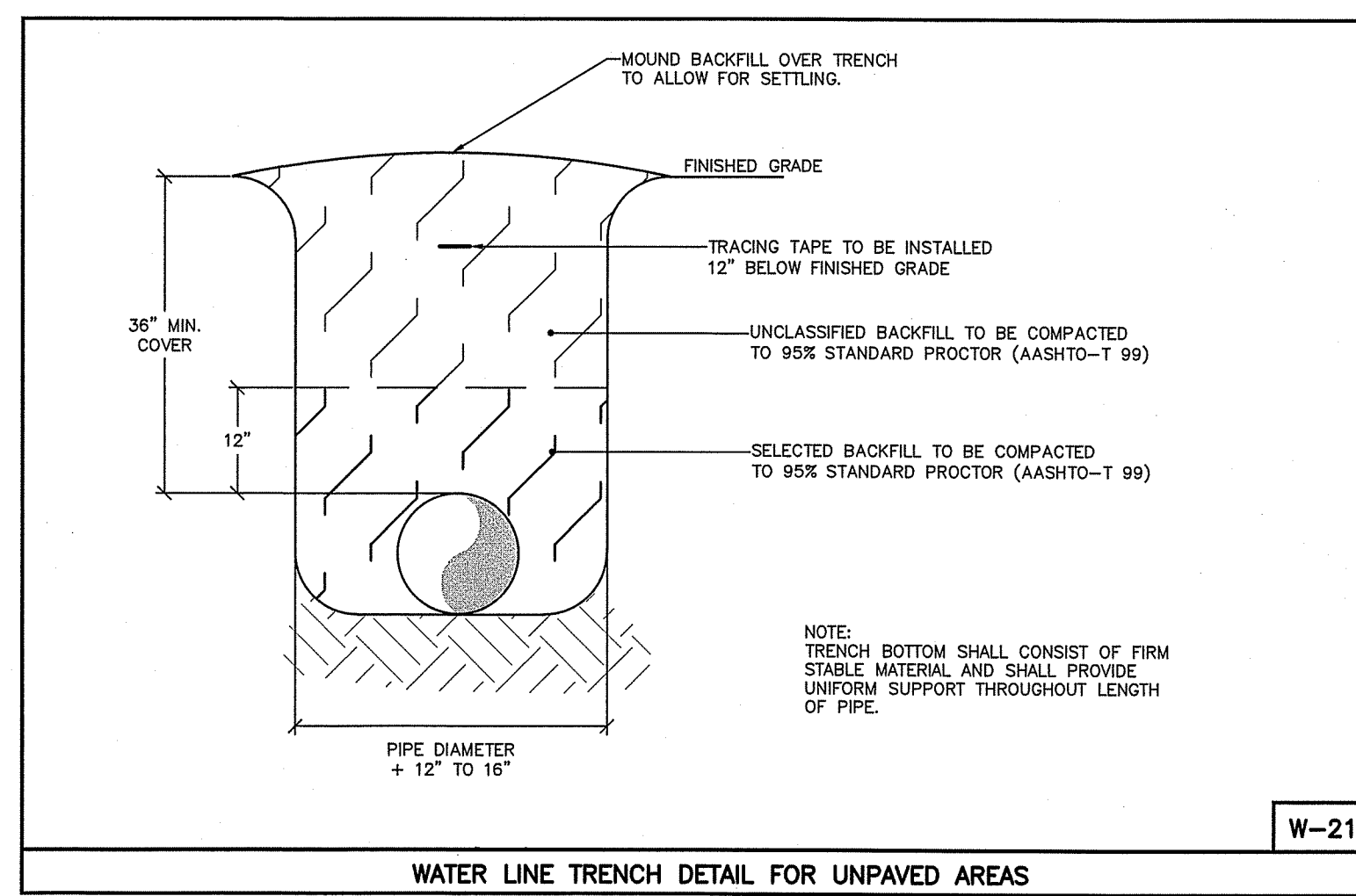




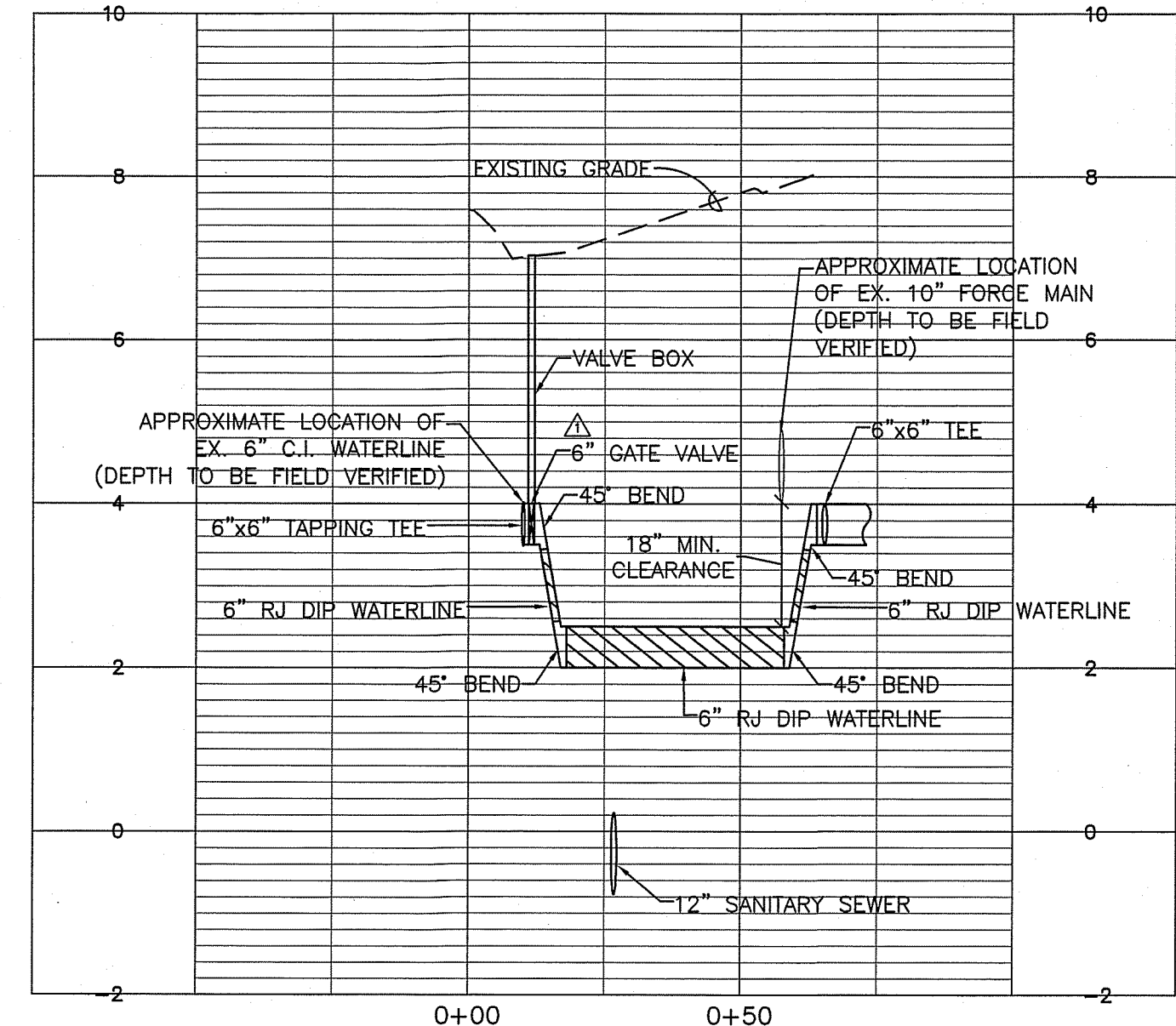
RESULTANT THRUST AT FITTING AT 150 PSI WATER PRESSURE

PIPE DIA.	TOTAL POUNDS						
	90° BEND	45° BEND	22-1/2° BEND	11-1/4° BEND	THRU LINE CONNECTION, TEE	CROSS USED AS TEE	DIRECTION CHANGE, ELBOW
4"	2,700	3,800	2,100	1,100	530		
6"	5,600	8,000	4,300	2,200	1,100		
8"	9,700	13,600	7,400	3,800	1,900		
10"	14,900	20,500	11,100	5,700	2,900		
12"	20,500	29,000	15,700	8,000	4,000		
14"	27,600	39,000	21,100	11,000	5,400		
16"	35,700	50,400	27,300	14,000	7,000		
18"	44,800	63,400	34,400	17,500	8,800		
20"	55,000	77,000	42,100	21,500	10,800		
24"	78,500	110,000	60,000	31,600	15,400		
30"	120,600	170,600	92,300	47,100	23,600		
36"	172,800	244,400	132,300	67,500	33,900		
42"	233,300	330,000	178,600	91,000	45,700		
48"	304,000	430,000	232,700	118,600	59,600		
54"	384,100	543,200	294,000	149,000	75,300		

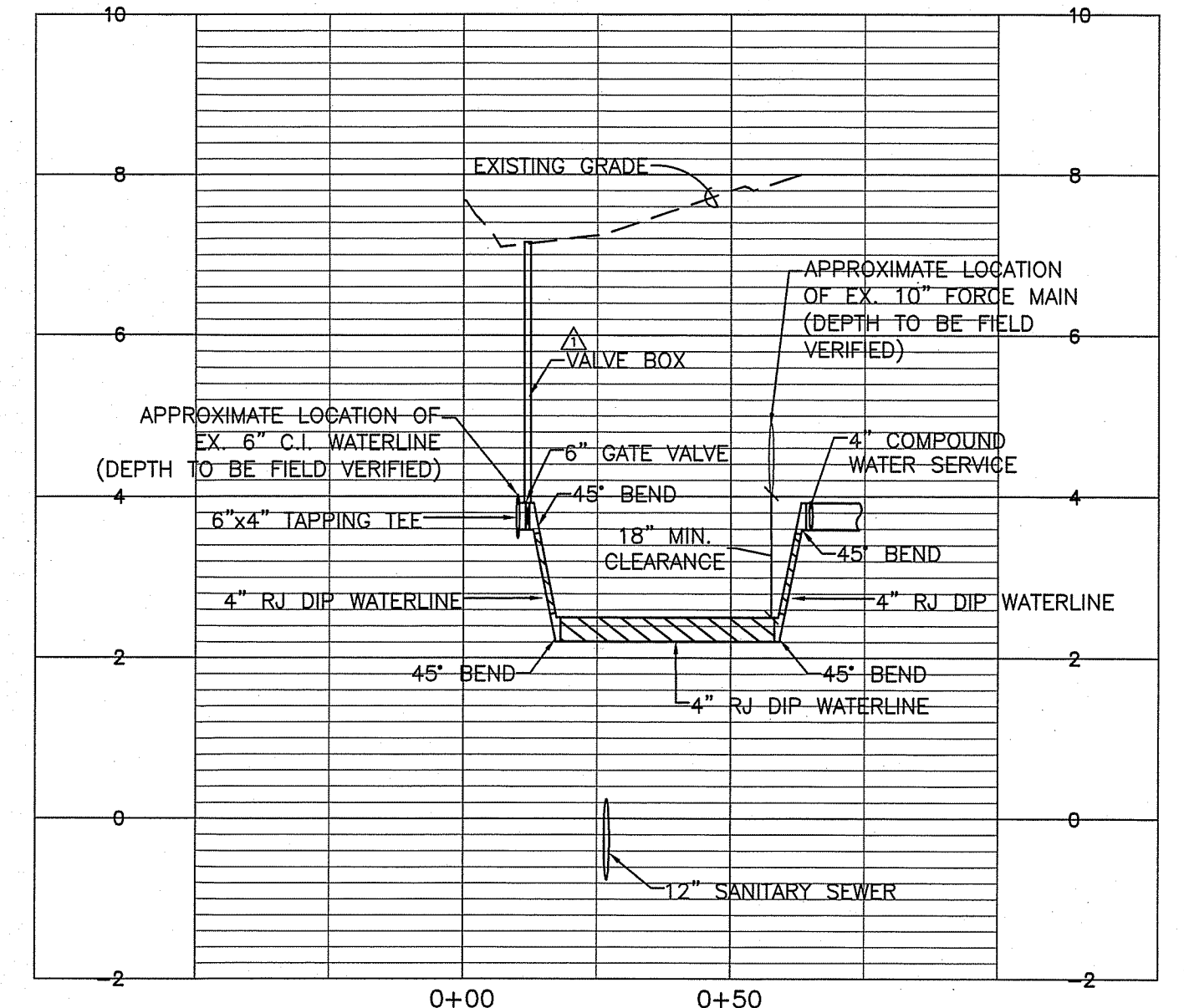
NOTES:
 1. POLYWRAP SHALL BE USED TO COVER FITTINGS AND BOLTS.
 2. TO DETERMINE THE SIZE OF A CONCRETE THRUST BLOCK, DIVIDE THE TOTAL FORCE BY THE BEARING VALUES OF THE SOIL. THE QUOTIENT WILL BE THE SIZE OF THE BEARING AREA OF THE THRUST BLOCK IN SQUARE FEET. APPROXIMATE VALUES FOR VARIOUS TYPES OF SOIL ARE LISTED IN TABLE.
 3. NO RESPONSIBILITY CAN BE ASSUMED FOR THE ACCURACY OF THE DATA IN THIS TABLE DUE TO THE WIDE VARIATION OF BEARING LOAD CAPABILITIES FOR EACH SOIL TYPE.



NOTE: SUBMIT TO THE PUBLIC UTILITIES DIRECTOR FOR APPROVAL MANUFACTURER'S DATA FOR ALL PROPOSED WATER AND SEWER VALVES, FITTINGS, HYDRANTS, PIPES, TUBING, ETC. THAT ARE TO BE DEDICATED TO AND MAINTAINED BY THE TOWN OF BEAUFORT PRIOR TO INSTALLATION.



FIRELINE CROSSING (CEDAR STREET)
 HORIZONTAL SCALE: 1" = 30'
 VERTICAL SCALE: 1" = 2'



WATERLINE CROSSING (CEDAR STREET)
 HORIZONTAL SCALE: 1" = 30'
 VERTICAL SCALE: 1" = 2'

REVISED: 07-26-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
 REVISED TRENCH DETAIL
 REVISED: 07-16-19 (TOWN OF BEAUFORT COMMENTS)(NRW)
 REVISED TRENCH FOR PAVED AREAS DETAIL
 REMOVED WATER MAIN ENCASUREMENT DETAIL
 SHOWED VALVE BOX IN PROFILE SECTIONS

SHEET 11 OF 12
 WATER SYSTEM DETAILS

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 BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

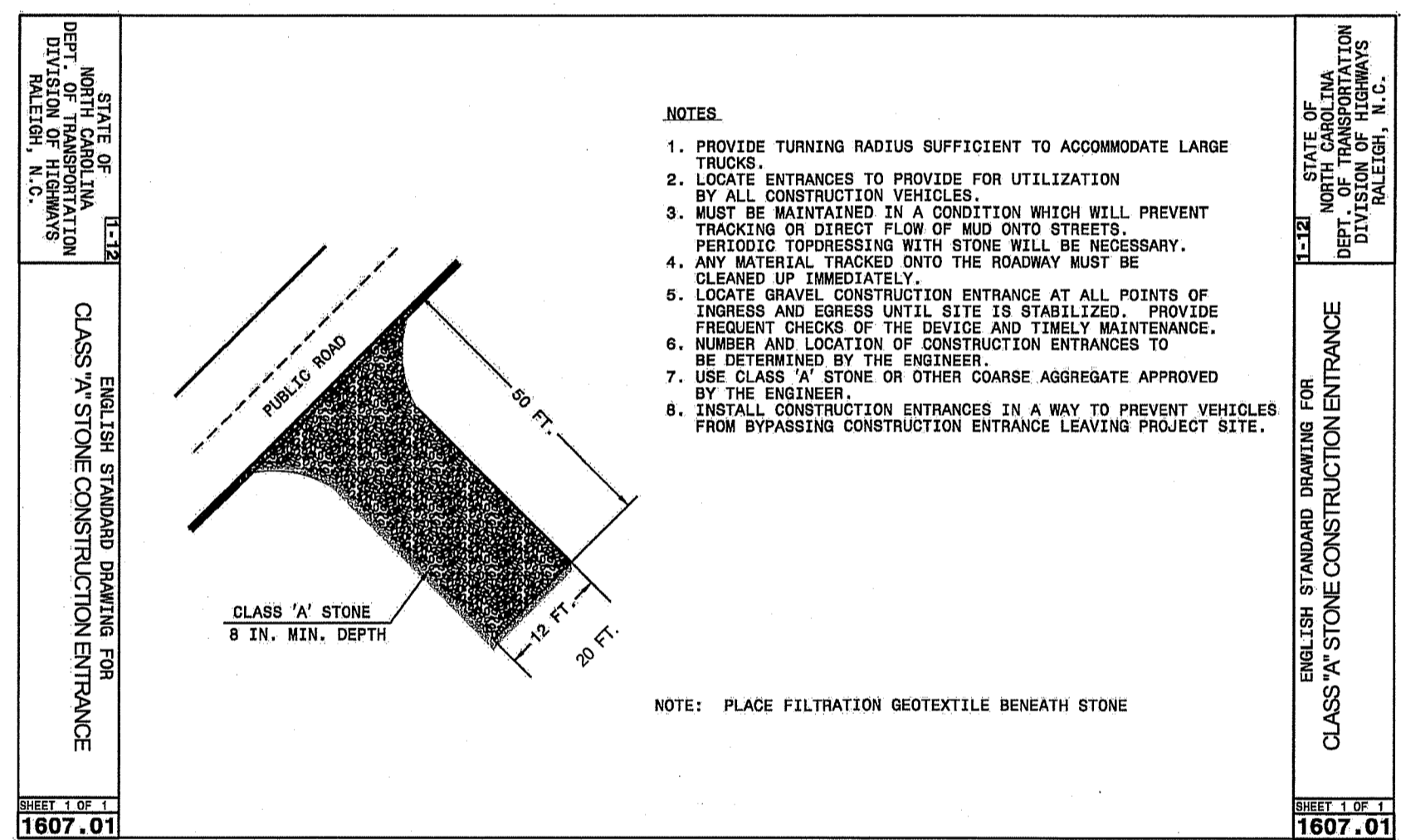
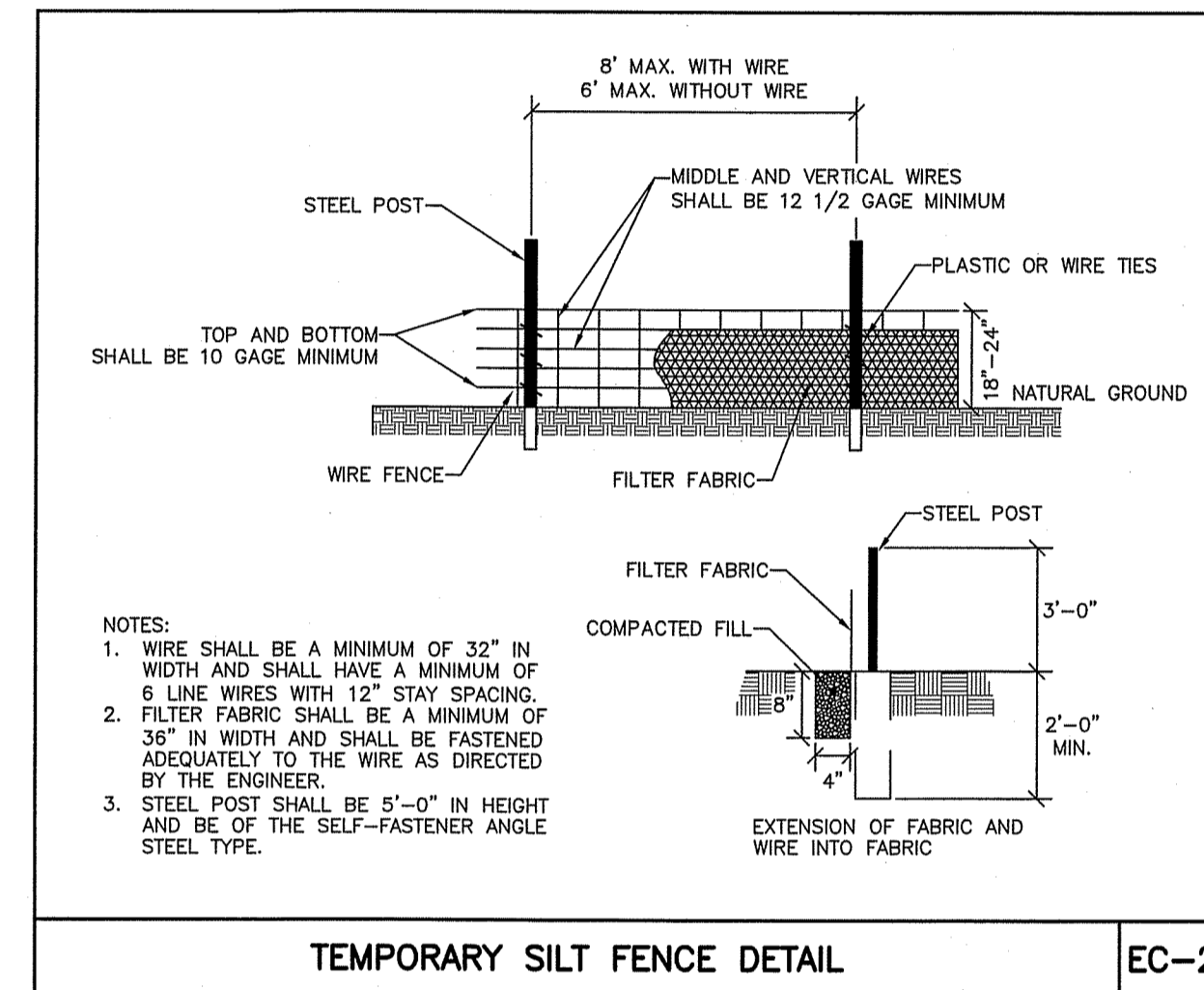
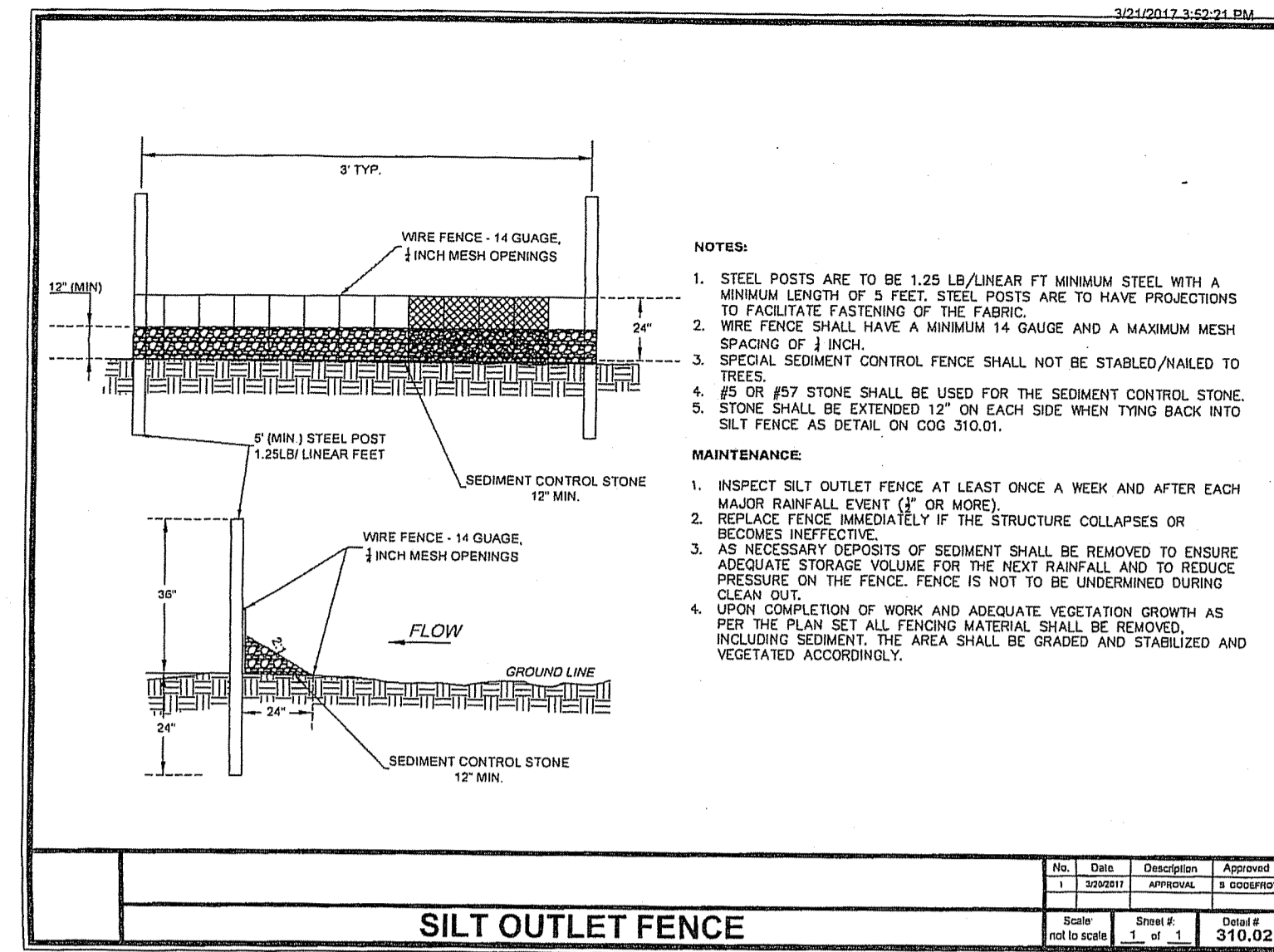
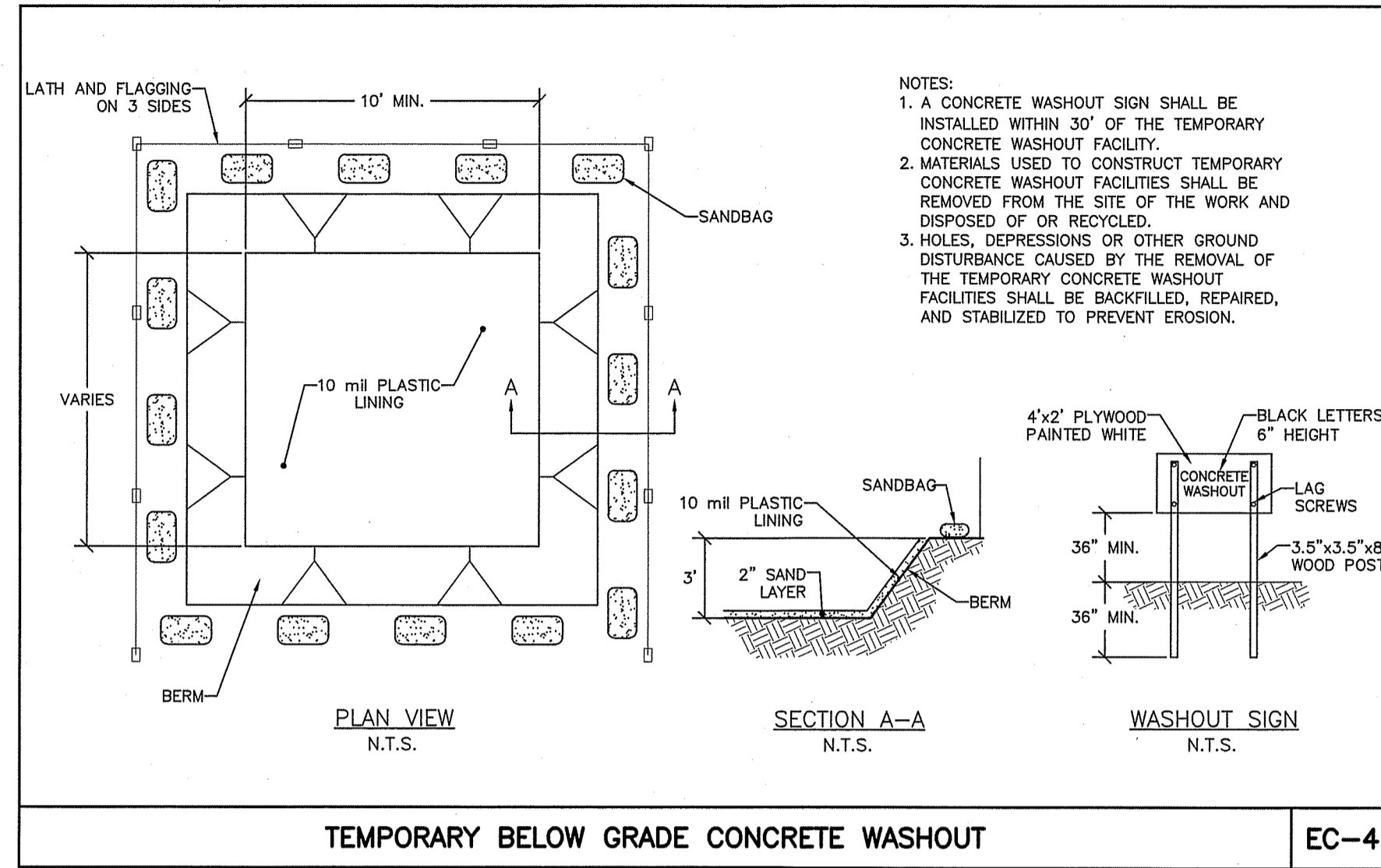
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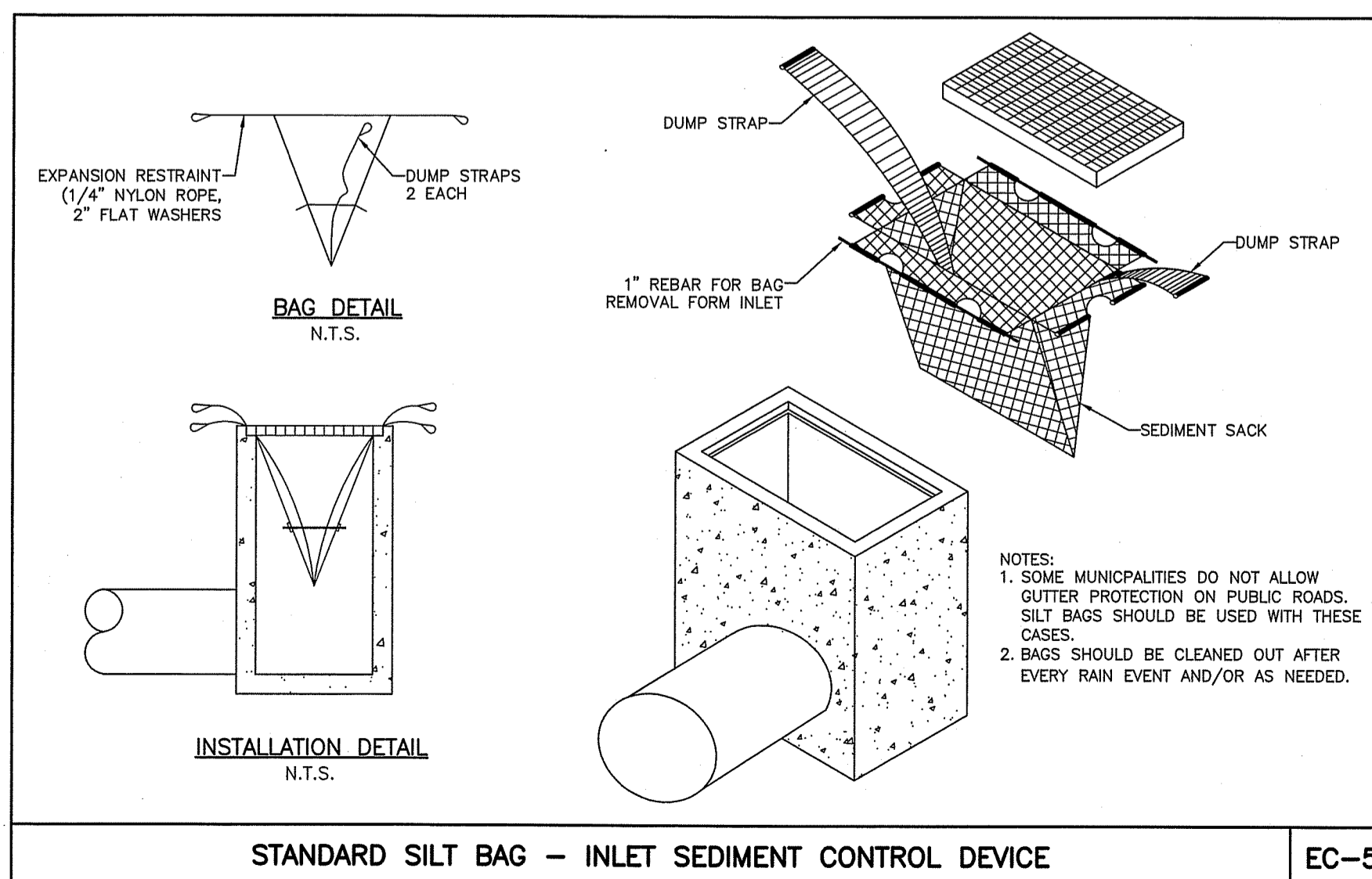
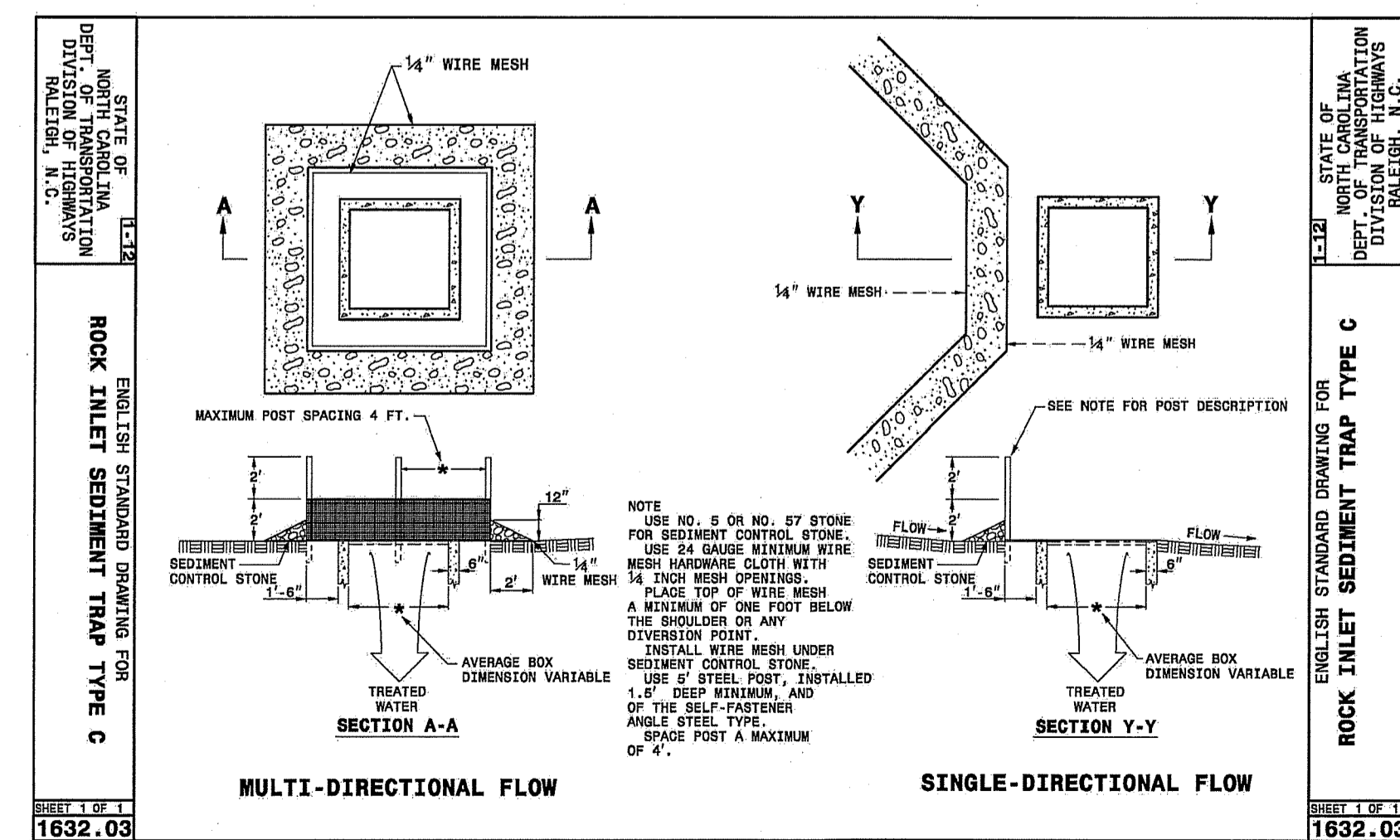
DESIGNED: N/A APPROVED: IP
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NEW STABILIZATION TIMEFRAMES
(EFFECTIVE AUGUST 3, 2011)

SITE AREA DESCRIPTION	STABILIZATION	TIMEFRAME EXCEPTIONS
PERIMETER DIKES, SWALES, DITCHES, SLOPES	7 DAYS	NONE
HIGH QUALITY WATER (HQW) ZONES	7 DAYS	NONE
SLOPES STEEPER THAN 3:1	7 DAYS	IF SLOPES ARE 10' LESS IN LENGTH AND ARE NOT STEEPER THAN 2:1, 14 DAYS ARE ALLOWED.
SLOPES 3:1 OR FLATTER	14 DAYS	7 DAYS FOR SLOPES GREATER THAN 50' IN LENGTH.
ALL OTHER AREAS WITH SLOPES FLATTER THAN 4:1	14 DAYS	NONE EXCEPT FOR PERIMETERS AND HQW ZONES.



MAINTENANCE PLAN

CONSTRUCTION ENTRANCE
MAINTAIN THE GRAVEL PAD IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE CONSTRUCTION SITE. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH 2-INCH STONE. AFTER EACH RAINFALL, INSPECT ANY STRUCTURE USED TO TRAP SEDIMENT AND CLEAN IT OUT AS NECESSARY. IMMEDIATELY REMOVE ALL OBJECTIONABLE MATERIALS SPILLED, WASHED, OR TRACKED ONTO PUBLIC ROADWAYS.

SILT FENCE
INSPECT SILT FENCES AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL. ENSURE SILT FENCE IS STILL TIED IN AS PER DRAWINGS. MAKE ANY REQUIRED REPAIRS IMMEDIATELY. SHOULD THE FABRIC OF SILT FENCE COLLAPSE, TEAR, DECOMPOSE OR BECOME INEFFECTIVE, REPLACE IT PROMPTLY. REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE. TAKE CARE TO AVOID UNDERMINING THE FENCE DURING CLEANOUT. REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS AND BRING THE AREA TO GRADE AND STABILIZE IT AFTER THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

INLET PROTECTION - HARDWARE CLOTH AND GRAVEL INLET PROTECTION
INSPECT INLETS AT LEAST WEEKLY AND AFTER EACH SIGNIFICANT (1/2 INCH OR GREATER) RAINFALL EVENT. CLEAR THE MESH WIRE OF ANY DEBRIS OR OTHER OBJECTS TO PROVIDE ADEQUATE FLOW FOR SUBSEQUENT RAINS. TAKE CARE NOT TO DAMAGE OR UNDERMINE THE WIRE MESH DURING SEDIMENT REMOVAL. REPLACE STONE AS NEEDED.

GRADED AREAS
PERIODICALLY CHECK ALL GRADED AREAS AND THE SUPPORTING EROSION AND SEDIMENTATION CONTROL PRACTICES, ESPECIALLY AFTER HEAVY RAINFALLS. PROMPTLY REMOVE ALL SEDIMENT FROM DIVERSIONS AND OTHER WATER-DISPOSAL PRACTICES. IF WASHOUTS OR BREAKS OCCUR, REPAIR THEM IMMEDIATELY. PROMPT MAINTENANCE OF SMALL ERODED AREAS BEFORE THEY BECOME SIGNIFICANT. AREAS ARE TO BE SEED AS PER NORTH CAROLINA EROSION AND SEDIMENTATION NOTES AND SEEDING CRITERIA.

DUST CONTROL
MAINTAIN ALL AND ANY DUST CONTROL MEASURES THROUGH DRY WEATHER PERIODS UNTIL ALL DISTURBED AREAS HAVE BEEN STABILIZED.

CONCRETE WASHOUT
OPERATING AND INSPECTING WASHOUT FACILITIES CONCRETE WASHOUT FACILITIES SHOULD BE INSPECTED WEEKLY AND ESPECIALLY AFTER HEAVY RAINS TO CHECK FOR LEAKS, IDENTIFY ANY PLASTIC LININGS AND SIDEWALLS HAVE BEEN DAMAGED BY CONSTRUCTION ACTIVITIES, AND DETERMINE WHETHER THEY HAVE BEEN FILLED TO OVER 75 PERCENT CAPACITY. WHEN THE WASHOUT CONTAINER IS FILLED TO OVER 75 PERCENT OF ITS CAPACITY, DISCONTINUE POURING CONCRETE INTO THE FACILITY UNTIL IT HAS BEEN CLEANED OUT. ALLOW SLURRY TO EVAPORATE OR REMOVE FROM SITE IN A SAFE MANNER. ALL HARDENED MATERIAL SHOULD BE REMOVED AND RECYCLED. DAMAGES TO THE CONTAINER SHOULD BE REPAIRED PROMPTLY. BEFORE HEAVY RAINS, THE WASHOUT CONTAINER'S LIQUID LEVEL SHOULD BE LOWERED OR THE CONTAINER SHOULD BE COVERED TO AVOID AN OVERFLOW DURING THE RAIN STORM. ANY OVERFLOWING OF THE WASHOUT FACILITIES ONTO THE GROUND MUST BE CLEANED AND REMOVED WITHIN 24 HOURS OF EVENT. REMOVE TEMPORARY CONCRETE WASHOUT FACILITY WHEN THEY ARE NO LONGER NEEDED AND RESTORE THE DISTURBED AREAS TO THEIR ORIGINAL CONDITION OR AS PROPOSED ON THE PLAN.

TEMPORARY VEGETATION
RESEED AND MULCH AREA WHERE SEEDLING EMERGENCE IS POOR, OR WHERE EROSION OCCURS, AS SOON AS POSSIBLE. DO NOT MOW. PROTECT FROM TRAFFIC AS MUCH AS POSSIBLE.

MULCHING
INSPECT ALL MULCHES PERIODICALLY AND AFTER RAINSTORMS TO CHECK FOR RILL EROSION, DISLOCATION OR FAILURE. WHERE EROSION IS OBSERVED, APPLY ADDITIONAL MULCH. IF WASHOUT OCCURS, REPAIR THE SLOPE GRADE, RESEED AND REINSTALL MULCH. CONTINUE INSPECTIONS UNTIL VEGETATION IS FIRMLY ESTABLISHED.

SILT BAG
REMOVE ALL ACCUMULATED SEDIMENT AND DEBRIS FROM THE SURFACE AND VICINITY OF THE UNIT AFTER EACH SIGNIFICANT (1/2 INCH OR GREATER) RAINFALL EVENT.

REMOVE THE SEDIMENT THAT HAS ACCUMULATED WITHIN CONTAINMENT AREA OF THE SILT BAG WHEN TRAPPED SEDIMENT HAS ACCUMULATED TO 50% OF THE BAG CAPACITY OR IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

IF USING OPTIONAL OIL ABSORBENTS, REMOVE AND REPLACE ABSORBENT PILLOW WHEN NEAR SATURATION.

NOTE: ALL EXPOSED SLOPES TO BE SODDED WITH CENTIPEDE SOD IMMEDIATELY AFTER COMPLETION OF GRADING ACTIVITIES.

SEEDING AND MULCHING SCHEDULE PER ACRE

THE KINDS OF SEED AND FERTILIZER, AND THE RATES OF APPLICATION OF SEED, FERTILIZER, AND LIME, SHALL BE AS STATED BELOW. DURING PERIODS OF OVERLAPPING DATES, THE KIND OF SEED TO BE USED SHALL BE DETERMINED BY THE ENGINEER.

LIME	2 TONS/AC
10-10-20	1,000 LBS/AC
0-20-0	500 LBS/AC
STRAW MULCH	2 TONS/AC (AFTER SEEDING)
ASPHALT TACK	200 GAL/TON OF MULCH

JANUARY 1-DECEMBER 31

50#	TALL FESCUE
10#	CENTIPEDE
10#	BERMUDA GRASS
500#	FERTILIZER
4000#	LIMESTONE

SLOPES 2:1 AND STEEPER AND WASTE AND BORROW LOCATIONS:

JANUARY 1-DECEMBER 31

75#	TALL FESCUE
10#	BERMUDA GRASS
500#	FERTILIZER
4000#	LIMESTONE

TEMPORARY SEEDING

"COOL SEASON" PLANTED BETWEEN 15 AUGUST AND 15 APRIL

120# RYE GRASS (NO RYE GRASS)

"WARM SEASON" PLANTED BETWEEN 15 APRIL AND 15 AUGUST

65# GERMAN BROWN TOP OR FOX TAIL MILLET

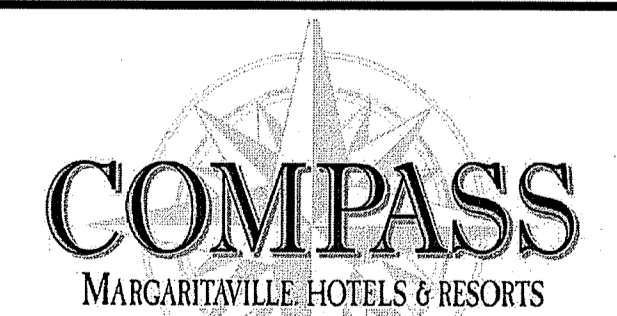
MINIMUM SELF INSPECTION AND REPORTING REQUIREMENTS ARE AS FOLLOWS UNLESS OTHERWISE APPROVED IN WRITING BY THE DIVISION OF WATER QUALITY.

- A RAIN GAUGE SHALL BE MAINTAINED IN GOOD WORKING ORDER ON THE SITE UNLESS ANOTHER RAIN-MONITORING DEVICE HAS BEEN APPROVED BY THE DIVISION OF WATER QUALITY.
- A WRITTEN RECORD OF THE DAILY RAINFALL AMOUNTS SHALL BE RETAINED AND ALL RECORDS SHALL BE MADE AVAILABLE TO DIVISION OF WATER QUALITY OR AUTHORIZED AGENT UPON REQUEST. IF NO DAILY RAIN GAUGE OBSERVATIONS ARE MADE DURING WEEKEND OR HOLIDAY PERIODS, AND NO INDIVIDUAL-DAY RAINFALL INFORMATION IS AVAILABLE, THE CUMULATIVE RAIN MEASUREMENT FOR THOSE UN-ATTENDED DAYS WILL DETERMINE IF A SITE INSPECTION IS NEEDED. (NOTE: IF NO RAINFALL OCCURRED, THE PERMITTEE MUST RECORD "ZERO").
- EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE INSPECTED TO ENSURE THAT THEY ARE OPERATING CORRECTLY. INSPECTION RECORDS MUST BE MAINTAINED FOR EACH INSPECTION EVENT AND FOR EACH MEASURE. AT A MINIMUM, INSPECTION OF MEASURES MUST OCCUR AT THE FREQUENCY INDICATED BELOW:
 - ALL EROSION AND SEDIMENTATION CONTROL MEASURES MUST BE INSPECTED BY OR UNDER THE DIRECTION OF THE PERMITTEE AT LEAST ONCE EVERY SEVEN CALENDAR DAYS, AND
 - ALL EROSION AND SEDIMENTATION CONTROL MEASURES MUST BE INSPECTED BY OR UNDER THE DIRECTION OF THE PERMITTEE WITHIN 24 HOURS AFTER ANY STORM EVENT OF GREATER THAN 0.50 INCHES OF RAIN PER 24 HOUR PERIOD.
- ONCE LAND DISTURBANCE HAS BEGUN ON THE SITE, STORMWATER RUNOFF DISCHARGE OUTFALLS SHALL BE INSPECTED BY OBSERVATION FOR EROSION, SEDIMENTATION AND OTHER STORMWATER DISCHARGE CHARACTERISTICS SUCH AS CLARITY, FLOATING SOLIDS, AND OIL SHEENS. INSPECTIONS OF THE OUTFALLS SHALL BE MADE AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS AFTER ANY STORM EVENT OF GREATER THAN 0.50 INCHES OF RAIN PER 24 HOUR PERIOD.
- INSPECTIONS ARE ONLY REQUIRED TO BE MADE DURING NORMAL BUSINESS HOURS. WHEN ADVERSE WEATHER CONDITIONS WOULD CAUSE THE SAFETY OF THE INSPECTION PERSONNEL TO BE IN JEOPARDY, THE INSPECTION CAN BE DELAYED UNTIL IT IS DEEMED SAFE. WHEN INSPECTIONS WERE DELAYED BECAUSE OF SAFETY ISSUES SHOULD BE NOTED IN THE INSPECTION RECORD. IF THE INSPECTION CANNOT BE DONE ON THAT DAY, IT MUST BE COMPLETED ON THE FOLLOWING BUSINESS DAY.
- TWENTY-FOUR HOUR REPORTING FOR VISIBLE SEDIMENT DEPOSITION
 - THE PERMITTEE SHALL REPORT TO THE DIVISION OF WATER QUALITY CENTRAL OFFICE OR THE APPROPRIATE REGIONAL OFFICE ANY VISIBLE SEDIMENT BEING DEPOSITED IN ANY STREAM OR WETLAND OR ANY NONCOMPLIANCE WHICH MAY ENDANGER HEALTH OR THE ENVIRONMENT. (SEE SECTION VIII OF THIS PERMIT FOR CONTACT INFORMATION). ANY INFORMATION SHALL BE PROVIDED ORALLY OR ELECTRONICALLY WITHIN 24 HOURS FROM THE TIME THE PERMITTEE BECAME AWARE OF THE CIRCUMSTANCES.
 - A WRITTEN SUBMISSION SHALL BE PROVIDED TO THE APPROPRIATE REGIONAL OFFICE OF THE DIVISION OF WATER QUALITY WITHIN 5 DAYS OF THE TIME THE PERMITTEE BECAME AWARE OF THE CIRCUMSTANCES. THE WRITTEN SUBMISSION SHALL CONTAIN A DESCRIPTION OF THE SEDIMENT DEPOSITION AND ACTIONS TAKEN TO ADDRESS THE CAUSE OF THE DEPOSITION. THE DIVISION OF WATER QUALITY STAFF MAY WAIVE THE REQUIREMENT FOR A WRITTEN REPORT ON A CASE-BY-CASE BASIS.
- RECORDS OF INSPECTIONS MADE DURING THE PREVIOUS 30 DAYS SHALL REMAIN ON THE SITE AND AVAILABLE FOR AGENCY INSPECTORS AT ALL TIMES DURING NORMAL WORKING HOURS, UNLESS THE DIVISION OF WATER QUALITY PROVIDES A SITE-SPECIFIC EXEMPTION BASED ON UNIQUE SITE CONDITIONS THAT MAKE THIS REQUIREMENT NOT PRACTICAL. OLDER RECORDS MUST BE MAINTAINED FOR A PERIOD OF THREE YEARS AFTER PROJECT COMPLETION AND MADE AVAILABLE UPON REQUEST. THE RECORDS MUST PROVIDE THE DETAILS OF EACH INSPECTION INCLUDING OBSERVATIONS, AND ACTIONS TAKEN IN ACCORDANCE WITH THIS PERMIT. THE PERMITTEE SHALL RECORD THE REQUIRED RAINFALL, AND MONITORING OBSERVATIONS ON THE INSPECTION RECORD FORM PROVIDED BY THE DIVISION OF WATER QUALITY. THIS RECORD SHALL INCLUDE ALL OF THE ELEMENTS CONTAINED IN THE DIVISION'S FORM. USE OF ELECTRONICALLY-AVAILABLE RECORDS, IN LIEU OF THE REQUIRED PAPER COPIES FOR INSPECTION WILL BE ALLOWED IF SHOWN TO PROVIDE EQUAL ACCESS AND UTILITY AS THE HARD-COPY RECORDS.
- INSPECTION RECORDS MUST INCLUDE, AT A MINIMUM, THE FOLLOWING:
 - CONTROL MEASURE INSPECTIONS: INSPECTION RECORDS MUST INCLUDE AT A MINIMUM: 1) IDENTIFICATION OF THE MEASURES INSPECTED, 2) DATE AND TIME OF THE INSPECTION, 3) NAME OF THE PERSON PERFORMING THE INSPECTION, 4) INDICATION OF WHETHER THE MEASURES WERE OPERATING PROPERLY, 5) DESCRIPTION OF MAINTENANCE NEEDS FOR THE MEASURE, 6) CORRECTIVE ACTIONS TAKEN (7) DATE OF ACTIONS TAKEN, AS WELL AS THE DATE AND AMOUNTS OF RAINFALL RECEIVED.
 - STORMWATER DISCHARGE INSPECTIONS: INSPECTION RECORDS MUST INCLUDE AT A MINIMUM: 1) IDENTIFICATION OF THE DISCHARGE OUTFALL INSPECTED, 2) DATE AND TIME OF THE INSPECTION, 3) NAME OF THE PERSON PERFORMING THE INSPECTION, 4) EVIDENCE OF INDICATORS OF STORMWATER POLLUTION SUCH AS OIL SHEEN, FLOATING OR SUSPENDED SOLIDS OR DISCOLORATION, 5) INDICATION OF VISIBLE SEDIMENT LEAVING THE SITE, 6) ACTIONS TAKEN TO CORRECT/PREVENT SEDIMENTATION AND 7) DATE OF ACTIONS TAKEN.
 - VISIBLE SEDIMENTATION FOUND OUTSIDE THE SITE LIMITS: INSPECTION RECORDS MUST INCLUDE: 1) A/N EXPLANATION AS TO THE ACTIONS TAKEN TO CONTROL FUTURE RECURRENTS, 2) ACTIONS TAKEN TO CLEAN UP OR STABILIZE THE SEDIMENT THAT HAS LEFT THE SITE, 3) THE DATE OF ACTIONS TAKEN.
 - VISIBLE SEDIMENTATION FOUND IN STREAMS OR WETLANDS: ALL INSPECTIONS SHOULD INCLUDE EVALUATION OF STREAMS OR WETLANDS ONSITE OR OFFSITE (WHERE ACCESSIBLE) TO DETERMINE IF VISIBLE SEDIMENTATION HAS OCCURRED.
 - VISIBLE STREAM TURBIDITY - IF THE DISCHARGE FROM A SITE RESULTS IN AN INCREASE IN VISIBLE STREAM TURBIDITY, INSPECTION RECORDS MUST RECORD THAT EVIDENCE AND ACTIONS TAKEN TO REDUCE SEDIMENT CONTRIBUTIONS. SITES DISCHARGING TO STREAMS NAMED ON THE STATE'S 303(D) LIST AS IMPAIRED FOR SEDIMENT-RELATED CAUSES MAY BE REQUIRED TO PERFORM ADDITIONAL MONITORING, INSPECTIONS OR APPLICATION OF MORE-STRINGENT MANAGEMENT PRACTICES IF IT IS DETERMINED THAT THE ADDITIONAL REQUIREMENTS ARE NEEDED TO ASSURE COMPLIANCE WITH THE FEDERAL OR STATE IMPAIRED-WATERS CONDITIONS. IF A DISCHARGE COVERED BY THIS PERMIT ENTERS A STREAM SEGMENT THAT IS LISTED ON THE IMPAIRED STREAM LIST FOR SEDIMENT-RELATED CAUSES, AND A TOTAL MAXIMUM DAILY LOAD (TMDL) HAS BEEN PREPARED FOR THOSE POLLUTANTS, THE PERMITTEE MUST IMPLEMENT MEASURES TO ENSURE THAT THE DISCHARGE OF POLLUTANTS FROM THE SITE IS CONSISTENT WITH THE ASSUMPTIONS AND MEETS THE REQUIREMENTS OF THE APPROVED TMDL. THE DIVISION OF WATER QUALITY 303(D) LIST CAN BE FOUND AT: [HTTP://H2O.DNR.STATE.NC.US/TMDL/GENERAL_303D/H2M/](http://h2o.dnr.state.nc.us/TMDL/GENERAL_303D/H2M/)

EROSION CONTROL NOTES:

- NO LAND DISTURBING ACTIVITY BEYOND THE REQUIRED TO INSTALL APPROPRIATE EROSION CONTROL MEASURES MAY NOT PROCEED UNTIL EROSION CONTROL MEASURES ARE INSPECTED AND APPROVED BY THE STATE.
- SCHEDULING OF A PRE-CONSTRUCTION CONFERENCE WITH THE EROSION CONTROL INSPECTOR IS REQUIRED PRIOR TO INITIATING LAND DISTURBING ACTIVITIES. FOR INSPECTION PLEASE CALL (910) 796-7215. A 24-HOUR NOTICE IS REQUIRED.
- SEED OR OTHERWISE PROVIDE GROUND COVER DEVICES OR STRUCTURES SUFFICIENT TO RESTRAIN EROSION FOR ALL DENUDED SLOPES WITHIN 7 DAYS FOR SLOPES STEEPER THAN 3:1 OR 14 DAYS FOR SLOPES FLATTER THAN 4:1.
- CONTRACTOR SHALL INSPECT AND MAINTAIN AS NEEDED ALL EROSION CONTROL DEVICES ON A WEEKLY BASIS AND AFTER EACH RAIN EVENT OF 1/2" OR MORE. FAILURE TO KEEP EROSION CONTROL DEVICES IN GOOD WORKING ORDER MAY RESULT IN ISSUANCE OF A STOP WORK ORDER OR CIVIL PENALTIES UP TO \$5000 PER DAY OF VIOLATION. SITES UTILIZING SEDIMENT TRAPS MUST ALSO SPECIFY A MAXIMUM DEPTH OF SEDIMENT PRIOR TO CLEAN OUT.
- THE STATE ENGINEER RESERVES THE RIGHT TO REQUIRE ADDITIONAL EROSION CONTROL MEASURES SHOULD THE PLAN OR ITS IMPLEMENTATION PROVE TO BE INADEQUATE.
- NO PERSON MAY INITIATE A LAND DISTURBING ACTIVITY BEFORE NOTIFYING THE STATE OF THE DATE OF THE LAND DISTURBING ACTIVITY.
- ACCEPTANCE & APPROVAL OF THIS PLAN IS CONDITIONED UPON YOUR COMPLIANCE WITH FEDERAL AND STATE POLLUTANT LAWS, REGULATIONS AND RULES. IN ADDITION, LOCAL CITY AND COUNTY ORDINANCES OR RULES MAY ALSO APPLY TO THIS LAND DISTURBING ACTIVITY. APPROVAL BY THE STATE DOES NOT SUPERSEDE ANY OTHER PERMIT OR APPROVAL.
- THE STATE RESERVES THE RIGHT TO ENTER AND INSPECT ANY PROPERTY WITHIN ITS JURISDICTION FOR COMPLIANCE WITH THE SOIL EROSION AND SEDIMENTATION CONTROL ORDINANCE.
- IN ANY EVENT, SLOPES LEFT EXPOSED WILL BE PLANTED OR OTHERWISE PROVIDED WITH GROUND COVER, DEVICES OR STRUCTURES SUFFICIENT TO RESTRAIN EROSION WITHIN FOURTEEN (14) CALENDAR DAYS OF COMPLETION OF ANY PHASE OF GRADING.
- MAINTAIN EROSION CONTROL MEASURES AS NECESSARY.

SHEET 12 OF 12
EROSION CONTROL NOTES & DETAILS



PROPERTY ADDRESS: 115 CEDAR STREET BEAUFORT, NC 28516
BEAUFORT, BEAUFORT TOWNSHIP, CARTERET COUNTY, N.C.

OWNER: BEAUFORT PARTNERS, LLC

ADDRESS: P.O. BOX 14165

NEW BERN, NC 28561

PHONE: (252) 635-7476

DESIGNED: N/A

APPROVED: IP

DRAWN: NRW

DATE: 06/20/19

CHECKED: IP/MWB

SCALE: AS SHOWN



Baldwin Design Consultants, PA
ENGINEERING SURVEYING PLANNING
1700-D EAST ARLINGTON BOULEVARD
GREENVILLE, NC 27659 252.756.1390



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

**Town of Beaufort Board of Commissioners Work Session
4:00 PM October 28, 2019 – Town Hall Conference Room**

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: Property Conveyance Request – Preston Development

BRIEF SUMMARY:

Preston Development conveyed 8.635 acres (at no cost) in Beau Coast to the Town for the purpose of providing a site for land application for the disposal of treated wastewater effluent. This was done when the Town was under a special order of consent for its failing waste water treatment plant. Since the Town constructed a new plant, this disposal site is not needed.

Since the Town no longer needs this property, Preston Development has requested the Town convey it back so it can be used for excavating fill material, and then later it will become additional open space in the subdivision for use by its residents.

REQUESTED ACTION:

Convey the property described in the attachments back to Preston Development.

EXPECTED LENGTH OF PRESENTATION:

5 minutes

SUBMITTED BY:

John Day, Town Manager

BUDGET AMENDMENT REQUIRED:

No

105 Weston Estates Way ■ Cary, North Carolina 27513 ■ 919-481-3000 ■ Fax 919-677-8600
www.prestondevelopment.com

October 1, 2019

Mr. John Day
Town Manager
Town of Beaufort
701 Front Street
Beaufort, NC 28516

Re: Tract 1A – 8.635 Acres
Town of Beaufort

Dear John,

Please accept this letter as a request for the Town of Beaufort Board of Commissioners to allow for the conveyance of the above referenced property back to Blue Treasure LLC. This property was originally designed for Land Application for future use as a pond for the Disposal or Retention of Treated Wastewater Effluent. This design occurred when the Town of Beaufort's former waste water treatment plant was under a SOC with the State of North Carolina.

We had assembled and closed on the property now owned by Blue Treasure LLC and undertook the design of our own WWTP that was ultimately approved and permitted by the State of North Carolina. The Town then decided to build a new WWTP and Blue Treasure LLC and Front Street Village LLC paid into the cost of the new plant as to be able to Annex in the Town of Beaufort and have public water and sewer provided.

In closing this 8.635 Acres if conveyed back to Blue Treasure LLC will become Common Open Space to be turned over to the Beaufort East Village HOA in the future. It will not be used for additional lots. We will undertake responsibility to obtain all erosion control permitting to Clear & Grub the Acreage and remove borrow/fill dirt from the site.

Thank you for your consideration of this mutually beneficial request.

Sincerely,



Karl D. Blackley
President
Agent for Blue Treasure LLC

Attachments
CC Kyle Garner, Planning Director

NORTH CAROLINA, CARTERET COUNTY
This instrument and this certificate are duly filed at
the date and time and in the Book and Page shown
on the first page hereof.



FILE # 1472330

By Joy Lawrence, Register of Deeds
R. A. Harris
Asst. Deputy, Register of Deeds

FOR REGISTRATION REGISTER OF DEEDS
Joy Lawrence
Carteret County, NC
February 26, 2014 11:24:26 AM
LDL DEED 6 P
FEE: \$26.00
FILE # 1472330

Excise Tax: 0

Parcel Identifier No. Tract 1A split from 730620719307; Tract 2A split from 731617112108; Tract 2C split from 731505095252

Mail after recording to: K&J Grantee

This instrument was prepared by: Kilpatrick Townsend & Stockton LLP (JCL) without title examination

Brief description for the Index: Tracts 2A and 2C on Plat recorded in Map Book 32 at Page 458 and Tract 1A on Plat recorded in Map Book 32 at Page 457

NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made as of this 25th day of February, 2014, by and between

GRANTOR	GRANTEE
BLUE TREASURE, LLC , a North Carolina limited liability company c/o Preston Development 100 Weston Parkway Cary, NC 27513	TOWN OF BEAUFORT , a North Carolina municipal corporation 701 Front Street Beaufort, NC 28516

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the Town of Beaufort, Carteret County, North Carolina, and more particularly described as follows (the "Property"):

SEE EXHIBIT A ATTACHED 128 AND MADE A PART HEREOF

The Property does not include the primary residence of a Grantor.

TO HAVE AND TO HOLD the Property and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And Grantor covenants with Grantee, that Grantor has done nothing to impair such title to the Property as Grantor received, and Grantor will warrant and defend the title to the Property against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

Title to the Property is subject to the following exceptions and the restrictions set forth on Exhibit B attached hereto and made a part hereof:

1. Taxes for the year 2014 and subsequent years which are not yet delinquent.
2. All enforceable easements, conditions, restrictions and other matters of record.
3. All matters which would be shown by a current, accurate physical survey of the Property.

(signature appears on the following page)

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.

GRANTOR:

BLUE TREASURE LLC, a North Carolina limited liability company

BY: Timothy R. Smith
TIMOTHY R. SMITH, Manager

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I, Vanessa T. Jenkins, a Notary Public of the County and State aforesaid, certify that Timothy R. Smith whose identity has been proven by satisfactory evidence, said evidence being:

- I have personal knowledge of the identity of the principal(s)
- I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a _____
- _____ A credible witness has sworn to the identity of the principal(s);

who is the Manager of Blue Treasure LLC, a North Carolina limited liability company, personally appeared before me this day and acknowledged that he is Manager of Blue Treasure LLC and that as Manager being duly authorized to do so, voluntarily executed the foregoing instrument on behalf of said company for the purposes stated therein.

WITNESS my hand and notarial seal, this 19 day of February, 2014.

Vanessa T. Jenkins
Notary Public

My Commission Expires: 1-21-2018

[AFFIX NOTARY SEAL BELOW-NOTE THAT SEAL MUST BE FULLY LEGIBLE]



EXHIBIT A**LEGAL DESCRIPTION**

Real property in the Town of Beaufort, County of Carteret, State of North Carolina, more particularly described as follows:

Tracts 2A and 2C as shown on that certain Subdivision, R/W Dedication & Easement Map for Tracts "2", "2A", "2B" and "2C", recorded on February 25, 2014 in Map Book 32, Page 458, in the Carteret County Registry.

Together with:

Tract 1A as shown on that certain Subdivision, Recombination & R/W Dedication Map for Tracts "1" and "1A", recorded on February 25, 2014 in Map Book 32, Page 457, in the Carteret County Registry.

EXHIBIT B
RESTRICTIONS

1. The use of the Property shall be restricted to:
- a) the retention, treatment, and disposal of treated wastewater according to the North Carolina Department of Environment and Natural Resources, Division of Water Quality permit (number WQ0032262) for a 350,000 gpd capacity high infiltration system (the "High Infiltration Permit") and the state or federal regulations incorporated therein, and any amendments, modifications and extensions thereof; a wet wastewater retention pond,
 - b) park, nature trails, and/or passive recreational purposes, or
 - c) gravel or paved driveway and parking, to be constructed and maintained by Grantee at its sole cost and expense, on Tract 1A in the location shown as "Town Parking Limits" on Exhibit B-1 attached hereto and made a part hereof for up to ten (10) spaces during the time such property is used as a park or nature trail for use by visitors to such park or trail (and in no event for parking for any other purpose including, without limitation, overflow parking for Grantee vehicles);

provided, however, that in no event shall artificial lighting be permitted on the Property except as required by the High Infiltration Permit and the state or federal regulations incorporated therein nor shall any active or organized recreational purposes be allowed, including, without limitation, sports fields.

- 2. The restrictions set forth in this Exhibit B shall be perpetual. The restrictions set forth in this Exhibit B shall run with the land (the Property) and shall be enforceable by Grantor, Grantor's personal representatives, heirs, successors and assigns, lessees, agents and licensees. The Grantor or its authorized representatives, successors and assigns shall have the right to enter the Property at all reasonable times for the purpose of inspecting said Property to determine if the Grantee is complying with the restrictions set forth in this Exhibit B.
- 3. To accomplish the purposes of this Exhibit B, Grantor is allowed to prevent any activity on or use of the Property that is inconsistent with the restrictions set forth in this Exhibit B. Upon any breach of the restrictions set forth in this Exhibit B that is not cured within thirty (30) days after receipt of notice of such violation, Grantor may enforce the restrictions set forth in this Exhibit B by appropriate legal proceedings including damages, injunctive and other relief.
- 4. Notwithstanding the foregoing, the Grantor reserves the immediate right to obtain a temporary restraining order, injunctive or other appropriate relief if the breach of the restrictions set forth in this Exhibit B is or would irreversibly or otherwise materially impair the benefits to be derived from the restrictions set forth in this Exhibit B. The Grantor and Grantee acknowledge that under such circumstances damage to the Grantor would be irreparable and remedies at law will be inadequate. The rights and remedies of the Grantor provided hereunder shall be in addition to, and not in lieu of, all other rights and remedies available to Grantor in connection with the restrictions set forth in this Exhibit B. The costs of a breach, correction or restoration, including the Grantor's expenses, court costs, and attorneys' fees, shall be paid by Grantee, provided Grantee is determined to be responsible for the breach.
- 5. No failure on the part of the Grantor to enforce any restrictions set forth in this Exhibit B shall discharge or invalidate such restriction or 132 the right to Grantor to enforce the same in the event of a subsequent breach or default.



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Work Session 4:00 PM October 28, 2019 – Town Hall Conference Room

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: Request to Lower Speed Limit on Turner Street

BRIEF SUMMARY:

Recently, requests were received from business owners and residents on Turner Street to lower the speed limit there to 25 mph (see attachments).

Staff recommended lowering the speed limit there to 25 mph last year.

REQUESTED ACTION:

Consider request to lower the speed limit on Turner Street to 25 mph.

EXPECTED LENGTH OF PRESENTATION:

5 minutes

SUBMITTED BY:

John Day, Town Manager

BUDGET AMENDMENT REQUIRED:

No

From: Marianna Hollinshed
Sent: Monday, October 21, 2019 1:04 PM
To: John Day
Subject: Fwd: Turner Street Speed Limit Reduction & Calming Device Request

Let's discuss this at work session, please. Mh
Sent from my iPad

Begin forwarded message:

From: Inn On Turner <innonturner@gmail.com>
Date: October 21, 2019 at 12:48:51 PM EDT
To: Sharon Harker <s.harker@beaufortnc.org>, Marianna Hollinshed <m.hollinshed@beaufortnc.org>, Charles McDonald <c.mcdonald@beaufortnc.org>, E Newton <e.newton@beaufortnc.org>, Ann Carter <a.carter@beaufortnc.org>, John Hagle <j.hagle@beaufortnc.org>
Subject: Turner Street Speed Limit Reduction & Calming Device Request

Good Day, Jon and I would like to ask you to consider

1. reducing Turner Street Speed Limit to 25mph the entire length of the road
2. calming strips on Turner Street in proximity to the Courthouse at Broad Street and Ann Street.

As we all know speed limits can be assigned but they are not always adhered to: We see DAILY cars flying down Turner Street WELL beyond the 25 mph stated speed limit.

This is a danger to our neighborhood residents as we walk and bike, those visiting our town as they explore unfamiliar streets and those attending court each day at the courthouse. We have numerous church based childcare and pre schools that walk Beaufort's youngest daily crossing Turner Street at numerous corners...none of us should be at risk when there is an easy solution.

Having 25mph for the entire length of Turner Street would ease any confusion for drivers while calming strips would encourage adherence for the safety of all. Implementing both on Turner Street would ease the burden on our police force, provide a safer (and quieter) neighborhood for those of us who live here while not negatively impacting those who utilize Turner Street for business or tourism.

We hope you will consider BOTH a speed limit reduction providing continuity for all drivers of Turner Street AND speed calming devices to encourage adherence.

Thank you for all you do to keep Beaufort "the coolest small town",
Kim & Jon
Kim Bell & Jonathan Haas

8.

Owners, Innkeepers & Chefs
Inn on Turner
217 Turner Street Beaufort NC 28516
919.271.6144
InnonTurner.com

“Travel and change of place impart new vigor to the mind.” –
Seneca

John Day

From: Marianna Hollinshed
Sent: Friday, October 18, 2019 11:40 AM
To: John Day
Subject: Fwd: 25 MPH Speed Limit

FYI

Sent from my iPad

Begin forwarded message:

From: Ron <deansmi29@aol.com>
Date: October 18, 2019 at 10:22:11 AM EDT
To: Ann Carter <a.carter@beaufortnc.org>, John Hagle <j.hagle@beaufortnc.org>, Sharon Harker <s.harker@beaufortnc.org>, Marianna Hollinshed <m.hollinshed@beaufortnc.org>, Charles McDonald <c.mcdonald@beaufortnc.org>, E Newton <e.newton@beaufortnc.org>
Subject: 25 MPH Speed Limit

Please reduce speed limit on Turner Street in Beaufort to 25 MPH. I live on corner of Turner Street and Pine Street and people travel at very high speeds on Turner Street, I see it every day, all day long.

Ron

Honor is a mans gift to himself.



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Worksession Meeting 4:00 PM Monday, October 28 – 701 Front Street Town Hall Conference Room

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: Resolution Designating Applicant's Agent required by NC
Department of Emergency Services

BRIEF SUMMARY:

The Designation of Applicant's Agent names Christi Wood, Finance Director and John Day, Town Manager as Primary and Secondary Agents authorized to execute and file applications on behalf of the Town for obtaining State and Federal financial assistance. (Required for FEMA reimbursement)

REQUESTED ACTION:

Approve the Designation of Applicants Agent

EXPECTED LENGTH OF PRESENTATION:

5 minutes

SUBMITTED BY:

Christi Wood – Finance Director

BUDGET AMENDMENT REQUIRED:

No

RESOLUTION
DESIGNATION OF APPLICANT'S AGENT
 North Carolina Division of Emergency Management

Organization Name (hereafter named Organization) Disaster Number: **FEMA-4465-DR-NC**
 Town of Beaufort

Applicant's State Cognizant Agency for Single Audit purposes (If Cognizant Agency is not assigned, please indicate):

Applicant's Fiscal Year (FY) Start
 Month: July Day: 01

Applicant's Federal Employer's Identification Number

56-6001173

Applicant's Federal Information Processing Standards (FIPS) Number

031-04260-00

PRIMARY AGENT

SECONDARY AGENT

Agent's Name

Christi Wood

Agent's Name

John Day

Organization
 Town of Beaufort

Organization
 Town of Beaufort

Official Position
 Finance Director

Official Position
 Town Manager

Mailing Address
 701 Front St

Mailing Address
 701 Front St

City ,State, Zip
 Beaufort, NC 28516

City ,State, Zip
 Beaufort, NC 28516

Daytime Telephone
 252-728-2141

Daytime Telephone
 252-728-2141

Facsimile Number
 252-728-3982

Facsimile Number
 252-728-3982

Pager or Cellular Number
 252-258-8600

Pager or Cellular Number

BE IT RESOLVED BY the governing body of the Organization (a public entity duly organized under the laws of the State of North Carolina) that the above-named Primary and Secondary Agents are hereby authorized to execute and file applications for federal and/or state assistance on behalf of the Organization for the purpose of obtaining certain state and federal financial assistance under the Robert T. Stafford Disaster Relief & Emergency Assistance Act, (Public Law 93-288 as amended) or as otherwise available. BE IT FURTHER RESOLVED that the above-named agents are authorized to represent and act for the Organization in all dealings with the State of North Carolina and the Federal Emergency Management Agency for all matters pertaining to such disaster assistance required by the grant agreements and **the assurances printed on the reverse side hereof**. BE IT FINALLY RESOLVED THAT the above-named agents are authorized to act severally. PASSED AND APPROVED this _____ day of _____, 20__.

GOVERNING BODY

CERTIFYING OFFICIAL

Name and Title

Name
 Michele Davis

Name and Title

Official Position
 Town Clerk

Name and Title

Daytime Telephone
 252-728-2141

CERTIFICATION

I, _____, (Name) duly appointed and _____ (Title) of the Governing Body, do hereby certify that the above is a true and correct copy of a resolution passed and approved by the Governing Body of _____ (Organization) on the _____ day of _____, 20__.

Date: _____

Signature: _____



Town of Beaufort, NC

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252-728-2141 - 252-728-3982 fax - www.beaufortnc.org

Town of Beaufort Board of Commissioners Worksession Meeting 4:00 PM Monday, October 28 – 701 Front Street Town Hall Conference Room

AGENDA CATEGORY: Items for Discussion and Consideration
SUBJECT: FY 20 Budget Amendment #2

BRIEF SUMMARY:

This amendment requests the appropriation of restricted fund balance for Public Safety (Fire Department) for additional personnel cost associated with Hurricane Dorian, required facility up-fits, vehicle up-fits and repairs, emergency management and preparedness needs, fire and water rescue equipment, water rescue certification and training needs, and establishing Fire Marshall's office resources.

REQUESTED ACTION:

Approve Budget Amendment #2

EXPECTED LENGTH OF PRESENTATION:

5 minutes

SUBMITTED BY:

Christi Wood – Finance Director

BUDGET AMENDMENT REQUIRED:

Yes



**TOWN OF BEAUFORT
FY 2020 BUDGET AMENDMENT #2**

WHEREAS, the Town of Beaufort adopted its Fiscal Year 2020 Budget through Ordinance on June 10, 2019, and

WHEREAS, the Board of Commissioners recognizes that periodic modifications to the estimated revenues and expenditures for the fiscal year may be necessary for fiscal management purposes and to implement decisions of the Board of Commissioners;

BE IT THEREFORE ORDAINED that the Board of Commissioners amends the Fiscal Year 2020 Budget as follows:

SECTION I: GENERAL FUND

This amendment requests the appropriation of restricted fund balance for Public Safety (Fire Department) for additional personnel cost associated with Hurricane Dorian, required facility up-fits, vehicle up-fits and repairs, emergency management and preparedness needs, fire and water rescue equipment, water rescue certification and training needs, and establishing Fire Marshall’s office resources.

A. REVENUE

INCREASE
APPROPRIATED RESTRICTED FUND BALANCE (PUBLIC SAFETY).....\$ 75,000
TOTAL INCREASE.....\$ 75,000

B. EXPENDITURES AUTHORIZED BY DEPARTMENT

INCREASE
FIRE DEPARTMENT..... \$ 75,000
TOTAL INCREASE.....\$ 75,000

SECTION VI: DISTRIBUTION

Copies of this ordinance shall be furnished to the Town Manager and Finance Officer to be kept on file for their direction in the disbursement of funds.

Adopted this 18th day of November, 2019

ATTEST:

Michele Davis
Town Clerk

Everette S. Newton
Mayor



Town of Beaufort, NC

701 Front St. - P.O. Box 390 - Beaufort, N.C. 28516
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Town of Beaufort Board of Commissioners Worksession Meeting 4:00 PM Monday, October 28 – 701 Front Street Town Hall Conference Room

AGENDA CATEGORY: Items for Discussion and Consideration

SUBJECT: September Financial Report

BRIEF SUMMARY:

The September financial report is attached along with the county tax collections. Also included is a R&E key explaining the columns in the report and a Chart of Accounts for reference.

REQUESTED ACTION:

Review the report.

EXPECTED LENGTH OF PRESENTATION:

5 minutes

SUBMITTED BY:

Christi Wood – Finance Director

BUDGET AMENDMENT REQUIRED:

No



Town of Beaufort
701 Front St. • P.O. Box 390 • Beaufort, N.C. 28516
252-728-2141 • 252-728-3982 fax
www.beaufortnc.org

September Financial Report

October 28, 2019

- Included in this packet is a key describing the heading of each column on the Statement of Revenues and Expenditure report.
- A Chart of Accounts, that provides a description of each account, is also provided.
- This report is for the month of September as noted in the report heading.
- The Fire Department is represented as a department within the General Fund. (10-531-xxxx)

• **NOTES:**

Property Taxes collected by the County in September and distributed to the Town in October are included in the totals below.

Taxes

August		
Tax Year	Balance Remaining	Collection Rate to Date
2014	\$8,680	99.66%
2015	\$14,685	99.43%
2016	\$35,053	98.67%
2017	\$41,954	98.58%
2018	\$70,766	97.84%
2019	\$3,446,768	10.26%

September		
Tax Year	Balance Remaining	Collection Rate to Date
2014	\$8,077	99.68%
2015	\$13,281	99.48%
2016	\$33,649	98.72%
2017	\$40,803	98.61%
2018	\$66,676	97.96%
2019	\$3,203,598	17.28%

- A parking report will be given in January. This will allow a two 12 months periods for a comparison.
- Worker’s Comp audit was conducted mid-October. The Town has not received the final invoice, but the preliminary numbers reflect approximately \$16,000 owed. I have also asked that the NCLM review our current year payment and advise on any additional amount that may be owed.

Mayor Everette S. (Rett) Newton
Commissioner John Hagle • Commissioner Charles Marker • Commissioner Marianna Hollinshed
Commissioner Ann Carter • Commissioner Charles McDonald
Town Manager John Day

TOWN OF BEAUFORT
Statement of Revenue and Expenditures - Operating

October 23, 2019
12:40 PM

Revenue Account	Description	Prior Yr Rev	Anticipated	Current Rev	YTD Revenue	Excess/Deficit	% Real
10-306-0005	SALE OF PROPERTY	0.00	0.00	0.00	474,000.00	474,000.00	0
10-306-0010	SURETY BOND	0.00	0.00	0.00	12,320.00	12,320.00	0
10-307-0001	INVESTMENT EARNINGS	79,591.46	24,000.00	8,573.41	28,431.17	4,431.17	118
10-307-0002	MISCELLANEOUS REVENUE	105,669.40	2,700.00	568.00	3,013.63	313.63	112
10-307-0003	MISCELLANEOUS REVENUE - PD	20,828.92	33,000.00	2,200.00	3,740.00	29,260.00-	11
10-307-0004	DONATIONS	5,325.00	0.00	0.00	0.00	0.00	0
10-307-0007	PROCEEDS FROM LOAN	0.00	375,000.00	0.00	0.00	375,000.00-	0
10-307-0008	REIMBURSEMENT FROM INSURANCE	10,496.08	0.00	0.00	2,140.60	2,140.60	0
10-307-0009	APPROPRIATED FUND BALANCE	8,339.00	660,898.00	0.00	0.00	660,898.00-	0
10-307-0010	UTILITY FUND ADMIN EXPENSE ALLOCATION	350,000.00	511,000.00	0.00	0.00	511,000.00-	0
10-900-9000	cancel revenue	36.38	0.00	0.00	0.00	0.00	0
General Fund Revenue Total		9,167,276.76	9,428,610.00	689,724.02	1,672,488.19	7,756,121.81-	13

Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
10-400-0000	GOVERNING BODY:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-400-0000	SALARIES AND WAGES	15,600.00	46,300.00	3,858.34	11,575.02	0.00	34,724.98	25
10-410-0500	FICA	1,193.41	3,704.00	295.15	885.45	0.00	2,818.55	24
10-410-0800	WORKERS COMPENSATION	96.49	105.00	0.00	105.00	0.00	0.00	100
10-410-1140	PUBLIC NOTICES/ADVERTISING	2,300.60	4,500.00	0.00	346.96	0.00	4,153.04	8
10-410-1141	NEWSLETTER	4,254.40	4,000.00	346.50	1,051.48	0.00	2,948.52	26
10-410-1210	OFFICE SUPPLIES	385.36	1,000.00	0.00	0.00	0.00	1,000.00	0
10-410-1220	OFFICE EQUIPMENT (NON-CAPITAL)	0.00	1,158.00	1,158.00	1,158.00	0.00	0.00	100
10-410-1250	DUES & SUBSCRIPTIONS	2,931.00	11,300.00	259.00	10,276.13	584.00	439.87	96
10-410-1430	TRAINING- REGISTRATION & CLASS MAT	915.00	5,000.00	0.00	0.00	0.00	5,000.00	0
10-410-1431	TRAVEL MILEAGE	0.00	750.00	0.00	0.00	0.00	750.00	0
10-410-1432	MEALS	956.01	1,500.00	0.00	0.00	0.00	1,500.00	0
10-410-1433	LODGING	287.66	2,000.00	0.00	0.00	0.00	2,000.00	0
10-410-1450	EMPLOYEE ENGAGEMENT	40.44	0.00	0.00	0.00	0.00	0.00	0
10-410-4520	CODIFICATION	2,302.51	2,500.00	0.00	1,295.00	0.00	1,205.00	52
10-410-5400	INSURANCE	4,005.83	4,800.00	0.00	3,931.79	0.00	868.21	82
10-410-5600	CIVIC CONTRIBUTIONS	4,600.00	0.00	4,600.00-	0.00	0.00	0.00	0
10-410-5720	ELECTIONS	0.00	6,783.00	0.00	0.00	0.00	6,783.00	0
DEPARTMENT Total		39,868.71	95,400.00	1,316.99	30,674.83	584.00	64,191.17	33

10-420-0000	ADMINISTRATION:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-420-0200	SALARIES AND WAGES	306,992.45	424,293.00	30,040.26	101,724.52	0.00	322,568.48	24
10-420-0500	FICA EXPENSE	21,914.53	33,903.00	2,175.66	7,391.20	0.00	26,511.80	22

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Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
10-420-0600	GROUP INSURANCE EXPENSE	23,247.81	36,250.00	2,342.88	7,028.64	0.00	29,221.36	19
10-420-0700	RETIREMENT EXPENSE	39,422.06	59,416.00	4,208.66	14,251.68	0.00	45,164.32	24
10-420-0800	WORKERS COMPENSATION	933.35	1,600.00	0.00	1,600.00	0.00	0.00	100
10-420-0900	UNEMPLOYMENT INSURANCE EXPENSE	760.64	1,430.00	0.00	0.00	0.00	1,430.00	0
10-420-1110	TELEPHONE	2,104.70	2,100.00	0.00	232.19	96.09	1,771.72	16
10-420-1120	INTERNET/CABLE	3,778.10	3,600.00	0.00	0.00	2,376.75	1,223.25	66
10-420-1130	POSTAGE	3,623.78	3,000.00	0.00	500.00	44.35	2,455.65	18
10-420-1210	OFFICE SUPPLIES	14,964.62	14,000.00	0.00	34.98	6,649.52	7,315.50	48
10-420-1210	OFFICE EQUIPMENT (NON-CAPITAL)	23,001.96	8,000.00	872.00	872.00	0.00	7,128.00	11
10-420-1220	OFFICE EQUIPMENT LEASES	7,539.12	7,500.00	0.00	1,097.28	365.76	6,036.96	20
10-420-1221	OFFICE CONTRACT SERVICES	67,573.78	58,690.00	11,094.79	24,379.32	226.00	34,084.68	42
10-420-1230	DUES AND SUBSCRIPTIONS	2,880.34	2,500.00	0.00	0.00	98.10	2,401.90	4
10-420-1250	ELECTRIC	16,067.17	15,600.00	1,547.61	3,115.38	0.00	12,484.62	20
10-420-1310	WATER/SEWER/SOLID WASTE	2,545.54	2,500.00	0.00	1,433.70	0.00	1,066.30	57
10-420-1330	SAFETY SUPPLIES & MATERIALS	24.92	0.00	0.00	0.00	0.00	0.00	0
10-420-1422	TRAINING-REGISTRATION & CLASS MAT ¹	2,212.36	4,400.00	0.00	0.00	900.00	3,500.00	20
10-420-1430	TRAVEL MILEAGE	1,322.88	1,850.00	0.00	368.88	0.00	1,481.12	20
10-420-1431	MEALS	583.82	1,000.00	0.00	0.00	79.75	920.25	8
10-420-1432	LODGING	594.23	3,200.00	0.00	0.00	1,245.20	1,954.80	39
10-420-1433	EMPLOYEE ENGAGEMENT	0.00	0.00	438.88	438.88	438.88	0.00	0
10-420-1450	EQUIPMENT MAINT. & REPAIRS	0.00	100.00	0.00	0.00	0.00	100.00	0
10-420-1630	INSURANCE	29,402.47	36,005.00	0.00	22,016.00	16,829.00	2,840.00	108
10-420-5400	CAPITAL OUTLAY - VEHICLES	0.00	19,500.00	0.00	0.00	17,299.73	2,200.27	89
DEPARTMENT Total		571,440.79	740,437.00	51,842.98	185,606.89	46,649.13	508,180.98	31
10-430-0000	FINANCE:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-430-0200	SALARIES AND WAGES	244,029.46	259,790.00	20,080.69	70,187.88	0.00	189,602.12	27
10-430-0201	OVERTIME	136.73	0.00	35.29	35.29	0.00	35.29	0
10-430-0500	FICA EXPENSE	17,405.23	20,639.00	1,425.22	5,018.58	0.00	15,620.42	24
10-430-0600	GROUP INSURANCE EXPENSE	34,450.20	36,250.00	2,928.60	8,785.80	0.00	27,464.20	24
10-430-0700	RETIREMENT EXPENSE	31,217.69	36,171.00	2,818.27	9,628.05	0.00	26,542.95	27
10-430-0800	WORKERS COMPENSATION	837.01	900.00	0.00	900.00	0.00	0.00	100
10-430-1230	OFFICE CONTRACT SERVICES	28,176.71	29,000.00	1,010.10	3,320.38	0.00	25,679.62	11
10-430-1250	DUES & SUBSCRIPTIONS	310.00	400.00	345.00	345.00	160.00	105.00	126
10-430-1430	TRAINING-REGISTRATION & CLASS MATE	1,801.35	3,000.00	0.00	0.00	0.00	3,000.00	0
10-430-1431	TRAVEL MILEAGE	1,091.31	1,500.00	0.00	0.00	0.00	1,500.00	0
10-430-1432	MEALS	263.18	1,200.00	0.00	0.00	12.77	1,187.23	1
10-430-1433	LODGING	1,088.90	2,800.00	0.00	0.00	0.00	2,800.00	0
10-430-1610	NON-CAPITAL EQUIPMENT PURCHASE	3,180.00	0.00	0.00	0.00	0.00	0.00	0

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10-430-1630	EQUIPMENT MAINT & REPAIRS	0.00	500.00	0.00	0.00	0.00	500.00	0
10-430-3901	PARKING METER PROCESSING FEES	18,704.11	0.00	0.00	0.00	0.00	0.00	0
10-430-4510	PROFESSIONAL SERVICES	8,980.00	20,000.00	0.00	0.00	0.00	20,000.00	0
10-430-4520	TAX COLLECTION ADMIN EXPENSE PROP.	67,778.05	67,000.00	8,272.50	9,157.76	0.00	57,842.24	14
10-430-4525	TAX COLLECTION ADMIN EXPENSE WMT	9,409.33	11,186.00	881.38	1,706.52	0.00	9,479.48	15
DEPARTMENT Total		468,859.26	490,336.00	37,797.05	109,085.26	172.77	381,077.97	22
10-450-0000	PARKING DEPARTMENT:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-450-0200	SALARIES AND WAGES	16,981.01	50,555.00	3,575.60	19,105.80	0.00	31,449.20	38
10-450-0201	OVERTIME	499.82	2,000.00	0.00	241.47	0.00	1,758.53	12
10-450-0500	FICA EXPENSE	1,039.62	4,205.00	266.03	1,457.62	0.00	2,747.38	35
10-450-0600	GROUP INSURANCE	1,752.48	7,250.00	585.72	1,757.16	0.00	5,492.84	24
10-450-0700	RETIREMENT EXPENSE	1,170.10	5,114.00	404.28	1,440.67	0.00	3,673.33	28
10-450-0800	WORKERS COMPENSATION	0.00	1,000.00	0.00	1,000.00	0.00	0.00	100
10-450-1010	OFFICE SUPPLIES	4,163.26	1,200.00	15.98	428.84	55.87	715.29	40
10-450-1030	OFFICE CONTRACT SERVICES - SOFTWARE	1,851.68	10,944.00	912.00	2,831.00	0.00	8,113.00	26
10-450-1040	TRAINING	1.00	3,000.00	0.00	0.00	0.00	3,000.00	0
10-450-1592	WBD PROJECTS	0.00	56,545.00	0.00	714.48	1,130.71	54,699.81	3
10-450-1620	EQUIPMENT RENTAL - HANDHELDS	1,125.04	2,200.00	0.00	1,126.92	490.13	582.95	74
10-450-1630	EQUIPMENT MAINTENANCE AND REPAIRS	4,104.99	3,000.00	0.00	1,308.14	1,075.32	616.54	79
10-450-3901	PARKING METER CREDIT CARD PROCESSING FEE	54.50	22,000.00	2,911.62	9,546.10	29.25	12,424.65	44
10-450-5730	CONTINGENCY	0.00	15,000.00	0.00	0.00	0.00	15,000.00	0
10-450-8010	DEBT SERVICE - PRINCIPAL	0.00	7,355.00	0.00	0.00	0.00	7,355.00	0
10-450-8011	DEBT SERVICE - INTEREST	0.00	1,448.00	0.00	0.00	0.00	1,448.00	0
DEPARTMENT Total		32,743.50	192,816.00	8,671.23	40,958.20	2,781.28	149,076.52	23
10-510-0000	POLICE DEPARTMENT:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-510-0200	SALARIES AND WAGES	842,838.58	945,376.00	79,270.52	248,922.60	0.00	696,453.40	26
10-510-0201	OVERTIME	29,761.42	23,100.00	4,360.52	9,345.91	0.00	13,754.09	40
10-510-0203	SEPARATION PAY	42,121.08	41,400.00	3,510.09	10,530.27	0.00	30,869.73	25
10-510-0205	OTHER SALARIES-PARTTIME	13,523.08	16,500.00	26.57	1,438.56	0.00	15,061.44	9
10-510-0500	FICA EXPENSE	69,141.54	81,854.00	6,492.02	20,124.30	0.00	61,729.70	25
10-510-0600	GROUP INSURANCE EXPENSE	110,621.76	137,750.00	9,371.52	28,114.56	0.00	109,635.44	20
10-510-0700	RETIREMENT EXPENSE	117,098.51	141,477.00	12,273.36	37,836.06	0.00	103,640.94	27
10-510-0800	WORKERS COMPENSATION	30,613.28	30,800.00	0.00	29,751.20	0.00	1,048.80	97
10-510-1110	TELEPHONE	1,578.85	1,700.00	0.00	245.39	115.72	1,338.89	21
10-510-1111	TELEPHONE-CELLULAR	9,349.34	10,500.00	0.00	0.00	3,337.74	7,162.26	32
10-510-1120	INTERNET/CABLE	1,976.37	3,600.00	0.00	0.00	906.53	2,693.47	25

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10-510-1130	POSTAGE	165.76	1,000.00	46.01	46.01	30.67	923.32	8
10-510-1210	OFFICE SUPPLIES	2,522.81	2,500.00	0.00	0.00	568.32	1,931.68	23
10-510-1220	OFFICE EQUIPMENT (NON-CAPITAL)	5,543.67	2,000.00	6.39	6.39	6.39	2,000.00	0
10-510-1221	OFFICE EQUIPMENT LEASES	3,299.64	4,000.00	0.00	936.75	312.25	2,751.00	31
10-510-1230	OFFICE CONTRACT SERVICES	17,435.17	35,000.00	4,675.00	13,962.20	265.98	20,771.82	41
10-510-1250	DUES AND SUBSCRIPTIONS	658.00	2,500.00	0.00	0.00	0.00	2,500.00	0
10-510-1260	MISC. ADMIN. EXPENSE	154.00	650.00	0.00	0.00	0.00	650.00	0
10-510-1310	ELECTRIC	7,914.71	6,000.00	783.37	1,633.45	0.00	4,366.55	27
10-510-1330	WATER/SEWER/SOLID WASTE	3,163.78	3,500.00	0.00	564.26	0.00	2,935.74	16
10-510-1420	OSHA/SAFETY COMPLIANCE	421.50	350.00	0.00	0.00	0.00	350.00	0
10-510-1421	SAFETY EQUIPMENT	17.18	100.00	0.00	0.00	0.00	100.00	0
10-510-1422	SAFETY SUPPLIES & MATERIALS	725.22	850.00	0.00	0.00	307.04	542.96	36
10-510-1430	TRAINING- REGISTRATION & CLASS MAT'	8,616.19	10,000.00	0.00	0.00	4,575.00	5,425.00	46
10-510-1431	TRAVEL MILEAGE	212.21	500.00	0.00	0.00	19.00	481.00	4
10-510-1432	MEALS	5,685.42	3,000.00	313.33	313.33	714.71	1,971.96	34
10-510-1433	LODGING	4,312.43	3,000.00	548.49	548.49	754.84	1,696.67	43
10-510-1440	UNIFORMS	16,138.04	20,000.00	3,742.07	4,849.82	10,484.81	4,665.37	77
10-510-1451	EMPLOYEE WELLNESS	8,843.00	11,800.00	501.00	1,856.00	0.00	9,944.00	16
10-510-1610	NON-CAPITAL EQUIPMENT PURCHASE	49,424.39	22,600.00	1,551.00	1,551.00	19.73	21,029.27	7
10-510-1630	EQUIPMENT MAINT. & REPAIRS	2,994.04	10,000.00	0.00	8.40	0.00	9,991.60	0
10-510-1710	AUTO FUEL	35,172.94	37,000.00	2,452.41	8,805.63	2,554.88	25,639.49	31
10-510-1730	VEHICLE MAINT. & REPAIRS	15,350.86	12,100.00	443.55	7,024.24	341.01	4,734.75	61
10-510-3310	DEPARTMENT SUPPLIES & MATERIALS	13,679.84	11,000.00	493.38	1,931.51	861.19	8,207.30	25
10-510-4550	CONTRACT SERVICES	0.00	0.00	0.00	0.00	1,544.38	1,544.38	0
10-510-5400	INSURANCE AND BONDS	22,763.15	25,920.00	0.00	23,833.21	0.00	2,086.79	92
10-510-5791	CRIMINAL INVESTIGATION	1,499.43	10,000.00	63.24	63.24	0.00	9,936.76	1
10-510-5793	CRIME PREVENTION	5,389.89	4,000.00	0.00	0.00	0.00	4,000.00	0
10-510-7420	CAPITAL OUTLAY - EQUIPMENT	63,932.28	13,850.00	0.00	11,500.00	301.79	2,048.21	85
10-510-7430	CAPITAL OUTLAY - VEHICLES	79,772.39	46,000.00	0.00	0.00	32,920.50	13,079.50	72
10-510-8010	DEBT SERVICE - PRINCIPAL	37,165.26	16,289.00	16,289.44	16,289.44	0.00	0.44	100
10-510-8011	DEBT SERVICE - INTEREST	1,986.27	931.00	931.03	931.03	0.00	0.03	100
10-510-9003	HURRICANE SUPPLIES & MATERIALS	968.86	0.00	3,470.49	3,470.49	0.00	3,470.49	0
DEPARTMENT Total		1,684,552.14	1,750,497.00	151,602.02	486,420.96	60,942.48	1,203,133.56	31

10-531-0000	FIRE DEPARTMENT:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-531-0200	SALARIES & WAGES	732,918.49	913,000.00	84,504.25	244,331.77	0.00	668,668.23	27
10-531-0201	OVERTIME	14,897.57	30,788.00	2,873.22	6,403.99	0.00	24,384.01	21
10-531-0205	SALARIES-PARTIME/PRN	47,777.21	45,084.00	3,144.02	17,858.28	0.00	27,225.72	40
10-531-0500	FICA EXPENSE	62,895.38	78,734.00	6,770.49	20,095.82	0.00	58,638.18	26

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10-531-0600	GROUP INSURANCE	118,016.64	130,500.00	9,329.46	26,922.09	0.00	103,577.91	21
10-531-0700	RETIREMENT EXPENSE	101,133.94	131,660.00	12,241.60	34,103.62	0.00	97,556.38	26
10-531-0701	FIREMAN'S PENSION FUND	1,870.00	2,160.00	0.00	0.00	0.00	2,160.00	0
10-531-0800	WORKERS COMPENSATION	33,836.96	38,010.00	0.00	38,010.00	0.00	0.00	100
10-531-1110	TELEPHONE	2,981.08	3,170.00	125.20	660.82	136.39	2,372.79	25
10-531-1111	TELEPHONE- CELLULAR	1,529.63	1,660.00	0.00	0.00	528.03	1,131.97	32
10-531-1120	INTERNET/CABLE	3,603.09	4,040.00	0.00	0.00	2,146.81	1,893.19	53
10-531-1130	POSTAGE	189.86	200.00	0.00	0.00	5.35	194.65	3
10-531-1130	POSTAGE	692.06	1,200.00	0.00	195.34	157.82	846.84	29
10-531-1210	OFFICE SUPPLIES	2,536.96	1,500.00	0.00	0.00	806.12	693.88	54
10-531-1220	OFFICE EQUIPMENT (NON-CAPITAL)	2,191.77	2,940.00	0.00	719.82	239.94	1,980.24	33
10-531-1221	OFFICE EQUIPMENT LEASES	1,935.17	2,000.00	13.60	1,488.00	100.00	412.00	79
10-531-1230	OFFICE CONTRACT SERVICES	1,601.50	1,525.00	0.00	100.00	406.59	1,018.41	33
10-531-1250	DUES & SUBSCRIPTIONS	23,171.42	23,460.00	1,863.71	3,517.85	1,278.82	18,663.33	20
10-531-1310	ELECTRIC	425.91	500.00	0.00	39.98	19.37	440.65	12
10-531-1320	LP GAS	4,642.46	4,510.00	38.00	429.47	0.00	4,080.53	10
10-531-1330	WATER/SEWER/SOLID WASTE	5,789.30	5,860.00	0.00	0.00	0.00	5,860.00	0
10-531-1420	OSHA/ SAFETY COMPLIANCE	20,205.30	25,030.00	0.00	4,596.70	419.85	20,013.45	20
10-531-1421	SAFETY EQUIPMENT	537.15	1,000.00	0.00	25.76	0.00	974.24	3
10-531-1422	SAFETY SUPPLIES & MATERIALS	1,639.02	1,700.00	0.00	2,001.40	711.40	1,012.80	160
10-531-1430	TRAINING- REGIST & CLASS MATERIAL	192.37	400.00	0.00	203.00	30.00	167.00	58
10-531-1431	MILEAGE	75.06	1,200.00	0.00	0.00	133.13	1,066.87	11
10-531-1432	MEALS	207.39	1,000.00	0.00	0.00	956.80	43.20	96
10-531-1433	LODGING	6,073.11	6,500.00	0.00	1,252.40	27.89	5,219.71	20
10-531-1440	UNIFORMS	1,828.77	4,200.00	0.00	3,766.63	2,676.58	2,243.21	153
10-531-1510	BUILDING MAINTENANCE	2,917.30	3,500.00	0.00	0.00	52.09	3,447.91	1
10-531-1511	GROUND MAINT	1,102.10	1,600.00	0.00	0.00	782.75	817.25	49
10-531-1512	JANITORIAL SUPPLIES	4,648.70	7,660.00	0.00	0.00	0.00	7,660.00	0
10-531-1513	CONTRACTED SERVICES	15,665.75	18,075.00	0.00	0.00	2,348.86	15,726.14	13
10-531-1610	NON-CAPITAL EQUIPMENT PURCHASE	16,714.37	12,500.00	1.38	4,057.82	42.68	8,399.50	33
10-531-1630	EQUIPMENT MAINT & REPAIRS	20,211.03	23,000.00	1,215.22	3,809.93	1,075.21	18,114.86	21
10-531-1710	AUTO FUEL	25,124.91	18,600.00	473.58	8,852.31	1,011.26	8,736.43	53
10-531-1730	VEHICLE MAINT & REPAIRS	2,767.03	4,000.00	153.78	445.43	909.61	2,644.96	34
10-531-3310	DEPARTMENT SUPPLIES & MATERIALS	31,473.00	33,050.00	0.00	32,377.00	0.00	673.00	98
10-531-5400	INSURANCE & BONDS	0.00	410,000.00	0.00	0.00	32,783.23	377,216.77	8
10-531-7430	CAPITAL OUTLAY- VEHICLES	211,997.44	209,152.00	1,013.59	103,035.87	0.00	106,116.13	49
10-531-8010	DEBT SERVICE - PRINCIPAL	85,729.00	78,799.00	11.53	40,239.49	0.00	38,559.51	51
10-531-8011	DEBT SERVICE - INTEREST	2,268.71	0.00	822.02	822.02	62.29	884.31	0
10-531-9001	HURRICANE FUEL	2,039.11	0.00	426.81	1,176.81	3,173.77	4,350.58	0
10-531-9003	HURRICANE SUPPLIES & MATERIALS							

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Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
DEPARTMENT Total		1,618,053.02	2,283,467.00	128,788.09	601,539.42	53,022.64	1,628,904.94	29
10-540-0000	PLANNING & INSPECTIONS:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-540-0200	SALARIES AND WAGES	275,438.44	294,751.00	24,107.57	80,823.59	0.00	213,927.41	27
10-540-0201	OVERTIME	2,510.74	7,150.00	56.28	567.03	0.00	6,582.97	8
10-540-0500	FICA EXPENSE	20,668.30	24,084.00	1,794.68	6,050.06	0.00	18,033.94	25
10-540-0600	GROUP INSURANCE EXPENSE	34,450.20	36,250.00	2,928.60	8,785.80	0.00	27,464.20	24
10-540-0700	RETIREMENT EXPENSE	35,503.36	42,207.00	3,385.36	11,377.08	0.00	30,829.92	27
10-540-0800	WORKERS COMPENSATION	4,035.23	4,300.00	0.00	4,300.00	0.00	0.00	100
10-540-1220	OFFICE EQUIPMENT (NON-CAPITAL)	872.00	0.00	0.00	0.00	0.00	0.00	0
10-540-1250	DUES & SUBSCRIPTIONS	2,689.46	2,150.00	0.00	245.00	726.00	1,179.00	45
10-540-1420	OSHA/SAFETY COMPLIANCE	0.00	300.00	0.00	0.00	0.00	300.00	0
10-540-1430	TRAINING-REGISTRATION & CLASS MAT ¹	1,627.97	2,425.00	0.00	0.00	1,126.24	1,298.76	46
10-540-1431	TRAVEL MILEAGE	1,664.27	1,200.00	0.00	117.39	100.00	982.61	18
10-540-1432	MEALS	202.44	1,100.00	0.00	0.00	36.26	1,063.74	3
10-540-1433	LODGING	2,232.66	2,200.00	0.00	0.00	572.90	1,627.10	26
10-540-1730	NON-CAPITAL EQUIPMENT PURCHASE	0.00	2,000.00	0.00	0.00	0.00	2,000.00	0
10-540-1810	AUTO FUEL	351.11	1,000.00	70.26	182.67	15.00	1,802.33	10
10-540-1820	VEHICLE MAINT & REPAIRS	940.00	1,500.00	0.00	0.00	0.00	1,000.00	0
10-540-1820	PERMITS & FEES - ONE TIME	50.00	0.00	0.00	0.00	0.00	0.00	0
10-540-3510	PERMITS & FEES - RECURRING	347.22	15,100.00	0.00	0.00	30.00	15,070.00	0
10-540-3512	HISTORIC COMM-EXPENSE	0.00	1,800.00	0.00	0.00	0.00	1,800.00	0
10-540-7430	HISTORIC COMM-TRAVEL	0.00	25,000.00	0.00	0.00	21,598.44	3,401.56	86
10-540-8010	CAPITAL OUTLAY- VEHICLES	4,663.87	4,751.00	4,751.09	4,751.09	0.00	0.09-	100
10-540-8011	DEBT SERVICE - PRINCIPAL	358.77	272.00	271.55	271.55	0.00	0.45	100
10-540-8011	DEBT SERVICE - INTEREST							
DEPARTMENT Total		389,638.05	471,540.00	37,365.39	117,471.26	24,204.84	329,863.90	30
10-560-0000	PUBLIC WORKS:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-560-0200	SALARIES AND WAGES	467,954.87	508,368.00	40,391.05	145,267.97	0.00	363,100.03	29
10-560-0201	OVERTIME	3,652.15	4,400.00	28.23	483.99	0.00	3,916.01	11
10-560-0500	FICA EXPENSE	34,256.86	40,914.00	2,931.88	10,657.83	0.00	30,256.17	26
10-560-0600	GROUP INSURANCE EXPENSE	75,809.88	94,250.00	7,028.64	21,043.86	0.00	73,206.14	22
10-560-0700	RETIREMENT EXPENSE	58,777.09	71,700.00	5,662.74	19,382.34	0.00	52,317.66	27
10-560-0800	WORKERS COMPENSATION	17,021.88	18,000.00	0.00	18,000.00	0.00	0.00	100
10-560-1110	TELEPHONE	1,429.72	0.00	0.00	240.13	118.84	358.97-	0
10-560-1120	INTERNET\CABLE	1,767.19	3,600.00	0.00	0.00	1,571.88	2,028.12	44
10-560-1130	POSTAGE	4,622.14	4,500.00	0.00	789.17	398.23	3,312.60	26
10-560-1210	OFFICE SUPPLIES	1,292.73	2,000.00	0.00	37.17	330.91	1,631.92	18

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Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
10-560-1220	OFFICE EQUIPMENT (NON-CAPITAL)	2,186.94	1,875.00	0.00	300.46	85.39	1,489.15	21
10-560-1221	OFFICE EQUIPMENT LEASE	2,912.49	3,100.00	0.00	532.60	266.30	2,301.10	26
10-560-1230	OFFICE CONTRACT SERVICES	2,200.60	2,121.69	125.41	499.05	171.69	1,450.95	32
10-560-1250	DUES AND SUBSCRIPTIONS	574.96	650.00	0.00	0.00	39.98	610.02	6
10-560-1310	ELECTRIC	6,665.13	6,500.00	846.63	1,600.60	0.00	4,899.40	25
10-560-1320	LP GAS	3,456.99	3,150.00	0.00	0.00	350.00	2,800.00	11
10-560-1330	WATER/SEWER/SOLID WASTE	2,715.93	2,000.00	0.00	476.06	0.00	1,523.94	24
10-560-1420	OSHA/SAFETY COMPLIANCE	706.17	2,500.00	0.00	0.00	100.00	2,400.00	4
10-560-1421	SAFETY EQUIPMENT	0.00	750.00	0.00	119.76	0.00	630.24	16
10-560-1422	SAFETY SUPPLIES & MATERIALS	1,566.39	2,100.00	0.00	64.05	197.01	1,838.94	12
10-560-1430	TRAINING -REGISTRATION & CLASS	182.10	3,150.00	0.00	0.00	100.00	3,050.00	3
10-560-1431	TRAVEL MILEAGE	478.24	500.00	0.00	0.00	0.00	500.00	0
10-560-1432	MEALS	126.04	750.00	0.00	0.00	30.00	720.00	4
10-560-1433	LODGING	846.19	750.00	0.00	0.00	0.00	750.00	0
10-560-1440	UNIFORMS	6,900.54	7,000.00	395.25	1,063.30	0.00	5,936.70	15
10-560-1510	NON-CAPITAL EQUIPMENT PURCHASE	6,261.18	10,000.00	184.88	266.40	1,867.76	7,865.84	21
10-560-1530	EQUIPMENT MAINT. & REPAIRS	5,311.98	10,000.00	1,305.08	1,402.99	753.80	7,843.21	22
10-560-1710	AUTO FUEL	13,856.87	20,000.00	1,440.01	4,413.71	886.00	14,700.29	26
10-560-1730	VEHICLE MAINT. & REPAIRS	17,902.38	10,500.00	0.00	1,078.90	262.00	9,159.10	13
10-560-1820	PERMITS & FEES - ONE TIME	100.00	500.00	0.00	0.00	0.00	500.00	0
10-560-3310	DEPARTMENT SUPPLIES & MATERIAL	4,125.59	10,000.00	97.46	319.55	307.75	9,372.70	6
10-560-3320	STREETSCAPING MATERIALS	0.00	74.58	0.00	0.00	74.58	0.00	100
10-560-3811	STREET CONT. SERVICES	224,343.10	184,832.00	45,942.84	73,198.43	61,392.00	50,241.57	73
10-560-3812	STREET SUPPLIES & MAT'L	8,944.73	10,000.00	0.00	38.85	100.88	9,860.27	1
10-560-3814	SIWALKS & MULTI-MODAL	3,068.34	40,575.00	29,129.28	32,256.99	6,777.49	1,540.52	96
10-560-3900	PARKING METERS	10,466.86	0.00	0.00	0.00	0.00	0.00	0
10-560-4550	CONTRACT SERVICES	67,770.45	48,000.00	2,350.00	29,119.26	13,243.91	5,636.83	88
10-560-4552	MOSQUITO CONTROL	395.96	750.00	0.00	59.99	0.00	690.01	8
10-560-4590	DREDGING EXPENSE	85,000.00	85,000.00	0.00	0.00	0.00	85,000.00	0
10-560-5400	INSURANCE	15,253.07	18,200.00	0.00	0.00	0.00	18,200.00	0
10-560-5900	STREET LIGHTS	137,524.65	125,000.00	10,694.34	21,368.65	0.00	103,631.35	17
10-560-7420	CAPITAL OUTLAY - EQUIPMENT	615.60	0.00	0.00	0.00	0.00	0.00	0
10-560-7430	CAPITAL OUTLAY - VEHICLES	31,739.11	0.00	0.00	0.00	0.00	0.00	0
10-560-8010	DEBT SERVICES-PRINCIPAL	35,924.16	8,144.72	8,144.72	8,144.72	0.00	0.00	100
10-560-8011	DEBT SERVICES-INTEREST	2,764.65	69,032.19	465.52	465.52	0.00	68,566.67	1
10-560-9001	HURRICANE FUEL	0.00	0.00	285.04	285.04	0.00	285.04	0
10-560-9002	HURRICANE RENTAL EQUIPMENT	4,072.63	0.00	807.50	807.50	2,400.00	3,207.50	0
10-560-9003	HURRICANE SUPPLIES & MATERIALS	13,395.80	0.00	2,528.74	2,678.74	200.00	2,878.74	0
10-560-9004	HURRICANE DEBRIS REMOVAL	760,239.72	0.00	0.00	0.00	0.00	0.00	0

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DEPARTMENT Total		2,145,948.85	1,435,237.18	160,785.24	396,463.58	92,026.40	946,747.20	34
10-570-0000	SANITATION:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-570-1310	ELECTRIC FOR COMPACTOR	538.49	1,000.00	44.41	89.31	0.00	910.69	9
10-570-1630	EQUIPMENT MAINT.	155.98	5,000.00	201.96	201.96	0.00	4,798.04	4
10-570-1710	AUTO FUEL	13,715.80	15,000.00	683.03	2,427.40	572.00	12,000.60	20
10-570-1730	VEHICLE MAINTENANCE	281.54	5,000.00	0.00	54.98	0.00	4,945.02	1
10-570-4520	COLLECTION CONTRACTED SV WBD ROLLOUT ONL	22,216.18	17,304.00	0.00	0.00	7,898.44	9,405.56	46
10-570-4521	COLLECTION CONTRACTSVC RESROLLOUT SW&RCY	370,640.94	377,495.00	0.00	0.00	127,754.58	249,740.42	34
10-570-4560	RECYCLING DISPOSAL WBD CARDBOARD ONLY	6,449.92	7,210.00	0.00	0.00	2,732.22	4,477.78	38
10-570-4561	SOLID WASTE DISPOSAL RES BULK SERVICE	26,780.44	25,750.00	0.00	0.00	11,657.44	14,092.56	45
10-570-4562	YARD DEBRIS DISPOSAL FEE DEE GARNER	41,230.00	30,900.00	1,750.00	7,110.00	0.00	23,790.00	23
10-570-4563	SOLID WASTE DISPOSAL WBD COMPACTOR FEE	26,693.66	25,750.00	172.73	172.73	12,630.42	12,946.85	50
10-570-8010	DEBT SERVICES- PRINCIPAL (GRAPPLE TRUCK)	28,649.51	29,731.00	29,185.25	29,185.25	0.00	545.75	98
10-570-8011	DEBT SERVICES - INTEREST (GRAPPLE TRUCK)	2,203.84	1,122.34	1,668.10	1,668.10	0.00	545.76-	149
DEPARTMENT Total		539,556.30	541,262.34	33,705.48	40,909.73	163,245.10	337,107.51	38
10-580-0000	STORMWATER	0.00	0.00	0.00	0.00	0.00	0.00	0
10-580-1610	NON-CAPITAL EQUIPMENT PURCHASES	2,915.32	25,200.00	0.00	0.00	0.00	25,200.00	0
10-580-1710	DEPARTMENT SUPPLIES AND MATERIALS	2,130.92	14,910.00	0.00	2,035.32	1,735.89	11,138.79	25
10-580-4550	CONTRACT SERVICES	143,000.09	132,072.00	0.00	8,670.46	32,032.00	91,369.54	31
DEPARTMENT Total		148,046.33	172,182.00	0.00	10,705.78	33,767.89	127,708.33	26
10-620-0000	FACILITIES & GROUND MAINT:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-620-1310	ELECTRIC	1,277.00	0.00	100.51	203.25	0.00	203.25-	0
10-620-1510	TOWN HALL BLDG MAINT	11,153.83	94,000.00	73.97	2,218.69	366.34	91,414.97	3
10-620-1511	TOWN HALL GROUND MAINT	225.32	1,000.00	0.00	0.00	0.00	1,000.00	0
10-620-1512	TOWN HALL JANITORIAL SUPPLIES	2,134.21	1,500.00	59.34	144.39	0.00	1,355.61	10
10-620-1513	TOWN HALL CONTRACTED SERVICES	100.00	4,000.00	0.00	0.00	0.00	4,000.00	0
10-620-1520	TRAIN DEPOT BLDG MAINT	627.16	12,500.00	203.83	203.83	0.00	12,296.17	2
10-620-1522	TRAIN DEPOT JANITORIAL SUPPLIES	995.67	1,000.00	0.00	0.00	0.00	1,000.00	0
10-620-1523	TRAIN DEPOT CONTRACTED SERVICES	0.00	15,000.00	0.00	0.00	0.00	15,000.00	0
10-620-1530	POLICE DEPT BLDG MAINT	35,918.27	85,000.00	3,606.55	3,883.61	138.21	80,978.18	5
10-620-1531	POLICE DEPT GROUND MAINT	491.33	0.00	0.00	0.00	0.00	0.00	0
10-620-1532	POLICE DEPT JANITORIAL SUPPLIES	1,226.44	1,500.00	0.00	0.00	0.00	1,500.00	0
10-620-1533	POLICE DEPT CONTRACTED SERVICES	607.78	3,000.00	0.00	0.00	237.69	2,762.31	8
10-620-1540	PUBLIC WORKS BLDG MAINT	10,578.31	6,000.00	990.24	7,489.01	228.23	1,717.24-	129
10-620-1541	PUBLIC WORKS GROUND MAINT	43.54	500.00	0.00	0.00	0.00	500.00	0

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10-620-1542	PUBLIC WORKS JANITORIAL SUPPLIES	224.89	400.00	0.00	369.65	0.00	30.35	92
10-620-1550	CEMETERY MAINTENANCE	11,208.48	17,500.00	530.99	1,889.40	5,200.00	10,410.60	41
10-620-1560	PUBLIC RESTROOM BLDG MAINT	10,075.59	6,000.00	0.00	1,835.00	150.00	4,015.00	33
10-620-1562	PUBLIC RESTROOM JANITORIAL SUPPLY	5,388.46	7,875.00	880.65	3,006.13	0.00	4,868.87	38
10-620-1570	PARKS MAINTENANCE	6,101.21	15,000.00	167.53	1,456.43	95.01	13,448.56	10
10-620-1571	RJP PARK MAINTENANCE	0.00	8,000.00	0.00	0.00	0.00	8,000.00	0
10-620-1573	PARKS CONTRACTED SERVICE	1,868.44	10,000.00	78.91	315.64	693.88	8,990.48	10
10-620-1580	DOCKS AND BOARDWALK MAINT	940.76	5,250.00	81.71	347.02	413.14	4,489.84	14
10-620-1590	PUBLIC R.O.W. MAINT	15,541.01	17,155.95	3,882.19	4,172.86	5,915.64	7,067.45	59
10-620-1591	TREES	5,833.71	7,000.00	0.00	0.00	0.00	7,000.00	0
10-620-1592	WBD PROJECTS	32,166.32	0.00	0.00	0.00	0.00	0.00	0
10-620-1610	NON CAPITAL EQUIPMENT PURCHASE	1,945.13	3,150.00	0.00	0.00	0.00	3,150.00	0
10-620-1630	EQUIPMENT MAINT & REPAIRS	2,905.15	3,360.00	0.00	20.24	502.85	2,836.91	16
10-620-1900	PROPERTY LEASES	30,000.00	0.00	0.00	0.00	0.00	0.00	0
10-620-3310	DEPARTMENTAL SUPPLIES & MATERIALS	4,894.56	4,200.00	0.00	0.00	929.52	3,270.48	22
10-700-150	CONTRACT SERVICES	617.83	5,000.00	0.00	562.50	0.00	4,437.50	11
10-700-100	SPECIAL EVENTS	79.00	0.00	0.00	0.00	0.00	0.00	0
10-700-120	CAPITAL OUTLAY/EQUIPMENT	37,133.20	0.00	0.00	0.00	0.00	0.00	0
DEPARTMENT Total		232,302.60	334,890.95	10,656.42	28,117.65	14,870.51	291,902.79	13
10-700-0000	NON-DEPARTMENTAL:	0.00	0.00	0.00	0.00	0.00	0.00	0
10-700-0206	MERIT AWARDS	0.00	60,338.00	0.00	0.00	0.00	60,338.00	0
10-700-1120	INTERNET- FIBER HUB CONNECTION	0.00	22,200.00	0.00	0.00	1,275.00	20,925.00	6
10-700-1250	EURY'S LANDING CONDOMINIUM ANNUAL DUES	800.00	0.00	0.00	0.00	0.00	0.00	0
10-700-1410	HUMAN RESOURCES - EMPLOYMENT	15,970.01	13,000.00	1,130.25	4,630.03	275.00	8,094.97	38
10-700-1420	HUMAN RESOURCES - TRAINING	0.00	25,000.00	0.00	4,595.00	145.20	20,259.80	19
10-700-1450	EMPLOYEE ENGAGEMENT	11,819.60	12,000.00	93.88	93.88	657.58	11,248.54	6
10-700-4510	PROFESSIONAL SERVICES	205,156.33	54,500.00	1,700.00	7,950.00	0.00	46,550.00	15
10-700-4530	LEGAL SERVICES	125,697.87	100,000.00	5,437.62	35,207.08	0.00	64,792.92	35
10-700-5600	CONTRIBUTIONS TO OTHER AGENCIES	0.00	4,600.00	4,600.00	4,600.00	0.00	0.00	100
10-700-5730	CONTINGENCY	0.00	46,250.00	0.00	0.00	0.00	46,250.00	0
10-700-5750	ZSR Grant	0.00	0.00	0.00	0.00	810.74	810.74	0
10-700-8010	DEBT SERVICE - PRINCIPAL	100,000.00	100,000.00	0.00	100,000.00	0.00	0.00	100
10-700-8011	DEBT SERVICE - INTEREST	25,410.60	22,420.00	0.00	11,865.56	0.00	10,554.44	53
10-700-9003	HURRICANE SUPPLIES & MATERIALS	7,032.93	0.00	1,095.00	1,095.00	0.00	1,095.00	0
DEPARTMENT Total		491,887.34	460,308.00	14,056.75	170,036.55	3,163.52	287,107.93	38
10-800-0000	GENERAL FUND TRANSFERS:	0.00	0.00	0.00	0.00	0.00	0.00	0

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10-800-0001	CONTRIBUTION TO FIRE DEPT FUND	196,843.74-	0.00	0.00	0.00	0.00	0.00	0
10-800-8000	TRANSFER TO CAPITAL RESERVE	0.00	460,433.00	0.00	0.00	0.00	460,433.00	0
	DEPARTMENT Total	196,843.74-	460,433.00	0.00	0.00	0.00	460,433.00	0
	General Fund Expend Total	8,166,053.15	9,428,806.47	636,587.64	2,717,940.11	495,430.56	6,715,435.80	29

Fund	Description	Prior Revenue	Curr Revenue	YTD Revenue	Prior Expended	Curr Expended	YTD Expd/Encm	Total Available Revenues
10	General Fund	9,162,276.76	689,724.02	1,672,488.19	8,166,053.15	636,587.64	2,713,370.67	1,040,882.48-

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Revenue Account	Description	Prior Yr Rev	Anticipated	Current Rev	YTD Revenue	Excess/Deficit	% Real
40-303-0009	GRANTS NC	59,674.00	0.00	0.00	0.00	0.00	0
40-305-0001	REVENUE ACCOUNT REGULAR - WATER USAGE	1,137,328.64	1,170,906.00	107,837.19	353,797.53	817,108.47-	30
40-305-0002	REVENUE ACCOUNT REGULAR - SEWER USAGE	2,940,951.44	3,012,033.00	256,443.36	863,287.60	2,148,745.40-	29
40-305-0003	WATER TAP IN FEES	44,300.00	30,000.00	1,800.00	7,275.00	22,725.00-	24
40-305-0004	SEWER TAP IN FEE	14,250.00	12,000.00	1,500.00	3,750.00	8,250.00-	31
40-305-0005	ACCOUNT SERVICE CHARGES	21,325.00	18,000.00	1,605.00	5,155.00	12,845.00-	29
40-305-0006	WATER SERVICE CHARGES	295.12	0.00	0.00	0.00	0.00	0
40-305-0007	SEWER SERVICE CHARGES	266.52	0.00	0.00	0.00	0.00	0
40-305-0008	LATE FEES - WATER	51,393.65	40,000.00	3,685.30	16,389.32	23,610.68-	41
40-305-0009	LATE FEES - SEWER/GREASE	212.05	0.00	6.12	14.36	14.36	0
40-305-0010	RETURNED CHECK FEES - WATER	1,525.00	0.00	125.00	325.00	325.00	0
40-305-0012	TEMPORARY UTILITY USE CHARGE	1,387.38	1,000.00	850.00	1,100.00	100.00	110
40-305-0013	SPRINKLER FEES	3,375.00	3,000.00	0.00	0.00	3,000.00-	0
40-307-0001	INVESTMENT EARNINGS-WATER	19,226.44	0.00	0.00	0.00	0.00	0
40-307-0003	MISCELLANEOUS REVENUE - WATER	0.00	0.00	106.93	106.93	106.93	0
40-307-0007	REIMBURSEMENT FROM NCDOT	5,535.63	0.00	0.00	0.00	0.00	0
40-308-008	REIMBURSEMENT FOR INSURANCE	22,578.11	0.00	0.00	0.00	0.00	0
40-311-011	APP. UNRESTRICTED FUND BALANCE	0.00	276,864.00	0.00	0.00	276,864.00-	0
40-380-0000	DONATIONS	1,133,667.47	0.00	0.00	0.00	0.00	0
Utility Fund Revenue Total		5,457,291.45	4,563,803.00	373,958.90	1,251,200.74	3,312,602.26-	27

Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
40-800-0206	MERIT AWARDS	0.00	16,000.00	0.00	0.00	0.00	16,000.00	0
40-800-1240	CONTRIBUTION TO GF FOR ADMIN SERVICES	350,000.00	511,000.00	0.00	0.00	0.00	511,000.00	0
40-800-8000	TRANSFER TO CAPITAL RESERVE	0.00	333,930.00	0.00	0.00	0.00	333,930.00	0
DEPARTMENT Total		350,000.00	860,930.00	0.00	0.00	0.00	860,930.00	0
40-810-0000	SEWER DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00	0
40-810-0200	SALARIES AND WAGES	408,104.21	421,595.00	35,751.97	119,463.83	0.00	302,131.17	28
40-810-0201	OVERTIME	40,884.81	47,250.00	4,201.78	14,368.15	0.00	32,881.85	30
40-810-0500	FICA EXPENSE	31,908.29	37,172.00	2,937.14	9,873.76	0.00	27,298.24	27
40-810-0600	GROUP INSURANCE EXPENSE	55,120.32	58,000.00	4,685.76	14,057.28	0.00	43,942.72	24
40-810-0700	RETIREMENT EXPENSE	57,170.66	65,144.00	5,597.53	18,598.31	0.00	46,545.69	29
40-810-0800	WORKERS COMPENSATION	13,781.21	14,700.00	0.00	13,200.00	0.00	1,500.00	90
40-810-1110	TELEPHONE	8,006.61	6,600.00	66.41	1,375.27	587.14	4,637.59	30
40-810-1111	TELEPHONE-CELLULAR	275.20	0.00	0.00	0.00	227.43	227.43-	0
40-810-1120	INTERNET/CABLE	2,695.92	3,600.00	0.00	0.00	1,235.80	2,364.20	34

TOWN OF BEAUFORT
Statement of Revenue and Expenditures - Operating

October 23, 2019
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Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
40-810-1130	POSTAGE	5,750.67	4,600.00	398.24	1,187.41	282.95	3,129.64	32
40-810-1210	OFFICE SUPPLIES	904.63	1,950.00	0.00	0.00	322.79	1,627.21	17
40-810-1230	OFFICE CONTRACT SERVICES	1,863.52	2,000.00	0.00	247.63	295.29	1,457.08	27
40-810-1250	DUES & SUBSCRIPTIONS	1,281.71	1,300.00	38.90	155.60	0.00	1,144.40	12
40-810-1310	ELECTRIC	204,156.78	180,000.00	16,076.35	31,226.12	2,633.91	146,139.97	19
40-810-1330	WATER/SEWER/SOLID WASTE	1,151.99	1,000.00	0.00	127.56	0.00	872.44	13
40-810-1420	OSHA/SAFETY COMPLIANCE	1,277.94	2,000.00	0.00	0.00	0.00	2,000.00	0
40-810-1422	SAFETY SUPPLIES & MATERIALS	793.88	1,100.00	0.00	70.36	0.00	1,029.64	6
40-810-1430	TRAINING - REGISTRATION & CLASS MA	1,640.00	3,000.00	0.00	0.00	75.00	2,925.00	2
40-810-1431	TRAVEL MILEAGE	0.00	200.00	0.00	0.00	0.00	200.00	0
40-810-1432	MEALS	432.25	700.00	0.00	0.00	50.00	650.00	7
40-810-1433	LODGING	454.00	1,000.00	0.00	0.00	0.00	1,000.00	0
40-810-1434	EMPLOYEE DEVELOPMENT	0.00	2,500.00	0.00	0.00	0.00	2,500.00	0
40-810-1440	UNIFORMS	4,811.05	6,300.00	401.86	1,271.15	59.29	4,969.56	21
40-810-1510	BUILDING MAINT	13,646.23	8,000.00	0.00	6,836.59	75.00	1,088.41	86
40-810-1512	JANITORIAL SUPPLIES	547.12	1,100.00	0.00	0.00	60.12	1,039.88	5
40-810-1730	VEHICLE MAINT & REPAIRS	3,690.02	30,500.00	71.81	3,848.81	3,842.24	22,808.95	25
40-810-1810	PERMITS & FEES - RECURRING	54,098.71	86,400.00	1,921.56	10,845.43	10,130.30	65,424.27	24
40-810-1830	COMPLIANCE TESTING	15,464.90	26,000.00	1,461.20	6,281.22	1,143.00	18,575.78	29
40-810-3310	DEPARTMENT SUPPLIES & MATERIALS - SEWER	8,966.39	9,200.00	999.65	1,506.12	233.87	7,460.01	19
40-810-3311	DEPARTMENT SUPPLIES & MATERIALS -WWTP	7,010.00	8,620.00	0.00	2,560.00	0.00	6,060.00	30
40-810-4510	PROFESSIONAL SERVICES	11,956.61	16,000.00	739.00	1,185.00	0.00	14,815.00	7
40-810-4550	CONTRACT SERVICES	23,078.01	19,000.00	2,122.01	2,788.19	791.05	15,420.76	19
40-810-4560	STREET PATCHING FOR UTILITY REPAIRS	32,384.62	40,000.00	5,754.79	15,522.52	1,335.30	23,142.18	42
40-810-5400	INSURANCE	90.00	2,000.00	0.00	0.00	100.00	1,900.00	5
40-810-7410	CAPITAL OUTLAY - BLDG.	81,904.65	152,000.00	6,610.00	8,110.00	66,819.05	77,070.95	49
40-810-7420	CAPITAL OUTLAY - EQUIPMENT	0.00	18,000.00	0.00	0.00	0.00	18,000.00	0
40-810-7430	CAPITAL OUTLAY - VEHICLES	52,388.70	62,880.00	0.00	52,999.00	0.00	9,881.00	84
40-810-8010	DEBT SERVICE-PRINCIPAL	395.39	0.00	0.00	0.00	0.00	0.00	0
40-810-8011	DEBT SERVICE-INTEREST	1,845.00-	45,081.00	1,790.95	45,371.96	3,523.33	3,814.29-	108
40-810-9001	HURRICANE FUEL	0.00	126,235.00	97,945.51	97,945.51	28,407.03	117,54-	100
40-810-9003	HURRICANE SUPPLIES & MATERIALS	1,121,048.58	1,122,673.00	4,751.09	4,751.09	0.00	1,117,921.91	0
40-810-9005	HURRICANE EQUIPMENT REPLACEMENT	238,253.51	214,470.00	271.55	271.55	0.00	214,198.45	0
		13,636.19	0.00	1,472.34	1,472.34	0.00	1,472.34-	0
		2,502.23	0.00	0.00	0.00	0.00	0.00	0
		46,962.96	0.00	0.00	0.00	0.00	0.00	0
DEPARTMENT Total		2,568,645.47	2,849,870.00	196,067.40	487,517.76	122,229.89	2,240,122.35	21
40-811-0000	WWTP DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00	0

TOWN OF BEAUFORT
Statement of Revenue and Expenditures - Operating

Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
40-811-9010	DEPRECIATION	972,354.03	0.00	0.00	0.00	0.00	0.00	0
DEPARTMENT Total		972,354.03	0.00	0.00	0.00	0.00	0.00	0
40-812-0000	WATER DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00	0
40-812-0200	SALARIES AND WAGES	191,658.64	193,334.00	16,423.55	53,905.96	0.00	139,428.04	28
40-812-0201	OVERTIME	13,658.51	15,300.00	1,090.71	5,698.23	0.00	9,601.77	37
40-812-0500	FICA EXPENSE	15,157.44	16,663.00	1,333.37	4,540.27	0.00	12,122.73	27
40-812-0600	GROUP INSURANCE EXPENSE	27,479.16	29,000.00	2,342.88	7,028.64	0.00	21,971.36	24
40-812-0700	RETIREMENT EXPENSE	25,531.65	29,201.00	2,453.74	8,335.33	0.00	20,865.67	29
40-812-0800	WORKERS COMPENSATION	6,991.17	8,400.00	0.00	6,000.00	0.00	2,400.00	71
40-812-1110	TELEPHONE	566.93	2,000.00	0.00	93.25	42.80	1,863.95	7
40-812-1111	TELEPHONE-CELLULAR	831.84	600.00	0.00	0.00	245.74	354.26	41
40-812-1120	INTERNET/CABLE	577.80	3,600.00	0.00	0.00	642.00	2,958.00	18
40-812-1130	POSTAGE	4,672.40	4,500.00	0.00	789.17	398.23	3,312.60	26
40-812-1100	OFFICE SUPPLIES	258.63	4,800.00	0.00	0.00	86.80	4,713.20	2
40-812-1300	OFFICE CONTRACT SERVICES	2,960.69	3,000.00	0.00	310.26	243.30	2,446.44	18
40-812-1400	DUES AND SUBSCRIPTIONS	1,366.72	1,100.00	653.90	770.60	0.00	329.40	70
40-812-1310	ELECTRIC	44,461.42	42,000.00	3,943.03	8,205.45	0.00	33,794.55	20
40-812-1320	LP GAS	974.55	1,500.00	0.00	0.00	0.00	1,500.00	0
40-812-1330	WATER/SEWER/SOLID WASTE	789.64	750.00	0.00	117.54	0.00	632.46	16
40-812-1420	OSHA/SAFETY COMPLIANCE	902.61	1,000.00	0.00	47.97	0.98-	953.01	5
40-812-1421	SAFETY EQUIPMENT	494.84	500.00	0.00	0.00	0.00	500.00	0
40-812-1422	SAFETY SUPPLIES & MATERIALS	74.60	0.00	0.00	0.00	0.00	0.00	0
40-812-1430	TRAINING -REGISTRATION&CLASS MAT'L	920.00	1,500.00	0.00	0.00	0.00	1,500.00	0
40-812-1431	TRAVEL MILEAGE	0.00	100.00	0.00	0.00	0.00	100.00	0
40-812-1432	MEALS	0.00	400.00	0.00	0.00	85.93	314.07	21
40-812-1433	LODGING	1,193.28	1,000.00	0.00	0.00	0.00	1,000.00	0
40-812-1434	EMPLOYEE DEVELOPMENT	0.00	3,000.00	0.00	0.00	0.00	3,000.00	0
40-812-1440	UNIFORMS	2,009.78	2,600.00	175.90	445.72	0.00	2,154.28	17
40-812-1510	BUILDING MAINT	2,933.54	900.00	28.75	38.34	100.00	761.66	15
40-812-1512	JANITORIAL SUPPLIES	65.56	500.00	0.00	44.11	0.00	455.89	9
40-812-1610	NON-CAPITAL EQUIPMENT PURCHASES	1,250.83	5,000.00	0.00	2,030.52	0.00	2,969.48	41
40-812-1630	EQUIPMENT MAINT. & REPAIRS	15,910.22	26,700.00	26.56	275.48	285.34	26,139.18	2
40-812-1710	AUTO FUEL	3,538.41	9,000.00	0.00	931.86	260.00	7,808.14	13
40-812-1730	VEHICLE MAINT. & REPAIRS	5,297.51	2,500.00	0.00	192.09	100.00	2,207.91	12
40-812-1810	PERMITS & FEES - REOCCURRING	3,665.00	5,000.00	0.00	150.00	0.00	4,850.00	3
40-812-1830	COMPLIANCE TESTING	12,325.00	14,000.00	565.00	2,635.00	0.00	11,365.00	19
40-812-3310	DEPARTMENT SUPPLIES & MATERIALS	105,752.45	94,875.00	3,902.11	38,501.76	1,962.20	54,411.04	43
40-812-4550	CONTRACT SERVICES	113,483.32	71,925.00	3,350.00	28,662.00	38,337.88	4,925.12	93

TOWN OF BEAUFORT
Statement of Revenue and Expenditures - Operating

Expend Account	Description	Prior Yr Expd	Budgeted	Current Expd	YTD Expended	Encumbered	Balance	% Used
40-812-4560	STREET PATCHING FOR UTILITY REPAIRS	3,181.50	18,000.00	1,500.00	1,500.00	0.00	16,500.00	8
40-812-4570	COUNTY WATER PURCHASE	38,017.29	33,000.00	3,342.16	9,956.10	0.00	23,043.90	30
40-812-5400	INSURANCE	16,442.97	19,800.00	0.00	17,000.49	0.00	2,799.51	86
40-812-7410	CAPITAL OUTLAY - BLDG.	222,064.53	0.00	0.00	0.00	0.00	0.00	0
40-812-7420	CAPITAL OUTLAY - EQUIPMENT	222,064.53	0.00	0.00	0.00	0.00	0.00	0
40-812-7430	CAPITAL OUTLAY-VEHICLES	0.00	50,000.00	289.20	289.20	32,504.89	17,205.91	66
40-812-8010	DEBT SERVICE - PRINCIPAL	101,974.27	102,061.00	4,751.09	4,751.09	0.00	97,309.91	5
40-812-8011	DEBT SERVICE - INTEREST	36,382.91	33,894.00	271.55	271.55	0.00	33,622.45	1
40-812-9001	HURRICANE FUEL	569.89	0.00	156.49	156.49	0.00	156.49	0
DEPARTMENT Total		804,322.97	853,003.00	46,599.99	203,674.47	75,294.13	574,034.40	33
Utility Fund Expend Total		4,695,322.47	4,563,803.00	242,667.39	691,192.23	197,524.02	3,675,086.75	19

Fund	Description	Prior Revenue	Curr Revenue	YTD Revenue	Prior Expended	Curr Expended	YTD Expd/Encm	Total Available Revenues
40	Utility Fund	5,457,291.45	373,958.90	1,251,200.74	4,695,322.47	242,667.39	888,716.25	362,484.49

TOWN OF BEAUFORT
Statement of Revenue and Expenditures - Operating

Revenue Account	Description	Prior Yr Rev	Anticipated	Current Rev	YTD Revenue	Excess/Deficit	% Real
60-305-0000	WATER CAPACITY FEES	31,200.00	0.00	476.00	2,537.00	2,537.00	0
60-305-0001	SEWER CAPACITY FEES	30,000.00	0.00	5,524.00	18,063.00	18,063.00	0
60-305-0002	WATER CAPACITY FEES (ACCRUED)	18,900.00	0.00	150.00	450.00	450.00	0
60-305-0003	SEWER CAPACITY FEES (ACCRUED)	18,000.00	0.00	0.00	0.00	0.00	0
60-307-0001	INVESTMENT EARNINGS	32,897.66	0.00	0.00	0.00	0.00	0
Impact Fee Fund Revenue Total		130,997.66	0.00	6,150.00	21,050.00	21,050.00	0
Impact Fee Fund Expend Total		0.00	0.00	0.00	0.00	0.00	0

Fund	Description	Prior Revenue	Curr Revenue	YTD Revenue	Prior Expended	Curr Expended	YTD Expd/Encm	Total Available Revenues
60	Impact Fee Fund	130,997.66	6,150.00	21,050.00	0.00	0.00	0.00	21,050.00

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
	GENERAL FUND REVENUE:		
10-301-0000	AD VALOREM TAX - CURRENT YEAR	Calculated from the Property Valuation determined by Carteret County multiplied by the tax rate set by the Beaufort Board of Commissioners multiplied by the percentage the Town anticipates collecting. Town receives a monthly check from the county.	
10-301-0001	AD VALOREM TAX PRIOR YEAR	Amount of outstanding Ad Valorem taxes anticipated to be collected from previous years. Town receives a monthly check from the county.	
10-301-0002	PENALTIES AND INTEREST	Late Listing and Interest collected on Ad Valorem and Motor Vehicle taxes for current and prior years. Town receives a monthly check from the county.	
10-301-0004	MOTOR VEHICLE TAX	Town portion of Motor Vehicle Taxes collected by the NCDMV through the Tax and Tag program. Town receives a monthly check from the county.	
10-301-0006	PAYMENT IN LIEU OF TAXES	Payments made by Beaufort Housing Authority and Inlet Inn "PILOT". An annual check is received.	
10-303-0001	LOCAL OPTION SALES TAX	Sales Tax (2%) collected by the state and distributed based on ad valorem tax base "LOST". Town receives a monthly electronic distribution from NCDOR.	
10-303-0002	UTILITIES FRANCHISE TAX	Utilities Tax collected by the state. Town receives a quarterly electronic credit from NCDOR.	
10-303-0003	BEER AND WINE TAX	Beer and Wine Tax collected by the state. Town received an annual electronic credit from NCDOR.	
10-303-0004	POWELL BILL	Funds received from the state restricted for street maintenance. Town received a semi-annual distribution from the Stae.	
10-303-0008	EASTMAN'S CREEK COUNTY ASSESSMENT FEE	Assessment Fee for new development at Eastman's Creek	
10-303-0014	FEMA PD BOAT GRANT	Grant received from FEMA Homeland Security for boat and lift	
10-303-0015	FEMA HURRICANE FLORENCE	Reimbursement for hurricane expenses	
10-303-0016	GCC GRANT	Governer's Crime Commission Grant	
10-303-0017	NOAA GRANT	Taylor's Creek Grant	
10-304-0001	COUNTY ABC PROFIT DISTRIBUTION	Town's portion of county ABC profit. Town receives a check quarterly from the ABC Board.	
10-304-0002	FIRE DISTRICT AD VALOREM TAX	Ad Valorem tax received from Carteret County for the fire district. Town received a monhtly electronic payment from the county.	
10-304-0003	FIRE DISTRICT SALES TAX	Sales tax received from Carteret County for the fire district	
10-304-0004	HARLOWE DIST. AD VALOREM TAX	Ad Valorem tax received from Carteret County for the Harlowe district	
10-304-0005	HARLOWE FIRE DISTRICT SALES TAX	tax received from Cartet County for the Harlowe district	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-304-0020	MISC REVENUE- FIRE DEPARTMENT	Revenue received from tent inspections, etc	
10-305-0004	SOLID WASTE USER FEE -WBD	"WBD" Waterfront Business District - solid Waste User Fee billed monthly on the water bill	
10-305-0005	BUILDING PERMITS	Revenue from building permits	
10-305-0006	PARKING METER	Revenue collected from the Pay-To-Park Season. Credit Card and cash collections/weekly during the season.	
10-305-0007	PARKING VIOLATIONS/PENALTIES	Paid Parking Violations	
10-305-0008	COURT COSTS, FEES, CHARGES	Officer Fees. Town receives a monthly check from the county.	
10-305-0010	LATE FEES - SOLID WASTE	Late Fees of 10% are added after the 20th of the month	
10-305-0011	SPECIAL EVENT FEES	Fees associated with Special Events	
10-306-0001	PROPERTY LEASES	Revenue received from annual leases approved by the BOC	
10-306-0002	ANTENNA CONTRACT REVENUE	Revenue received from tower space leased to Sprint, AT&T and T-Mobile	
10-306-0003	CEMETERY LOT SALES	Receipts from the sale of lots at Ocenview Cemetery	
10-306-0004	SALE OF FIXED ASSETS	FY18 - Sale of Fire Station and land at Fulford and Broad	
10-306-0009	SETTLEMENTS	FY18 - Settlement received from Inlet Inn on PILOT for previous years	
10-307-0001	INVESTMENT EARNINGS	Interest	
10-307-0002	MISCELLANEOUS REVENUE	Revenue received from Golf Cart Registrations	
10-307-0003	MISCELLANEOUS REVENUE - PD	Revenue received from Police-For-Hire and various fundraisers	
10-307-0008	REIMBURSEMENT FROM INSURANCE	Receipts from insurance reimbursement	
10-307-0009	APPROPRIATED FUND BALANCE	Appropriated fund balance	
10-307-0010	UTILITY FUND ADMIN EXPENSE ALLOCATION	Allocation for administrative services provided to the Utility Fund	
10-410-0000	GOVERNING BODY:		
10-410-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-410-0500	FICA	Federal Taxes for Social Security and Medicare withheld each pay period	
10-410-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-410-1140	PUBLIC NOTICES/ADVERTISING	Public Notices, Job Vacancies, Board Vacancies	
10-410-1141	NEWSLETTER	Mailed monthly with the water bill	
10-410-1210	OFFICE SUPPLIES	Business cards, supplies for retreat	
10-410-1250	DUES & SUBSCRIPTIONS	Board member dues to professional organizations	
10-410-1430	TRAINING- REGISTRATION & CLASS MAT	Board member conference and class registration and materials	
10-410-1431	TRAVEL MILEAGE	Board member mileage for conferences and training	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-410-1432	MEALS	Board member meals for conferences and training	
10-410-1433	LODGING	Board member lodging for conferences and training	
10-410-4520	CODIFICATION	Codification of Town ordinances	
10-410-5400	INSURANCE	Public Officials liability insurance	
10-410-5720	ELECTIONS	Payment to the county for 2017 Municipal Elections	
10-410-5800	LAND PURCHASE	Budgeted for the purchase of land associated with access to the compactor	
10-420-0000	ADMINISTRATION:		
10-420-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-420-0201	OVERTIME	Overtime wages paid	
10-420-0205	OTHER SALARIES-PART TIME	Salaries paid to part-time employees- Seasonal Tourist Ambassadors	
10-420-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-420-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-420-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-420-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-420-0900	UNEMPLOYMENT INSURANCE EXPENSE	Amount paid to reimburse the Town's Unemployment Insurance account - required by the state to maintain the balance determined by the state	
10-420-1110	TELEPHONE	Telephone service for Town Hall	
10-420-1120	INTERNET/CABLE	Internet service for Town Hall and Train Dept	
10-420-1130	POSTAGE	Postage for Town business	
10-420-1150	MARKETING	Marketing events as needed	
10-420-1210	OFFICE SUPPLIES	Town Hall office supplies	
10-420-1220	OFFICE EQUIPMENT (NON-CAPITAL)	Office furniture, computers, computer equipment, camera	
10-420-1221	OFFICE EQUIPMENT LEASES	Copier lease	
10-420-1230	OFFICE CONTRACT SERVICES	Shredding service, IT support, website support, water cooler	
10-420-1250	DUES AND SUBSCRIPTIONS	Staff dues to professional organizations	
10-420-1310	ELECTRIC	Electricity for Town Hall and Train Depot	
10-420-1330	WATER/SEWER/SOLID WASTE	Water and Trash Service for Town Hall	
10-420-1420	OSHA/SAFETY COMPLIANCE	165 Purchased items for OSHA compliance	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-420-1422	SAFETY SUPPLIES & MATERIALS	First Aid kit at Town Hall	
10-420-1430	TRAINING-REGISTRATION & CLASS MAT'	Staff conference and class registration and materials	
10-420-1431	TRAVEL MILEAGE	Staff mileage for conferences and training	
10-420-1432	MEALS	Staff meals for conferences and training	
10-420-1433	LODGING	Staff lodging for conferences and training	
10-420-1630	EQUIPMENT MAINT. & REPAIRS	Repairs to office equipment	
10-420-1710	AUTO FUEL	Fuel for Admin vehicles	
10-420-1730	VEHICLE MAINT & REPAIRS	Maintenance and Repair for Admin vehicles	
10-420-4550	CONTRACT SERVICES	Moving services, other outsourced services	
10-420-5400	INSURANCE	Administrative property and liability insurance	
10-430-0000	FINANCE:		
10-430-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-430-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-430-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-430-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-430-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-430-1230	OFFICE CONTRACT SERVICES	Support agreement for financial software, monthly bank fees, fees fro payroll service	
10-430-1250	DUES & SUBSCRIPTIONS	Staff dues to professional organizations	
10-430-1270	TAX REFUND	Tax refunds due prior to 2014 when Carteret County began collections	
10-430-1430	TRAINING-REGISTRATION & CLASS MATE	Staff conference and class registration and materials	
10-430-1431	TRAVEL MILEAGE	Staff mileage for conferences and training	
10-430-1432	MEALS	Staff meals for conferences and training	
10-430-1433	LODGING	Staff lodging for conferences and training	
10-430-1630	EQUIPMENT MAINT & REPAIRS	Repairs to office equipment	
10-430-3901	PARKING METER PROCESSING FEES	Credit card processing fees for parking meters	
10-430-4510	PROFESSIONAL SERVICES	Consulting services for year end audit prep	
10-430-4520	TAX COLLECTION ADMIN EXPENSE PROP.	2% Collection fee charged by the county for property tax collection	
10-430-4525	TAX COLLECTION ADMIN EXPENSE MVT	Credit card and billing fees for the Tax and Tag MVT program	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-510-0000	POLICE DEPARTMENT:		
10-510-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-510-0201	OVERTIME	Overtime wages paid	
10-510-0203	SEPARATION PAY	Paid to retired Officers , who meet the state requirements	
10-510-0205	OTHER SALARIES-PARTTIME	Salaries paid to part-time employees- Reserve Officers	
10-510-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-510-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-510-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-510-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-510-1110	TELEPHONE	Telephone service for Police Department	
10-510-1111	TELEPHONE-CELLULAR	Cell phones for on duty officers	
10-510-1120	INTERNET/CABLE	Internet and cable service for the Police Department	
10-510-1130	POSTAGE	Postage for Police mail	
10-510-1210	OFFICE SUPPLIES	Police Department office supplies	
10-510-1220	OFFICE EQUIPMENT (NON-CAPITAL)	Office furniture, computers	
10-510-1221	OFFICE EQUIPMENT LEASES	Copier lease	
10-510-1230	OFFICE CONTRACT SERVICES	Police software contracts, IT support, water service	
10-510-1250	DUES AND SUBSCRIPTIONS	Staff dues to professional organizations	
10-510-1260	MISC. ADMIN. EXPENSE	Notary fee, Register if Deeds fee	
10-510-1310	ELECTRIC	Electricity for Police Department and Evidence/Storage Building	
10-510-1330	WATER/SEWER/SOLID WASTE	Water and Trash Service for Police Department (Water for Train Depot is on this meter)	
10-510-1420	OSHA/SAFETY COMPLIANCE	Required items for OSHA compliance	
10-510-1422	SAFETY SUPPLIES & MATERIALS	Safety and First Aid kits	
10-510-1430	TRAINING- REGISTRATION &CLASS MAT'	Staff conference and class registration and materials	
10-510-1431	TRAVEL MILEAGE	Staff mileage for conferences and training	
10-510-1432	MEALS	Staff meals for conferences and training	
10-510-1433	LODGING	Staff lodging for conferences and training	
10-510-1440	UNIFORMS	Police Officer uniforms	
10-510-1451	EMPLOYEE WELLNESS	Employee fitness program	
10-510-1610	NON-CAPITAL EQUIPMENT PURCHASE	ers, shields, service weapons	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-510-1630	EQUIPMENT MAINT. & REPAIRS	In Car equipment repairs	
10-510-1710	AUTO FUEL	Fuel for fleet vehicles	
10-510-1730	VEHICLE MAINT. & REPAIRS	Maintenance and Repair for Fleet Vehicles	
10-510-3310	DEPARTMENT SUPPLIES & MATERIALS	Narcan Kits, ammunition	
10-510-5400	INSURANCE AND BONDS	Police Department property and liability insurance	
10-510-5793	CRIME PREVENTION	Community awareness programs	
10-510-7420	CAPITAL OUTLAY - EQUIPMENT	New capital equipment purchases	
10-510-7430	CAPITAL OUTLAY - VEHICLES	New capital vehicle purchases	
10-510-8010	DEBT SERVICE - PRINCIPAL	Debt service on vehicles- principal	
10-510-8011	DEBT SERVICE - INTEREST	Debt service on vehicles- interest	
10-531-0000	FIRE DEPARTMENT:		
10-531-0200	SALARIES & WAGES	Salaries paid bi-weekly (26 periods per year)- Public Works employees	
100-531-0201	OVERTIME	Overtime wages paid	
10-531-0205	SALARIES-PARTIME/PRN	Salaries paid to Part-time employees	
10-531-0206	MERIT AWARDS	2.5% of Fire Fund salaries to be distributed based on employee evaluations	
10-531-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-531-0600	GROUP INSURANCE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-531-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-531-0701	FIREMAN'S PENSION FUND	Contribution to the Fireman's Pension Fund	
10-531-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-531-1110	TELEPHONE	Landline service at Fire Station and Station 2	
10-531-1111	TELEPHONE - CELLULAR	Cellular service for department	
10-531-1120	INTERNET / CABLE	Internet and Cable service for Fire Station and Station 2	
10-531-1130	POSTAGE	Postage to mail outgoing mail	
10-531-1210	OFFICE SUPPLIES	Fire Department office supplies	
10-531-1220	OFFICE EQUIPMENT (NON-CAPITAL)	Computers	
10-531-1221	OFFICE EQUIPMENT LEASES	Copier Lease	
10-531-1230	OFFICE CONTRACT SERVICES	IT support, reporting software	
10-531-1250	DUES & SUBSCRIPTIONS	Dues to professional organizations	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-531-1260	MISC ADMIN EXPENSE	Parking and toll fees	
10-531-1310	ELECTRIC	Electricity for Fire Station and Station 2	
10-531-1320	LP GAS	Propane to heat Station 2 and fuel for generator	
10-531-1330	WATER / SEWER / SOLID WASTE	Water and Trash Service for Fire Station and Station 2	
10-531-1410	HUMAN RESOURCE	Background checks, pre-employment physicals, drug screens, tuition reimbursements, employee assistance programs, employment ads	
10-531-1420	OSHA / SAFETY COMPLIANCE	Ladder testing, SCBA Flow test, boiler inspection, compressor air samples	
10-531-1421	SAFETY EQUIPMENT	PPE -SCBAs, turnout gear	
10-531-1422	SAFETY SUPPLIES & MATERIALS	water, batteries, and other supplies	
10-531-1430	TRAINING - REGIST & CLASS MATERIAL	Staff and employee conference and class registration and materials	
10-531-1432	MEALS	Staff and employee meals for conferences and training	
10-531-1433	LODGING	Staff and employee lodging for conference and training	
10-531-1440	UNIFORMS	Uniforms for Fire Department employees	
10-531-1510	BUILDING MAINTENANCE	Paint, Generator repairs, salt for water softener	
10-531-1511	GROUND MAINT	Insecticides, ice melt	
10-531-1512	JANITORIAL SUPPLIES	Toilet paper, paper towels, cleaning supplies	
10-531-1513	FIRE DEPT CONTRACTED SERVICES	Pest control, alarm control service	
10-531-1610	NON-CAPITAL EQUIPMENT PURCHASE	Radios, Computers	
10-531-1630	EQUIPMENT MAINT & REPAIRS	Pumps, ball valves, primer motors, generator repairs, chainsaw repairs, hydraulic tool repairs	
10-531-1710	AUTO FUEL	Fuel for fleet vehicles	
10-531-1730	VEHICLE MAINT & REPAIRS	Maintenance and Repair for Fleet Vehicles, tires, transmission repairs, brakes, alternator	
10-531-3310	DEPARTMENT SUPPLIES & MATERIALS	EMS supplies, garage supplies, boat supplies	
10-531-5400	INSURANCE & BONDS	Fire Department Property and Liability insurance	
10-531-8010	DEBT SERVICE - PRINCIPAL	Fire Station debt payment	
10-531-8011	DEBT SERVICE - INTEREST	Fire Station interest payment	
10-540-0000	PLANNING & INSPECTIONS:		
10-540-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-540-0201	OVERTIME	Overtime wages paid	
10-540-0205	OTHER SALARIES-PART TIME	Salaries paid to part-time employees	
10-540-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-540-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-540-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-540-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
10-540-1111	TELEPHONE - CELLULAR	*	
10-540-1250	DUES & SUBSCRIPTIONS	Staff dues to professional organizations	
10-540-1420	OSHA/SAFETY COMPLIANCE	Required items for OSHA compliance- work boots	
10-540-1430	TRAINING-REGISTRATION & CLASS MAT'	Staff conference and class registration and materials	
10-540-1431	TRAVEL MILEAGE	Staff mileage for conferences and training	
10-540-1432	MEALS	Staff meals for conferences and training	
10-540-1433	LODGING	Staff lodging for conferences and training	
10-540-1610	NON-CAPITAL EQUIPMENT PURCHASE	Computers	
10-540-1710	AUTO FUEL	Fuel for fleet vehicles	
10-540-1730	VEHICLE MAINT & REPAIRS	Maintenance and Repair for Fleet Vehicles	
10-540-1810	PERMITS & FEES RECURRING	Quartile Homeowner's Recover Fund dues	
10-540-3510	HISTORIC COMM.EXPENSE	Miscellaneous expenses	
10-540-3512	HISTORIC COMM-TRAVEL	Travel expense for Historic Commission	
10-540-4510	PROFESSIONAL SERVICES	moved to Non-Departmental	
10-540-8010	DEBT SERVICE - PRINCIPAL	Debt service on vehicles- principal	
10-540-8011	DEBT SERVICE - INTEREST	Debt service on vehicles- interest	
10-560-0000	PUBLIC WORKS:		
10-560-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
10-560-0201	OVERTIME	Overtime wages paid	
10-560-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-560-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-560-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-560-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	170

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-560-1110	TELEPHONE	Telephone service for Public Works	
10-560-1111	TELEPHONE- CELLULAR	*	
10-560-1120	INTERNET\CABLE	Internet and cable service for the Public Works	
10-560-1130	POSTAGE	Postage to mail trash bills included with the monthly water bill	
10-560-1210	OFFICE SUPPLIES	Public Works office supplies	
10-560-1221	OFFICE EQUIPMENT LEASE	Copier Lease	
10-560-1230	OFFICE CONTRACT SERVICES	3rd party services for printing the Solid Waste/Utility Bill	
10-560-1250	DUES AND SUBSCRIPTIONS	Staff dues to professional organizations	
10-560-1310	ELECTRIC	Electricity for Public Works facility	
10-560-1320	LP GAS	Propane to heat shop garage	
10-560-1330	WATER\SEWER\ SOLID WASTE	Water and Trash Service for Public Works	
10-560-1420	OSHA/SAFETY COMPLIANCE	Required items for OSHA compliance	
10-560-1422	SAFETY SUPPLIES & MATERIALS	Rain gear, Safety and First Aid kits	
10-560-1430	TRAINING -REGISTRATION & CLASS	Staff conference and class registration and materials	
10-560-1432	MEALS	Staff meals for conferences and training	
10-560-1440	UNIFORMS	Uniforms for Public Works and Sanitation employees	
10-560-1610	NON-CAPITAL EQUIPMENT PURCHASE	Chainsaws, Hand Tools, Ladders	
10-560-1630	EQUIPMENT MAINT. & REPAIRS	Blades, Batteries and parts needed for equipment repair	
10-560-1710	AUTO FUEL	Fuel for fleet vehicles	
10-560-1730	VEHICLE MAINT. & REPAIRS	Maintenance and Repair for Fleet Vehicles, Tires	
10-560-1820	PERMITS & FEES - ONE TIME	Permits and Fees	
10-560-3310	DEPARTMENT SUPPLIES & MATERIAL	Shop supplies, barricades, brooms, mops, janitorial supplies	
10-560-3811	STREET CONT. SERVICES	Street Paving Repairs	
10-560-3812	STREET SUPPLIES & MAT'L	street repairs and road painting supplies	
10-560-3814	SIDEWALKS & MULTI-MODAL	Sidewalk Repairs	
10-560-3900	PARKING METERS	Parking Meter supplies, repairs, software support	
10-560-4550	CONTRACT SERVICES	Temporary Labor Service	
10-560-4552	MOSQUITO CONTROL	Mosquito Control Supplies	
10-560-4590	DREDGING EXPENSE	Funds wired to Army Corp for dredging	
10-560-5400	INSURANCE	Public Works Property and Liability insurance	
10-560-5900	STREET LIGHTS	Electricity for Streetlights	
10-560-7430	CAPITAL OUTLAY - VEHICLES	Capital Vehicle purchases	
10-560-8010	DEBT SERVICES-PRINCIPAL	Debt service on vehicles- principal	
10-560-8011	DEBT SERVICES-INTEREST	Debt service on vehicles- interest	
10-570-0000	SANITATION:		171

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-570-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)- Public Works employees	
10-570-0201	OVERTIME	Overtime wages paid	
10-570-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
10-570-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
10-570-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
10-570-1310	ELECTRIC	Electric for the compactor on Queen Street	
10-570-1630	EQUIPMENT MAINT.	Items for compactor area, signage	
10-570-1710	AUTO FUEL	Fuel for fleet vehicles	
10-570-1730	VEHICLE MAINTENANCE	Maintenance and Repair for Fleet Vehicles, Tires	
10-570-4520	COLLECTION CONTRACTED SV WBD ROLLOUT ONL	Waste Industries Collection for WBD SW and Recycle	
10-570-4521	COLLECTION CONTRACTSVC RES ROLLOUT SW & RCY	Waste Industries Collection for Residential SW and Recycle	
10-570-4560	RECYCLING DISPOSAL WBD CARDBOARD ONLY	Waste Industries Collection for WBD Cardboard Only	
10-570-4561	SOLID WASTE DISPOSAL RES BULK SERVICE	Disposal of Bulk Items collected by the Town	
10-570-4562	YARD DEBRIS DISPOSAL FEE DEE GARNER	Disposal of Yard Debris collected by the Town	
10-570-4563	SOLID WASTE DISPOSAL WBD COMPACTOR FEE	Waste Industries Collection of Compactor	
10-570-7420	CAPITAL OUTLAY - EQUIPMENT	Capital Equipment purchases - Compactor and site prep	
10-570-7430	CAPITAL OUTLAY - VEHICLES	Capital Vehicle purchases	
10-570-8010	DEBT SERVICES- PRINCIPAL (GRAPPLE TRUCK)	Debt service on vehicles- principal	
10-570-8011	DEBT SERVICES - INTEREST (GRAPPLE TRUCK)	Debt service on vehicles- interest	
10-580-0000	STORMWATER		
10-580-1610	NON-CAPITAL EQUIPMENT PURCHASES	Small Tools and Equipment for Storm water Maintenance	
10-580-1710	DEPARTMENT SUPPLIES AND MATERIALS	Marking paint, pipes, seed	
10-580-4550	CONTRACT SERVICES	Storm water Plan	
10-620-0000	FACILITIES & GROUND MAIN:		
10-620-1111	TELEPHONE- CELLULAR		
10-620-1310	ELECTRIC	* Electricity at John Newton Park and "Special Event" receptacles	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-620-1510	TOWN HALL BLDG MAINT	Windows, blinds, mold removal, bathroom repairs, carpet, paint	
10-620-1511	TOWN HALL GROUND MAINT	Tree trimming, ground clean-up, etc.	
10-620-1512	TOWN HALL JANITORIAL SUPPLIES	Toilet paper, paper towels, door mat service, cleaning supplies	
10-620-1513	TOWN HALL CONTRACTED SERVICES	Pest Control, cleaning service, fire extinguisher inspection	
10-620-1520	TRAIN DEPOT BLDG MAINT	Paint, wood, bulbs, keys, locks	
10-620-1522	TRAIN DEPOT JANITORIAL SUPPLIES	Toilet paper, paper towels, cleaning supplies	
10-620-1523	TRAIN DEPOT CONTRACTED SERVICES	Paint crew, building repair, fire extinguisher inspection	
10-620-1530	POLICE DEPT BLDG MAINT	Paint, bulbs, heating and air repair, new door for visitor entrance	
10-620-1532	POLICE DEPT JANITORIAL SUPPLIES	Toilet paper, paper towels, door mat service, cleaning supplies	
10-620-1533	POLICE DEPT CONTRACTED SERVICES	Pest Control, cleaning service, fire extinguisher inspection, security service	
10-620-1540	PUBLIC WORKS BLDG MAINT	Bulbs, building materials, heat and air service, pest control service	
10-620-1541	PUBLIC WORKS GROUND MAINT	Tree trimming, ground clean-up, etc.	
10-620-1542	PUBLIC WORKS JANITORIAL SUPPLIES	Toilet paper, paper towels, door mat service, cleaning supplies	
10-620-1550	CEMETERY MAINTENANCE	Lawn service for Oceanview and OBG, water service at Oceanview, electricity	
10-620-1560	PUBLIC RESTROOM BLDG MAINT	Water service for public bathrooms and water fountains, supplies needed to repair and maintain bathrooms	
10-620-1562	PUBLIC RESTROOM JANITORIAL SUPPLY	Toilet paper, paper towels, door mat service, cleaning supplies	
10-620-1570	PARKS MAINTENANCE	Water service at public parks, items needed to repair or maintain public parks (basketball goals, parts for Town clock, hoses)	
10-620-1573	PARKS CONTRACTED SERVICE	Port-A-John service, signs, Harborside Park (pass through to Friends of the Museum)	
10-620-1580	DOCKS AND BOARDWALK MAINT	Boardwalk materials	
10-620-1590	PUBLIC R.O.W. MAINT	Concrete, supplies for signs	
10-620-1591	TREES	Trees to be planted	
10-620-1592	WBD PROJECTS	Paint supplies for parking lots/spaces, signs, parking bollards	
10-620-1610	NON CAPITAL EQUIPMENT PURCHASE	Pressure washer, paint sprayer, etc	
10-620-1630	EQUIPMENT MAINT & REPAIRS	lawn mower repair. oil, filters, blades	
10-620-1900	PROPERTY LEASES	Lease for First Baptist Church parking lot	
10-620-3310	DEPARTMENTAL SUPPLIES & MATERIALS	mutt mitts, keys, flagging tape, flags, etc	
10-620-4550	CONTRACT SERVICES	Contracted work at OBG, Engineer services for Boardwalk	
10-620-6000	SPECIAL EVENTS	Tent for Memorial Day event, electric work for John Newton park	
10-620-7440	CAPITAL OUTLAY - OTHER STRUCTURES	Boardwalk repairs	
10-700-0000	NON-DEPARTMENTAL:		173

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
10-700-0206	MERIT AWARDS	2.5% of General Fund salaries to be distributed among departments based on employee evaluations	
10-700-1410	HUMAN RESOURCES	Background checks, pre-employment physicals, drug screens, tuition reimbursements, employee assistance programs, employment ads	
10-700-1450	EMPLOYEE ENGAGEMENT	Employee recognition	
10-700-4510	PROFESSIONAL SERVICES	Surveys, engineer services, transportation plan, audit	
10-700-4530	LEGAL SERVICES	Attorney fees	
10-700-5730	CONTINGENCY	for unforeseen expenditures	
10-700-8010	DEBT SERVICE - PRINCIPAL	Town Hall debt payment	
10-700-8011	DEBT SERVICE - INTEREST	Town Hall interest payment	
10-800-0000	GENERAL FUND TRANSFERS:		
10-800-0001	CONTRIBUTION TO FIRE DEPT FUND	General Fund transfer to Fire Department	
	UTILITY FUND REVENUE		
40-303-0009	GRANTS NC	AIA Grant	
40-305-0001	REVENUE ACCOUNT REGULAR - WATER USAGE	Water usage	
40-305-0002	REVENUE ACCOUNT REGULAR - SEWER USAGE	Sewer usage	
40-305-0003	WATER TAP IN FEES	Water Taps	
40-305-0004	SEWER TAP IN FEE	Sewer Taps	
40-305-0005	ACCOUNT SERVICE CHARGES	Administrative service charge to open a new account (\$25.00 each)	
40-305-0006	WATER SERVICE CHARGES	Service fee for temporary usage	
40-305-0007	SEWER SERVICE CHARGES	Payments received through credit collection for old delinquent write-off accounts	
40-305-0008	LATE FEES - WATER	Late fee of 10% added to utility bill, when balance isn't paid by the due date	
40-305-0009	LATE FEES - SEWER/GREASE	Late fee of 10% added to utility bill, when balance isn't paid by the due date (these accounts are sewer only)	
40-305-0010	RETURNED CHECK FEES - WATER	Fee of \$25.00 charged on returned checks	
40-305-0012	TEMPORARY UTILITY USE CHARGE	Temporary Services- service charges	
40-305-0013	SPRINKLER FEES	Annual fee charged to businesses with sprinkler systems	
40-307-0003	MISCELLANEOUS REVENUE - WATER	Temporary Services- on for cleaning water charges	
40-307-0004	MISCELLANEOUS REVENUE - SEWER	Temporary Services- on for cleaning sewer charges	
40-307-0009	APP. REST.FUND BALANCE-WATER	Appropriated Capacity Fee Fund Balance	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
40-307-0010	APP. RESTRICTED FUND BALANCE- SEWER	Appropriated Capacity Fee Fund Balance	
40-800-0000	UTILITY FUND TRANSFERS		
40-800-0206	MERIT AWARDS	2.5% of Utility Fund salaries to be distributed based on employee evaluations	
40-800-1240	CONTRIBUTION TO GF FOR ADMIN SERVICES	Transfer to the General Fund for administrative services provided by the General Fund	
40-800-8000	CONTRIBUTION TO CAPITAL RESERVE	Contribution to Capital Reserve	
40-810-0000	SEWER DEPARTMENT :		
40-810-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)- Public Works employees	
40-810-0201	OVERTIME	Overtime wages paid	
40-810-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
40-810-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
40-810-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
40-810-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
40-810-1110	TELEPHONE	Landline service	
40-810-1111	TELEPHONE-CELLULAR	*	
40-810-1130	POSTAGE	Portion of the postage to mail utility bills	
40-810-1210	OFFICE SUPPLIES	Office Supplies	
40-810-1230	OFFICE CONTRACT SERVICES	3rd party services for printing the Utility Bill, NC 811 Locate Service	
40-810-1250	DUES & SUBSCRIPTIONS	Staff dues to professional organizations	
40-810-1310	ELECTRIC	Electricity for Lift Stations and sewer building	
40-810-1330	WATER/SEWER/SOLID WASTE	Water and Trash Service	
40-810-1420	OSHA/SAFETY COMPLIANCE	Gloves, safety vest	
40-810-1422	SAFETY SUPPLIES & MATERIALS	First aid and other safety materials	
40-810-1430	TRAINING - REGISTRATION & CLASS MA	Staff and employee conference and class registration and materials	
40-810-1432	MEALS	Staff and employee meals for conferences and training	
40-810-1433	LODGING	Staff and employee lodging for conference and training	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
40-810-1434	EMPLOYEE DEVELOPMENT /HUMAN RESOURCE	Background checks, pre-employment physicals, drug screens, tuition reimbursements, employee assistance programs, employment ads	
40-810-1440	UNIFORMS	Uniforms for Sewer Department employees	
40-810-1510	BUILDING MAINT	Building maintenance materials and repairs	
40-810-1512	JANITORIAL SUPPLIES	Toilet paper, paper towels, cleaning supplies	
40-810-1620	EQUIPMENT LEASE	Leased Backhoe	
40-810-1630	EQUIPMENT MAINT & REPAIRS	Parts needed for equipment repair	
40-810-1710	AUTO FUEL	Fuel for fleet vehicles	
40-810-1730	VEHICLE MAINT & REPAIRS	Maintenance and Repair for Fleet Vehicles, tires, transmission repairs, brakes, alternator	
40-810-1810	PERMITS & FEES - RECCURING	Permits and Fees	
40-810-3310	DEPARTMENT SUPPLIES & MATERIALS	Stone, marking tape, lines, flags, concrete	
40-810-4550	CONTRACT SERVICES	Fire Extinguisher inspection, credit checks for utility deposits, concrete repair, electrical services to trouble shoot lift stations as needed	
40-810-5400	INSURANCE	Property and Liability insurance for Sewer Department and Equipment	
40-810-7420	CAPITAL OUTLAY - EQUIPMENT	Generators for Lift Stations	
40-810-8010	DEBT SERVICE-PRINCIPAL	Sewer loans debt payment	
40-810-8011	DEBT SERVICE-INTEREST	Sewer loans interest payment	
40-811-0000	WWTP DEPARTMENT :		
40-811-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year)	
40-811-0201	OVERTIME	Overtime wages paid	
40-811-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
40-811-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	
40-811-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of NC Retirement (~7.5%)	
40-811-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
40-811-1110	TELEPHONE	Landline service	
40-811-1111	TELEPHONE - CELLULAR	*	
40-811-1120	INTERNET/CABLE	Internet service for WWTP	
40-811-1130	POSTAGE	Portion of the postage to mail utility bills	
40-811-1210	OFFICE SUPPLIES	Office Supplies	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
40-811-1230	OFFICE CONTRACT SERVICES	IT support	
40-811-1250	DUES & SUBSCRIPTIONS	Staff dues to professional organizations	
40-811-1310	ELECTRIC	Electricity for WWTP	
40-811-1330	WATER/SEWER/SOLID WASTE	Water and Trash Service	
40-811-1420	OSHA/SAFETY COMPLIANCE	Gloves, safety vest, safety glasses, work boots	
40-811-1422	SAFETY SUPPLIES & MATERIALS	First aid and other safety materials	
40-811-1430	TRAINING -REGISTRATION & CLASS MAT	Staff and employee conference and class registration and materials	
40-811-1431	TRAVEL MILEAGE	Staff and employee mileage for conferences and training	
40-811-1432	MEALS	Staff and employee meals for conferences and training	
40-811-1433	LODGING	Staff and employee lodging for conference and training	
40-811-1440	UNIFORMS	Uniforms for Sewer Department employees	
40-811-1510	BUILDING MAINT	Building maintenance materials and repairs	
40-811-1512	JANITORIAL SUPPLIES	Toilet paper, paper towels, cleaning supplies	
40-811-1610	NON-CAPITAL EQUIPMENT PURCHASE	Mixer, motor parts	
40-811-1630	EQUIPMENT MAINT & REPAIRS	Parts needed for equipment repair	
40-811-1710	AUTO FUEL	Fuel for fleet vehicles	
40-811-1730	VEHICLE MAINT & REPAIRS	Maintenance and Repair for Fleet Vehicles, tires, transmission repairs, brakes, alternator	
40-811-1810	PERMITS AND FEES - RECURRING	Permits and Fees	
40-811-1830	COMPLIANCE TESTING	Lab analysis and sample testing	
40-811-3310	DEPARTMENT SUPPLIES & MATERIALS	Lab supplies, chemicals, field supplies	
40-811-4510	PROFESSIONAL SERVICES	Electrical service for repairs	
40-811-4550	CONTRACT SERVICES	Pest control, fire extinguisher inspection, dumpster service, heat and air service	
40-811-5400	INSURANCE	Property and Liability insurance for WWTP Department and Equipment	
40-811-8010	DEBT SERVICE - PRINCIPAL	WWTP loans debt payment	
40-811-8011	DEBT SERVICE - INTEREST	WWTP loans interest payment	
40-812-0000	WATER DEPARTMENT :		
40-812-0200	SALARIES AND WAGES	Salaries paid bi-weekly (26 periods per year) - Public Works employees	
40-812-0201	OVERTIME	Overtime wages paid	
40-812-0500	FICA EXPENSE	Federal Taxes for Social Security and Medicare withheld each pay period	
40-812-0600	GROUP INSURANCE EXPENSE	Allocation by department for employee medical insurance - Town pays 100% of employee medical insurance	

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
40-812-0700	RETIREMENT EXPENSE	Contribution by the Town to employees 401k (5%) and Town portion of Medicare Retirement (~7.5%)	
40-812-0800	WORKERS COMPENSATION	Allocation by department for Workers Comp premiums for the year, additional premiums may be paid during the year if a department has a claim	
40-812-1110	TELEPHONE	Landline service	
40-812-1111	TELEPHONE-CELLULAR	*	
40-812-1130	POSTAGE	Portion of the postage to mail utility bills	
40-812-1210	OFFICE SUPPLIES	Office Supplies	
40-812-1230	OFFICE CONTRACT SERVICES	IT support, 3rd party services to print the utility bill,, collection services for delinquent accounts	
40-812-1250	DUES AND SUBSCRIPTIONS	Staff dues to professional organizations	
40-812-1310	ELECTRIC	Electricity for Water Department	
40-812-1320	LP GAS	Lp gas for Water Department	
40-812-1330	WATER/SEWER/SOLID WASTE	Water and Trash Service	
40-812-1420	OSHA/SAFETY COMPLIANCE	Gloves, safety vest, safety glasses, work boots, first aid supplies	
40-812-1430	TRAINING -REGISTRATION&CLASS MAT'L	Staff and employee conference and class registration and materials	
40-812-1431	TRAVEL MILEAGE	Staff and employee mileage for conferences and training	
40-812-1432	MEALS	Staff and employee meals for conferences and training	
40-812-1434	EMPLOYEE DEVELOPMENT	Staff and employee lodging for conference and training	
40-812-1440	UNIFORMS	Uniforms for Water Department employees	
40-812-1510	BUILDING MAINT	Building maintenance materials and repairs	
40-812-1512	JANITORIAL SUPPLIES	Toilet paper, paper towels, cleaning supplies	
40-812-1610	NON-CAPITAL EQUIPMENT PURCHASES	Printers, scales, and other small equipment	
40-812-1630	EQUIPMENT MAINT. & REPAIRS	Parts needed for equipment repair	
40-812-1710	AUTO FUEL	Fuel for fleet vehicles	
40-812-1730	VEHICLE MAINT. & REPAIRS	Maintenance and Repair for Fleet Vehicles, tires, transmission repairs, brakes, alternator	
40-812-1810	PERMITS & FEES - REOCCURING	Permits and Fees	
40-812-1830	COMPLIANCE TESTING	Lab analysis and sample testing	
40-812-3310	DEPARTMENT SUPPLIES & MATERIALS	Lab supplies, chemicals, field supplies	
40-812-4550	CONTRACT SERVICES	Southern Corrosion maintenance contract, Rivers and Assoc (AIA grant), fire extinguisher inspection, credit checks for utility deposits, heat and air service	
40-812-4570	COUNTY WATER PURCHASE	Water purchased from the County to service Eastman's Creek and other areas	178

Town of Beaufort - Chart of Accounts

Account #	Account Name	Account Description	11.
40-812-5400	INSURANCE	Property and Liability insurance for WWTP Department and Equipment	
40-812-7410	CAPITAL OUTLAY - BLDG.	Repairs to water treatment building	
40-812-7440	CAPITAL OUTLAY - CONT. SERVICES	Water line repairs	
40-812-8010	DEBT SERVICE - PRINCIPAL	Water loans debt payment	
40-812-8011	DEBT SERVICE - INTEREST	Water loans interest payment	
		<p>*-The Town changed over to a cell stipend program in August. Therefore, many departments no longer have a cell phone charge. Police and Fire maintain the necessary phones needed for their departments, The Town has realized a \$3500 savings during the first 6 months of FY18.</p>	

Town of Beaufort
Statement of Revenue and Expenditures

Key for Column Headings

Revenues and Expenditures are presented by Fund. Revenues for each Fund are presented first, expenditures by department follow. The funds are as follows:

10- General Fund, 11-Fire Fund, 40- Utility Fund

Below is a description of the headings for each column.

Revenue Account- revenue account number used in the accounting software system

Description – account title and description in the software system. Additional details for each account are found in the Chart of Account handout/file.

Prior Yr Rev - total revenue collected for the prior fiscal year

Anticipated – amount of revenues anticipated to be collected this year (budgeted amount)

Current Rev – amount of revenue collected for the current period
(current period refer to date range on report header)

YTD Rev – total revenue collected to date

Excess/Deficit – Anticipated (budgeted amount) less YTD Rev (collected revenue)

% Real – YTD Revenue (collected revenue) divided by Anticipated (budgeted amount) expressed as a percentage

Expend Account – expenditure account number used in the accounting software system

Description - account title and description in the software system. Additional details for each account are found in the Chart of Account handout/file.

Prior Yr Expd – total expenditure for the prior fiscal year

Budgeted – amount of expenditures to be incurred this fiscal year (budgeted amount)

Current Expd – current amount of expenditures incurred for the current period
(current period – refer to date range on report header)

YTD Expended – total expenditures incurred to date

Encumbered – Purchase orders for goods or services that have not been received to date

Balance – Budgeted less YTD Expended, balance remaining in the account

% Used – YTD Expended divided by Budgeted expressed as a percentage