



Town of North Topsail Beach

Board of Aldermen Regular Meeting Agenda

Wednesday, September 06, 2023, at 11:00 AM

Town Hall - 2008 Loggerhead Court, North Topsail Beach, NC 28460

(910) 328-1349 | www.northtopsailbeachnc.gov

Mayor - Joann M. McDermon
Alderman - Richard Grant
Alderman - Connie Pletl
Town Manager - Alice Derian

Mayor Pro Tem - Mike Benson
Alderman – Alfred Fontana
Alderman – Tom Leonard
Interim Town Clerk – Nancy Avery

- I. **CALL TO ORDER (Mayor McDermon)**
- II. **INVOCATION (Alderman Pletl)**
- III. **PLEDGE OF ALLEGIANCE (Mayor McDermon)**
- IV. **APPROVAL OF AGENDA**

Specific Action Requested: Mayor will request a motion to adopt the agenda

- V. **MANAGER'S REPORT**
- VI. **OPEN FORUM**

Citizens have the opportunity to address the Board for no more than three minutes per comment on any issue upon which the Board of Alderman has control.

VII. PUBLIC PRESENTATIONS AND HEARINGS

- A. Public Hearing on proposed text amendments to UDO for protection of wetlands (Planning Director Hill)

Ordinance 2023-03 proposed text amendments to UDO Article 10, Section 7 adding two new subsections

Specific Action Requested: Mayor may request a motion to adopt Ordinance 2023-03

- B. Monthly report from Coastal Engineer (Fran Way)

VIII. CONSENT AGENDA

- A. Approval of Minutes August 2, 2023

- B. Department Head Reports

1. Finance Department
2. Fire Department
3. Inspections Department
4. Planning Department
5. Police Department

C. Two MOTV Tax Refunds in the amount of \$121.39

D. Committee Reports

1. Planning Board & PPI Committee

2. Board of Adjustment

3. TISPC <https://tispc.org/minutes>

Specific Action Requested: Mayor will request motion to approve Consent Agenda

IX. CONTINUING BUSINESS

A. BISAC Update (Chair Strother)

B. CBRA update (Alderman Leonard)

X. NEW BUSINESS

A. NCBIWA 2023 Annual Conference (Manager Derian)

North Carolina Beach, Inlet, and Waterway Association (NCBIWA) Annual Conference, November 16-17, 2023, at the Aloft in downtown Wilmington.

Specific Action Requested: Mayor may request a motion to approve the Silver Level Sponsorship in the amount of \$1,200.00 which includes two registrations. The cost of additional registrations per member is \$200.00.

B. Onslow County Water Authority and Sewer Authority (ONWASA) liaison (Mayor McDermon)

XI. OPEN FORUM

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XII. ATTORNEY'S REPORT

XIII. MAYOR'S REPORT

XIV. ALDERMAN'S REPORT

XV. CLOSED SESSION

To consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege between the attorney and the public body, which privilege is hereby acknowledged.

XVI. ADJOURNMENT



Town of North Topsail Beach
Board of Aldermen

Agenda
Item: PUBLIC HEARING
Date: 9/6/2023

Issue: Proposed Text Amendments to Wetland Regulations and Enforcement: Uniform Development Ordinance §10.07.05 Install and maintain effective sedimentation and erosion control measures; §10.07.06 Wetland Protection; and §11.01.12 Definitions. Wetlands.

Department: Planning

Prepared by: Deborah J. Hill MPA AICP CFM CZO

Presentation: Yes

BACKGROUND: The Planning Director works with NC Division of Coastal Management and the U.S. Army Corps of Engineers in processing subdivision, zoning and floodplain applications, as well as responding to violations of local, state and federal regulations. Most wetland disturbance has resulted from lot-clearing without a permit or excavation not consistent with a permit. Violations are referred to the the appropriate jurisdictional authority, with mandated remediation, typically without fines.

LOCAL WETLAND REGULATIONS AND PERMITTING REQUIREMENTS

UNIFIED DEVELOPMENT ORDINANCE: Flood Damage Prevention

Coastal wetlands dampen the impact of storm surge and reduce flood risk. The Floodplain Administrator is responsible for reviewing all proposed development within special flood hazard areas to assure that all necessary local, state and federal permits have been received, including Section 404 of the Federal Water Pollution Control Act Amendments of 1972, 33 U.S.C. 1334. All subdivision proposals and other development proposals shall have received all necessary permits from those governmental agencies for which approval is required by federal or state law, including § 404 of the Federal Water Pollution Control Act Amendments of 1972, 33 U.S.C. § 1334.

An application for a floodplain development permit requires a plot plan drawn to scale which shall include, but shall not be limited to, zoning district, setbacks, percentage impervious surface, building height, area of environmental concern, CAMA setbacks, wetland delineation and the following specific details of the proposed floodplain development:

The nature, location, dimensions and elevations of the area of development/disturbance; existing and proposed structures, utility systems, grading/pavement areas, fill materials, storage areas, drainage facilities and other development; copies of all other local, state and federal permits required prior to floodplain development permit issuance (wetlands, endangered species, erosion and sedimentation control, CAMA, riparian buffers, mining, etc.).

The floodplain administrator advises the permittee if additional federal or state permits (wetlands, endangered species, erosion and sedimentation control, CAMA, riparian buffers, mining, etc.) are required, and assures that copies of such permits are provided and maintained on file with the floodplain development permit.

4. ZFP22-000165 - Indicate proposed percentage impervious surface on site plan, as measured from NORMAL HIGH WATER LINE, TO BE UPDATED AND VERIFIED BY DCM.
5. ZFP22-000165 - Indicate OUTSTANDING RESOURCE WATER (ORW) Area of Environmental Concern (AEC) on site plan.
6. ZFP22-000165 - Indicate CAMA setbacks on site plan.
7. ZFP22-000165 - Provide current wetland delineation by bearings and distance and date confirmed by USACE on site plan. Reference to wetland delineation on MB 43 P 235 is 20 years old and no longer valid. An AJD is only valid for 5 years from the date of issuance.
8. ZFP22-000165 - Indicate statement that the entire lot is within the SPECIAL FLOOD HAZARD AREA on site plan.

Figure 1. Example Zoning/Floodplain application review, requiring updated wetland delineation by bearings and distance and confirmation by USACE.

UNIFIED DEVELOPMENT ORDINANCE: Zoning

Open space management practices are consistent with the goals of reducing hazard losses, such as the preservation of wetlands or other flood-prone areas in their natural state in perpetuity. In addition to the Conservation District, the purpose of R-A (residential-agricultural) zoning district is to set aside and protect those lands which are primarily suited for agriculture, forestry, wetlands and agricultural-related uses. Ashe Island is an example.

UNIFIED DEVELOPMENT ORDINANCE: Subdivision

All subdivision applications must indicate any wetlands on the sketch plan or site plan. All subdivision proposals and other development proposals shall have received all necessary permits from those governmental agencies for which approval is required by federal or state law, including § 404 of the Federal Water Pollution Control Act Amendments of 1972, 33 U.S.C. § 1334.

CAMA LAND USE PLAN

The current CAMA Land Use Plan states, “North Topsail Beach accepts state and federal law regarding land uses and development in AEC’s (Areas of Environmental Concern), including all NCAC 7H standards. By reference, all applicable state and

federal regulations are incorporated into this document. No policies exceed the use standards and permitting requirements found in Subchapter 7H, State Guidelines for Areas of Environmental Concern.”

STATE LAW

Coastal Area Management Act (CAMA) regulations (attachments 1, 2) do not permit development in 401 wetlands except water dependent structures . The effects of Session Law 2023-63 Senate Bill 582 - which was passed, vetoed by Governor Cooper and recently overridden June 27, 2023, are not expected to alter DCM’s approach within the town’s jurisdiction, as coastal wetlands are part of the Estuarian Area of Environmental Concern.

FEDERAL LAW

The U.S. Army Corps of Engineers (USACE or the Corps) regulates activities in waterways and wetlands under the authority of several Federal laws. Permits issued by the Corps authorize various types of development projects in wetlands and other waters of the United States. On September 1, 2023, the Corps is expected to respond to the ruling May 25, 2023, by the U.S. Supreme Court (SCOTUS) in Sackett v. Environmental Protection Agency (EPA).

ACTION REQUIRED: The Board of Aldermen directed the Planning Board to review wetland regulations and submit a proposal for increased wetland protection and enforcement.

ACTION TAKEN At their regular meeting on August 10, 2023, the Planning Board discussed wetland regulations with Mr. Mickey Sugg, Chief of the Wilmington Regulatory Field Office for the U.S. Army Corps of Engineers, Mr. Robb Mairs, Local Permit Officer (LPO) Minor Permits Coordinator for the North Carolina Division of Coastal Management of the North Carolina Department of Environmental Quality and Deb Hill, Planning Director.

Mrs. Susan Meyer made a motion that the Board of Aldermen conducts a public hearing on September 6, 2023, and adopts attachments 4 (“An Ordinance Amending the Unified Development Ordinance of the Town Of North Topsail Beach, North Carolina by Updating Standards for Protecting Wetlands Pursuant to North Carolina Senate Bill 582 and Providing for Certain Enforcement Penalties for Unpermitted Disturbance”) and 5 (“Amendment to Town of North Topsail Beach FY 2023-2024 Fee Schedule Planning & Zoning Fees”). The motion was seconded by Mr. Scott Morse and passed unanimously, 5-0.

(Planning Director recommends deleting reference to wetland definition, as indicated, to prevent conflict with Federal and State definitions or changes; request Town Attorney to advise Board.)

ATTACHMENTS

1. 15A NCAC 07H .0205 Coastal Wetlands
2. 15A NCAC 07H .0208 Use Standards
3. Session Law 2023-63 Senate Bill 582, Section 15 Clarify Definition Of Wetlands
4. An Ordinance Amending the Unified Development Ordinance of the Town Of North Topsail Beach, North Carolina by Updating Standards for Protecting Wetlands Pursuant to North Carolina Senate Bill 582 and Providing for Certain Enforcement Penalties for Unpermitted Disturbance. (draft)
5. Amendment to Town of North Topsail Beach FY 2023-2024 Fee Schedule Planning & Zoning Fees

15A NCAC 07H .0205 COASTAL WETLANDS

(a) Definition. "Coastal Wetlands" are defined as any salt marsh or other marsh subject to regular or occasional flooding by tides, including wind tides, that reach the marshland areas through natural or artificial watercourses, provided this does not include hurricane or tropical storm tides. Regular or occasional flooding shall be established through field indicators, including the observation of tidal water on the site, changes in elevation, presence of periwinkle (*Littoraria* spp.), presence of crab burrows, staining, or wrack lines. Coastal wetlands may contain one or more of the following marsh plant species:

- (1) Cord Grass (*Spartina alterniflora*);
- (2) Black Needlerush (*Juncus roemerianus*);
- (3) Glasswort (*Salicornia* spp.);
- (4) Salt Grass (*Distichlis spicata*);
- (5) Sea Lavender (*Limonium* spp.);
- (6) Bulrush (*Scirpus* spp.);
- (7) Saw Grass (*Cladium jamaicense*);
- (8) Cat-tail (*Typha* spp.);
- (9) Salt Meadow Grass (*Spartina patens*); or
- (10) Salt Reed Grass (*Spartina cynosuroides*).

The coastal wetlands AEC includes any contiguous lands designated by the Secretary of DEQ pursuant to G.S. 113-230(a).

(b) Significance. The unique productivity of the estuarine and ocean system is supported by detritus (decayed plant material) and nutrients that are exported from the coastal wetlands. Without the wetlands, the high productivity levels and complex food chains typically found in the estuaries could not be maintained. Additionally, coastal wetlands serve as barriers against flood damage and control erosion between the estuary and the uplands.

(c) Management Objective. It is the objective of the Coastal Resources Commission to conserve and manage coastal wetlands so as to safeguard and perpetuate their biological, social, economic and aesthetic values, and to coordinate and establish a management system capable of conserving and utilizing coastal wetlands as a natural resource necessary to the functioning of the entire estuarine system.

(d) Use Standards. Suitable land uses are those consistent with the management objective in this Rule. First priority of use shall be allocated to the conservation of existing coastal wetlands. Secondary priority of coastal wetland use shall be given to those types of development activities that require water access and cannot function elsewhere.

Unacceptable land uses include restaurants, businesses, residences, apartments, motels, hotels, trailer parks, parking lots, private roads, highways, and factories. Acceptable land uses include utility easements, fishing piers, docks, wildlife habitat management activities, and agricultural uses such as farming and forestry drainage as permitted under North Carolina's Dredge and Fill Law, G.S. 113-229, or applicable local, state, and federal laws.

In every instance, the particular location, use, and design characteristics shall be in accord with the general use standards for coastal wetlands, estuarine waters, and public trust areas described in Rule .0208 of this Section.

(e) Alteration of Coastal Wetlands. Alteration of coastal wetlands includes mowing or cutting of coastal wetlands vegetation whether by mechanized equipment or manual means. Alteration of coastal wetlands by federal or state resource management agencies as a part of planned resource management activities is exempt from the requirements of this Paragraph. Alteration of coastal wetlands shall be governed according to the following provisions:

- (1) Alteration of coastal wetlands shall be exempt from the permit requirements of the Coastal Area Management Act (CAMA) when conducted in accordance with the following criteria:
 - (A) Coastal wetlands may be mowed or cut to a height of no less than two feet, as measured from the coastal wetland substrate, at any time and at any frequency throughout the year;
 - (B) Coastal wetlands may be mowed or cut to a height of no less than six inches, as measured from the coastal wetland substrate, once between each December 1 and March 31;
 - (C) Alteration of the substrate is not allowed;
 - (D) All cuttings or clippings shall remain in place as they fall;
 - (E) Coastal wetlands may be mowed or cut to a height of no less than six inches, as measured from the coastal wetland substrate, to create an access path four feet wide or less on waterfront lots without a pier access; and
 - (F) Coastal wetlands may be mowed or cut by utility companies as necessary to maintain utility easements.
- (2) Coastal wetland alteration not meeting the exemption criteria of this Rule shall require a CAMA permit. CAMA permit applications for coastal wetland alterations are subject to review by the North Carolina Wildlife Commission, North Carolina Division of Marine Fisheries, U.S. Fish and

Wildlife Service, and National Marine Fisheries Service in order to determine whether or not the proposed activity will have a significant adverse impact on the habitat or fisheries resources.

*History Note: Authority G.S. 113A-107; 113A-113(b)(1); 113A-124;
Eff. September 9, 1977;
Amended Eff. September 1, 2016; November 1, 2009; August 1, 1998; October 1, 1993; May 1, 1990; January 24, 1978;
Readopted Eff. July 1, 2020.*

15A NCAC 07H .0208 USE STANDARDS**(a) General Use Standards**

- (1) Uses that are not water dependent shall not be permitted in coastal wetlands, estuarine waters, and public trust areas. Restaurants, residences, apartments, motels, hotels, trailer parks, private roads, factories, and parking lots are examples of uses that are not water dependent. Uses that are water dependent include: utility crossings, wind energy facilities, docks, wharves, boat ramps, dredging, bridges and bridge approaches, revetments, bulkheads, culverts, groins, navigational aids, mooring pilings, navigational channels, access channels and drainage ditches;
- (2) Before being granted a permit, the CRC or local permitting authority shall find that the applicant has complied with the following standards:
 - (A) The location, design, and need for development, as well as the construction activities involved shall be consistent with the management objective of the Estuarine and Ocean System AEC (Rule .0203 of this subchapter) and shall be sited and designed to avoid significant adverse impacts upon the productivity and biologic integrity of coastal wetlands, shellfish beds, submerged aquatic vegetation as defined by the Marine Fisheries Commission, and spawning and nursery areas;
 - (B) Development shall comply with State and federal water and air quality rules, statutes and regulations;
 - (C) Development shall not cause irreversible damage to documented archaeological or historic resources as identified by the N.C. Department of Cultural resources;
 - (D) Development shall not increase siltation;
 - (E) Development shall not create stagnant water bodies;
 - (F) Development shall be timed to avoid significant adverse impacts on life cycles of estuarine and ocean resources; and
 - (G) Development shall not jeopardize the use of the waters for navigation or for other public trust rights in public trust areas including estuarine waters.
- (3) When the proposed development is in conflict with the general or specific use standards set forth in this Rule, the CRC may approve the development if the applicant can demonstrate that the activity associated with the proposed project will have public benefits as identified in the findings and goals of the Coastal Area Management Act, that the public benefits outweigh the long range adverse effects of the project, that there is no reasonable alternate site available for the project, and that all reasonable means and measures to mitigate adverse impacts of the project have been incorporated into the project design and shall be implemented at the applicant's expense. Measures taken to mitigate or minimize adverse impacts shall include actions that:
 - (A) minimize or avoid adverse impacts by limiting the magnitude or degree of the action;
 - (B) restore the affected environment; or
 - (C) compensate for the adverse impacts by replacing or providing substitute resources.
- (4) "Primary nursery areas" are defined as those areas in the estuarine and ocean system where initial post larval development of finfish and crustaceans takes place. They are usually located in the uppermost sections of a system where populations are uniformly early juvenile stages. Primary nursery areas are designated and described by the N.C. Marine Fisheries Commission (MFC) and by the N.C. Wildlife Resources Commission (WRC) at 15A NCAC 03R .0103;
- (5) "Outstanding Resource Waters" (ORW) are defined as those estuarine waters and public trust areas classified by the N.C. Environmental Management Commission (EMC). In those estuarine waters and public trust areas classified as ORW by the EMC no permit required by the Coastal Area Management Act shall be approved for any project which would be inconsistent with applicable use standards adopted by the CRC, EMC, or MFC for estuarine waters, public trust areas, or coastal wetlands. For development activities not covered by specific use standards, no permit shall be issued if the activity would, based on site specific information, degrade the water quality or outstanding resource values; and
- (6) Beds of "submerged aquatic vegetation" (SAV) are defined as those habitats in public trust and estuarine waters vegetated with one or more species of submergent vegetation. These vegetation beds occur in both subtidal and intertidal zones and may occur in isolated patches or cover extensive areas. In either case, the bed is defined by the Marine Fisheries Commission. Any rules relating to SAVs shall not apply to non-development control activities authorized by the Aquatic Weed Control Act of 1991 (G.S. 113A-220 et seq.).

(b) Specific Use Standards

- (1) Navigation channels, canals, and boat basins shall be aligned or located so as to avoid primary nursery areas, shellfish beds, beds of submerged aquatic vegetation as defined by the MFC, or areas of coastal wetlands except as otherwise allowed within this Subchapter. Navigation channels, canals and boat basins shall also comply with the following standards:
 - (A) Navigation channels and canals may be allowed through fringes of regularly and irregularly flooded coastal wetlands if the loss of wetlands will have no significant adverse impacts on fishery resources, water quality or adjacent wetlands, and if there is no reasonable alternative that would avoid the wetland losses;
 - (B) All dredged material shall be confined landward of regularly and irregularly flooded coastal wetlands and stabilized to prevent entry of sediments into the adjacent water bodies or coastal wetlands;
 - (C) Dredged material from maintenance of channels and canals through irregularly flooded wetlands shall be placed on non-wetland areas, remnant spoil piles, or disposed of by a method having no significant, long-term wetland impacts. Under no circumstances shall dredged material be placed on regularly flooded wetlands. New dredged material disposal areas shall not be located in the buffer area as outlined in 15A NCAC 07H .0209(d)(10);
 - (D) Widths of excavated canals and channels shall be the minimum required to meet the applicant's needs but not impair water circulation;
 - (E) Boat basin design shall maximize water exchange by having the widest possible opening and the shortest practical entrance canal. Depths of boat basins shall decrease from the waterward end inland;
 - (F) Any canal or boat basin shall be excavated no deeper than the depth of the connecting waters;
 - (G) Construction of finger canal systems are not allowed. Canals shall be either straight or meandering with no right angle corners;
 - (H) Canals shall be designed so as not to create an erosion hazard to adjoining property. Design may include shoreline stabilization, vegetative stabilization, or setbacks based on soil characteristics; and
 - (I) Maintenance excavation in canals, channels and boat basins within primary nursery areas and areas of submerged aquatic vegetation as defined by the MFC shall be avoided. However, when essential to maintain a traditional and established use, maintenance excavation may be approved if the applicant meets all of the following criteria:
 - (i) The applicant demonstrates and documents that a water-dependent need exists for the excavation;
 - (ii) There exists a previously permitted channel that was constructed or maintained under permits issued by the State or Federal government. If a natural channel was in use, or if a human-made channel was constructed before permitting was necessary, there shall be evidence that the channel was continuously used for a specific purpose;
 - (iii) Excavated material can be removed and placed in a disposal area in accordance with Part (b)(1)(B) of this Rule without impacting adjacent nursery areas and submerged aquatic vegetation as defined by the MFC; and
 - (iv) The original depth and width of a human-made or natural channel shall not be increased to allow a new or expanded use of the channel.
- (2) Hydraulic Dredging
 - (A) The terminal end of the dredge pipeline shall be positioned at a distance sufficient to preclude erosion of the containment dike and a maximum distance from spillways to allow settlement of suspended solids;
 - (B) Dredged material shall be either confined on high ground by retaining structures or deposited on beaches for purposes of renourishment if the material is suitable in accordance with the rules in this Subchapter, except as provided in Part (G) of this Subparagraph;
 - (C) Confinement of excavated materials shall be landward of all coastal wetlands and shall employ soil stabilization measures to prevent entry of sediments into the adjacent water bodies or coastal wetlands;

- (D) Effluent from diked areas receiving disposal from hydraulic dredging operations shall be contained by pipe, trough, or similar device to a point waterward of emergent vegetation or, where local conditions require, below normal low water or normal water level;
 - (E) When possible, effluent from diked disposal areas shall be returned to the area being dredged;
 - (F) A water control structure shall be installed at the intake end of the effluent pipe;
 - (G) Publicly funded projects shall be considered by review agencies on a case-by-case basis with respect to dredging methods and dredged material disposal in accordance with Subparagraph (a)(3) of this Rule; and
 - (H) Dredged material from closed shellfish waters and effluent from diked disposal areas used when dredging in closed shellfish waters shall be returned to the closed shellfish waters.
- (3) Drainage Ditches
- (A) Drainage ditches located through any coastal wetland shall not exceed six feet wide by four feet deep (from ground surface) unless the applicant shows that larger ditches are necessary;
 - (B) Dredged material derived from the construction or maintenance of drainage ditches through regularly flooded marsh shall be placed landward of these marsh areas in a manner that will insure that entry of sediment into the water or marsh will not occur. Dredged material derived from the construction or maintenance of drainage ditches through irregularly flooded marshes shall be placed on non-wetlands wherever feasible. Non-wetland areas include relic disposal sites;
 - (C) Excavation of new ditches through high ground shall take place landward of an earthen plug or other methods to minimize siltation to adjacent water bodies; and
 - (D) Drainage ditches shall not have a significant adverse impact on primary nursery areas, productive shellfish beds, submerged aquatic vegetation as defined by the MFC, or other estuarine habitat. Drainage ditches shall be designed so as to minimize the effects of freshwater inflows, sediment, and the introduction of nutrients to receiving waters. Settling basins, water gates and retention structures are examples of design alternatives that may be used to minimize sediment introduction.
- (4) Nonagricultural Drainage
- (A) Drainage ditches shall be designed so that restrictions in the volume or diversions of flow are minimized to both surface and ground water;
 - (B) Drainage ditches shall provide for the passage of migratory organisms by allowing free passage of water of sufficient depth; and
 - (C) Drainage ditches shall not create stagnant water pools or changes in the velocity of flow.
- (5) Marinas. "Marinas" are defined as any publicly or privately owned dock, basin or wet boat storage facility constructed to accommodate more than 10 boats and providing any of the following services: permanent or transient docking spaces, dry storage, fueling facilities, haulout facilities, and repair service. Excluded from this definition are boat ramp facilities allowing access only, temporary docking, and none of the preceding services. Expansion of existing facilities shall comply with the standards of this Subparagraph for all development other than maintenance and repair necessary to maintain previous service levels. Marinas shall comply with the following standards:
- (A) Marinas shall be sited in non-wetland areas or in deep waters (areas not requiring dredging) and shall not disturb shellfish resources, submerged aquatic vegetation as defined by the MFC, or wetland habitats, except for dredging necessary for access to high-ground sites. The following four alternatives for siting marinas are listed in order of preference for the least damaging alternative; marina projects shall be designed to have the highest of these four priorities that is deemed feasible by the permit letting agency:
 - (i) an upland basin site requiring no alteration of wetland or estuarine habitat and providing flushing by tidal or wind generated water circulation or basin design characteristics;
 - (ii) an upland basin site requiring dredging for access when the necessary dredging and operation of the marina will not result in significant adverse impacts to

- existing fishery, shellfish, or wetland resources and the basin design shall provide flushing by tidal or wind generated water circulation;
- (iii) an open water site located outside a primary nursery area which utilizes piers or docks rather than channels or canals to reach deeper water; and
 - (iv) an open water marina requiring excavation of no intertidal habitat, and no dredging greater than the depth of the connecting channel.
- (B) Marinas that require dredging shall not be located in primary nursery areas nor in areas which require dredging through primary nursery areas for access. Maintenance dredging in primary nursery areas for existing marinas shall comply with the standards set out in Part (b)(1)(I) of this Rule;
 - (C) To minimize coverage of public trust areas by docks and moored vessels, dry storage marinas shall be used where feasible;
 - (D) Marinas to be developed in waters subject to public trust rights (other than those created by dredging upland basins or canals) for the purpose of providing docking for residential developments shall be allowed no more than 27 square feet of public trust areas for every one linear foot of shoreline adjacent to these public trust areas for construction of docks and mooring facilities. The 27 square feet allocation does not apply to fairway areas between parallel piers or any portion of the pier used only for access from land to the docking spaces;
 - (E) To protect water quality in shellfishing areas, marinas shall not be located within areas where shellfish harvesting for human consumption is a significant existing use or adjacent to such areas if shellfish harvest closure is anticipated to result from the location of the marina. In compliance with 33 U.S. Code Section 101(a)(2) of the Clean Water Act and North Carolina Water Quality Standards (15A NCAC 02B .0200) adopted pursuant to that section, shellfish harvesting is a significant existing use if it can be established that shellfish have been regularly harvested for human consumption since November 28, 1975 or that shellfish are propagating and surviving in a biologically suitable habitat and are available and suitable for harvesting for the purpose of human consumption. The Division of Coastal Management shall consult with the Division of Marine Fisheries regarding the significance of shellfish harvest as an existing use and the magnitude of the quantities of shellfish that have been harvested or are available for harvest in the area where harvest will be affected by the development;
 - (F) Marinas shall not be located without written consent from the leaseholders or owners of submerged lands that have been leased from the state or deeded by the State;
 - (G) Marina basins shall be designed to promote flushing through the following design criteria:
 - (i) the basin and channel depths shall gradually increase toward open water and shall never be deeper than the waters to which they connect; and
 - (ii) when possible, an opening shall be provided at opposite ends of the basin to establish flow-through circulation;
 - (H) Marinas shall be designed so that the capability of the waters to be used for navigation or for other public trust rights in estuarine or public trust waters are not jeopardized while allowing the applicant access to deep waters;
 - (I) Marinas shall be located and constructed so as to avoid adverse impacts on navigation throughout all federally maintained channels and their boundaries as designated by the US Army Corps of Engineers. This includes permanent or temporary mooring sites; speed or traffic reductions; or any other device, either physical or regulatory, that may cause a federally maintained channel to be restricted;
 - (J) Open water marinas shall not be enclosed within breakwaters that preclude circulation sufficient to maintain water quality;
 - (K) Marinas that require dredging shall provide areas in accordance with Part (b)(1)(B) of this Rule to accommodate disposal needs for future maintenance dredging, including the ability to remove the dredged material from the marina site;
 - (L) Marina design shall comply with all applicable EMC requirements (15A NCAC 02B .0200) for management of stormwater runoff. Stormwater management systems shall not be located within the 30-foot buffer area outlined in 15A NCAC 07H .0209(d);

- (M) Marinas shall post a notice prohibiting the discharge of any waste from boat toilets and listing the availability of local pump-out services;
 - (N) Boat maintenance areas shall be designed so that all scraping, sandblasting, and painting will be done over dry land with collection and containment devices that prevent entry of waste materials into adjacent waters;
 - (O) All marinas shall comply with all applicable standards for docks and piers, shoreline stabilization, dredging and dredged material disposal of this Rule;
 - (P) All applications for marinas shall be reviewed by the Division of Coastal Management to determine their potential impact to coastal resources and compliance with applicable standards of this Rule. Such review shall also consider the cumulative impacts of marina development in accordance with G.S. 113A-120(a)(10); and
 - (Q) Replacement of existing marinas to maintain previous service levels shall be allowed provided that the development complies with the standards for marina development within this Section.
- (6) Piers and Docking Facilities.
- (A) Piers shall not exceed six feet in width. Piers greater than six feet in width shall be permitted only if the greater width is necessary for safe use, to improve public access, or to support a water dependent use that cannot otherwise occur;
 - (B) The total square footage of shaded impact for docks and mooring facilities (excluding the pier) allowed shall be eight square feet per linear foot of shoreline with a maximum of 2,000 square feet. In calculating the shaded impact, uncovered open water slips shall not be counted in the total. Projects requiring dimensions greater than those stated in this Rule shall be permitted only if the greater dimensions are necessary for safe use, to improve public access, or to support a water dependent use that cannot otherwise occur. Size restrictions shall not apply to marinas;
 - (C) Piers and docking facilities over coastal wetlands shall be no wider than six feet and shall be elevated at least three feet above any coastal wetland substrate as measured from the bottom of the decking;
 - (D) A boathouse shall not exceed 400 square feet except to accommodate a documented need for a larger boathouse and shall have sides extending no farther than one-half the height of the walls as measured from the Normal Water Level or Normal High Water and covering only the top half of the walls. Measurements of square footage shall be taken of the greatest exterior dimensions. Boathouses shall not be allowed on lots with less than 75 linear feet of shoreline, except that structural boat covers utilizing a frame-supported fabric covering may be permitted on properties with less than 75 linear feet of shoreline when using screened fabric for side walls. Size restrictions do not apply to marinas;
 - (E) The total area enclosed by an individual boat lift shall not exceed 400 square feet except to accommodate a documented need for a larger boat lift;
 - (F) Piers and docking facilities shall be single story. They may be roofed but shall not be designed to allow second story use;
 - (G) Pier and docking facility length shall be limited by:
 - (i) not extending beyond the established pier or docking facility length along the same shoreline for similar use. This restriction does not apply to piers 100 feet or less in length unless necessary to avoid unreasonable interference with navigation or other uses of the waters by the public;
 - (ii) not extending into the channel portion of the water body; and
 - (iii) not extending more than one-fourth the width of a natural water body, or human-made canal or basin. Measurements to determine widths of the water body, canals, or basins shall be made from the waterward edge of any coastal wetland vegetation that borders the water body. The one-fourth length limitation does not apply in areas where the U.S. Army Corps of Engineers, or a local government in consultation with the Corps of Engineers, has established an official pier-head line. The one-fourth length limitation shall not apply when the proposed pier is located between longer piers or docking facilities within 200 feet of the applicant's property. However, the proposed pier or docking facility shall not be

longer than the pier head line established by the adjacent piers or docking facilities, nor longer than one-third the width of the water body.

- (H) Piers or docking facilities longer than 400 feet shall be permitted only if the proposed length gives access to deeper water at a rate of at least 1 foot each 100 foot increment of length longer than 400 feet, or, if the additional length is necessary to span some obstruction to navigation. Measurements to determine lengths shall be made from the waterward edge of any coastal wetland vegetation that borders the water body;
 - (I) Piers and docking facilities shall not interfere with the access to any riparian property and shall have a minimum setback of 15 feet between any part of the pier or docking facility and the adjacent property owner's areas of riparian access. The line of division of areas of riparian access shall be established by drawing a line along the channel or deep water in front of the properties, then drawing a line perpendicular to the line of the channel so that it intersects with the shore at the point the upland property line meets the water's edge. The minimum setback provided in the rule may be waived by the written agreement of the adjacent riparian owner(s) or when two adjoining riparian owners are co-applicants. If the adjacent property is sold before construction of the pier or docking facility commences, the applicant shall obtain a written agreement with the new owner waiving the minimum setback and submit it to the permitting agency prior to initiating any development of the pier. Application of this Rule may be aided by reference to the approved diagram in 15A NCAC 07H .1205(t) illustrating the rule as applied to various shoreline configurations. When shoreline configuration is such that a perpendicular alignment cannot be achieved, the pier shall be aligned to meet the intent of this Rule to the maximum extent practicable as determined by the Director of the Division of Coastal Management; and
 - (J) Applicants for authorization to construct a pier or docking facility shall provide notice of the permit application to the owner of any part of a shellfish franchise or lease over which the proposed dock or pier would extend. The applicant shall allow the lease holder the opportunity to mark a navigation route from the pier to the edge of the lease.
- (7) Bulkheads
- (A) Bulkhead alignment, for the purpose of shoreline stabilization, shall approximate the location of normal high water or normal water level;
 - (B) Bulkheads shall be constructed landward of coastal wetlands in order to avoid significant adverse impacts to the resources;
 - (C) Bulkhead backfill material shall be obtained from an upland source approved by the Division of Coastal Management pursuant to this Section, or if the bulkhead is a part of a permitted project involving excavation from a non-upland source, the material so obtained may be contained behind the bulkhead;
 - (D) Bulkheads shall be permitted below normal high water or normal water level only when the following standards are met:
 - (i) the property to be bulkheaded has an identifiable erosion problem, whether it results from natural causes or adjacent bulkheads, or it has unusual geographic or geologic features, e.g. steep grade bank, which will cause the applicant unreasonable hardship under the other provisions of this Rule;
 - (ii) the bulkhead alignment extends no further below normal high water or normal water level than necessary to allow recovery of the area eroded in the year prior to the date of application, to align with adjacent bulkheads, or to mitigate the unreasonable hardship resulting from the unusual geographic or geologic features;
 - (iii) the bulkhead alignment will not adversely impact public trust rights or the property of adjacent riparian owners;
 - (iv) the need for a bulkhead below normal high water or normal water level is documented by the Division of Coastal Management; and
 - (v) the property to be bulkheaded is in a non-oceanfront area.
 - (E) Where possible, sloping rip-rap, gabions, or vegetation shall be used rather than bulkheads.
- (8) Beach Nourishment

- (A) Beach creation or maintenance may be allowed to enhance water related recreational facilities for public, commercial, and private use consistent with the following:
 - (i) Beaches may be created or maintained in areas where they have historically been found due to natural processes;
 - (ii) Material placed in the water and along the shoreline shall be clean sand and free from pollutants. Grain size shall be equal to that found naturally at the site;
 - (iii) Beach creation shall not be allowed in primary nursery areas, nor in any areas where siltation from the site would pose a threat to shellfish beds;
 - (iv) Material shall not be placed on any coastal wetlands or submerged aquatic vegetation as defined by MFC;
 - (v) Material shall not be placed on any submerged bottom with significant shellfish resources as identified by the Division of Marine Fisheries during the permit review; and
 - (vi) Beach construction shall not create the potential for filling adjacent navigation channels, canals or boat basins.
 - (B) Placing unconfined sand material in the water and along the shoreline shall not be allowed as a method of shoreline erosion control;
 - (C) Material from dredging projects may be used for beach nourishment if:
 - (i) it is first handled in a manner consistent with dredged material disposal as set forth in this Rule;
 - (ii) it is allowed to dry prior to being placed on the beach; and
 - (iii) only that material of acceptable grain size as set forth in Subpart (b)(8)(A)(ii) of this Rule is removed from the disposal site for placement on the beach. Material shall not be placed directly on the beach by dredge or dragline during maintenance excavation.
 - (D) Beach construction shall comply with State and federal water quality standards;
 - (E) The renewal of permits for beach nourishment projects shall require an evaluation by the Division of Coastal Management of any adverse impacts of the original work; and
 - (F) Permits issued for beach nourishment shall be limited to authorizing beach nourishment only one time.
- (9) Groins
- (A) Groins shall not extend more than 25 feet waterward of the normal high water or normal water level unless a longer structure is justified by site specific conditions and by an individual who meets any North Carolina occupational licensing requirements for the type of structure being proposed and approved during the application process;
 - (B) Groins shall be set back a minimum of 15 feet from the adjoining riparian lines. The setback for rock groins shall be measured from the toe of the structure. This setback may be waived by written agreement of the adjacent riparian owner(s) or when two adjoining riparian owners are co-applicants. Should the adjacent property be sold before construction of the groin commences, the applicant shall obtain a written agreement with the new owner waiving the minimum setback and submit it to the permitting agency prior to initiating any development of the groin;
 - (C) Groins shall pose no threat to navigation;
 - (D) The height of groins shall not exceed one foot above normal high water or normal water level;
 - (E) No more than two structures shall be allowed per 100 feet of shoreline unless the applicant provides evidence that more structures are needed for shoreline stabilization.
 - (F) "L" and "T" sections shall not be allowed at the end of groins; and
 - (G) Riprap material used for groin construction shall be free from loose dirt or any other pollutant and of a size sufficient to prevent its movement from the site by wave and current action.
- (10) "Freestanding Moorings".
- (A) A "freestanding mooring" is any means to attach a ship, boat, vessel, floating structure or other water craft to a stationary underwater device, mooring buoy, buoyed anchor, or piling as long as the piling is not associated with an existing or proposed pier, dock, or boathouse;

- (B) Freestanding moorings shall be permitted only:
 - (i) to riparian property owners within their riparian corridors; or
 - (ii) to any applicant proposing to locate a mooring buoy consistent with a water use plan that is included in either the local zoning or land use plan.
 - (C) All mooring fields shall provide an area for access to any mooring(s) and other land based operations that shall include wastewater pumpout, trash disposal and vehicle parking;
 - (D) To protect water quality of shellfishing areas, mooring fields shall not be located within areas where shellfish harvesting for human consumption is a significant existing use or adjacent to such areas if shellfish harvest closure is anticipated to result from the location of the mooring field. In compliance with Section 101(a)(2) of the Federal Water Pollution Control Act, 33 U.S.C. 1251 (a)(2), and North Carolina Water Quality Standards adopted pursuant to that section, shellfish harvesting is a significant existing use if it can be established that shellfish have been regularly harvested for human consumption since November 28, 1975 or that shellfish are propagating and surviving in a biologically suitable habitat and are available and suitable for harvesting for the purpose of human consumption. The Division of Marine Fisheries shall be consulted regarding the significance of shellfish harvest as an existing use and the magnitude of the quantities of shellfish that have been harvested or are available for harvest in the area where harvest will be affected by the development;
 - (E) Moorings shall not be located without written consent from the leaseholders or owners of submerged lands that have been leased from the state or deeded by the State;
 - (F) Moorings shall be located and constructed so as to avoid adverse impacts on navigation throughout all federally maintained channels. This includes permanent or temporary mooring sites, speed or traffic reductions, or any other device, either physical or regulatory, which may cause a federally maintained channel to be restricted;
 - (G) Open water moorings shall not be enclosed within breakwaters that preclude circulation and degrade water quality in violation of EMC standards;
 - (H) Moorings and the associated land based operation design shall comply with all applicable EMC requirements for management of stormwater runoff;
 - (I) Mooring fields shall have posted in view of patrons a notice prohibiting the discharge of any waste from boat toilets or any other discharge and listing the availability of local pump-out services and waste disposal;
 - (J) Freestanding moorings associated with commercial shipping, public service, or temporary construction or salvage operations may be permitted without a public sponsor;
 - (K) Freestanding mooring buoys and piles shall be evaluated based upon the arc of the swing including the length of the vessel to be moored. Moorings and the attached vessel shall not interfere with the access of any riparian owner nor shall it block riparian access to channels or deep water, which allows riparian access. Freestanding moorings shall not interfere with the ability of any riparian owner to place a pier for access;
 - (L) Freestanding moorings shall not be established in submerged cable or pipe crossing areas or in a manner that interferes with the operations of an access through any bridge;
 - (M) Freestanding moorings shall be marked or colored in compliance with U.S. Coast Guard and the WRC requirements and the required marking maintained for the life of the mooring(s); and
 - (N) The type of material used to create a mooring must be free of pollutants and of a design and type of material so as to not present a hazard to navigation or public safety.
- (11) Filling of Canals, Basins and Ditches - Notwithstanding the general use standards for estuarine systems as set out in Paragraph (a) of this Rule, filling canals, basins and ditches shall be allowed if all of the following conditions are met:
- (A) the area to be filled was not created by excavating lands which were below the normal high water or normal water level;
 - (B) if the area was created from wetlands, the elevation of the proposed filling does not exceed the elevation of said wetlands so that wetland function will be restored;

- (C) the filling will not adversely impact any designated primary nursery area, shellfish bed, submerged aquatic vegetation as defined by the MFC, coastal wetlands, public trust right or public trust usage; and
 - (D) the filling will not adversely affect the value and enjoyment of property of any riparian owner.
- (12) "Submerged Lands Mining"
- (A) Development Standards. Mining of submerged lands shall meet all the following standards:
 - (i) The biological productivity and biological significance of mine sites, or borrow sites used for sediment extraction, shall be evaluated for significant adverse impacts and a protection strategy for these natural functions and values provided with the State approval request or permit application;
 - (ii) Natural reefs, coral outcrops, artificial reefs, seaweed communities, and significant benthic communities identified by the Division of Marine Fisheries or the WRC shall be avoided;
 - (iii) Mining shall avoid significant archaeological resources as defined in Rule .0509 of this Subchapter; shipwrecks identified by the Department of Cultural Resources; and unique geological features that require protection from uncontrolled or incompatible development as identified by the Division of Energy, Mineral, and Land Resources pursuant to G.S. 113A-113(b)(4)(g);
 - (iv) Mining activities shall not be conducted on or within 500 meters of significant biological communities identified by the Division of Marine Fisheries or the WRC, such as high relief hard bottom areas. "High relief" is defined for this Part as relief greater than or equal to one-half meter per five meters of horizontal distance;
 - (v) Mining activities shall be timed to minimize impacts on the life cycles of estuarine or ocean resources; and
 - (vi) Mining activities shall not affect potable groundwater supplies, wildlife, freshwater, estuarine, or marine fisheries.
 - (B) Permit Conditions. Permits for submerged lands mining may be conditioned on the applicant amending the mining proposal to include measures necessary to ensure compliance with the provisions of the Mining Act and the rules for development set out in this Subchapter. Permit conditions shall also include:
 - (i) Monitoring by the applicant to ensure compliance with all applicable development standards; and
 - (ii) A determination of the necessity and feasibility of restoration shall be made by the Division of Coastal Management as part of the permit or consistency review process. Restoration shall be necessary where it will facilitate recovery of the pre-development ecosystem. Restoration shall be considered feasible unless, after consideration of all practicable restoration alternatives, the Division of Coastal Management determines that the adverse effects of restoration outweigh the benefits of the restoration on estuarine or ocean resources. If restoration is determined to be necessary and feasible, then the applicant shall submit a restoration plan to the Division of Coastal Management prior to the issuance of the permit.
 - (C) Dredging activities for the purposes of mining natural resources shall be consistent with the development standards set out in this Rule;
 - (D) Mitigation. Where mining cannot be conducted consistent with the development standards set out in this Rule, the applicant may request mitigation approval under 15A NCAC 07M .0700; and
 - (E) Public Benefits Exception. Projects that conflict with the standards in this Subparagraph, but provide a public benefit, may be approved pursuant to the standards set out in Subparagraph (a)(3) of this Rule.
- (13) "Wind Energy Facilities"
- (A) An applicant for the development and operation of a wind energy facility shall provide:

- (i) an evaluation of the proposed noise impacts of the turbines to be associated with the proposed facility;
 - (ii) an evaluation of shadow flicker impacts for the turbines to be associated with the proposed facility;
 - (iii) an evaluation of avian and bat impacts of the proposed facility;
 - (iv) an evaluation of viewshed impacts of the proposed facility;
 - (v) an evaluation of potential user conflicts associated with development in the proposed project area; and
 - (vi) a plan regarding the action to be taken upon decommissioning and removal of the wind energy facility. The plan shall include estimates of monetary costs, time frame of removal and the proposed site condition after decommissioning.
- (B) Development Standards. Development of wind energy facilities shall meet the following standards in addition to adhering to the requirements outlined in Part (a)(13)(A) of this Rule:
- (i) Natural reefs, coral outcrops, artificial reefs, seaweed communities, and significant benthic communities identified by the Division of Marine Fisheries or the WRC shall be avoided;
 - (ii) Development shall not be sited on or within 500 meters of significant biological communities identified by the Division of Marine Fisheries or the WRC, such as high relief hard bottom areas. High relief is defined for this standard as relief greater than or equal to one-half meter per five meters of horizontal distance;
 - (iii) Development shall not cause irreversible damage to documented archeological resources including shipwrecks identified by the Department of Cultural Resources and unique geological features that require protection from uncontrolled or incompatible development as identified by the Division of Energy, Mineral, and Land Resources pursuant to G.S. 113A-113(b)(4)(g);
 - (iv) Development activities shall be timed to avoid significant adverse impacts on the life cycles of estuarine or ocean resources, or wildlife;
 - (v) Development or operation of a wind energy facility shall not jeopardize the use of the surrounding waters for navigation or for other public trust rights in public trust areas or estuarine waters; and
 - (vi) Development or operation of a wind energy facility shall not interfere with air navigation routes, air traffic control areas, military training routes or special use airspace and shall comply with standards adopted by the Federal Aviation Administration and codified under 14 CFR Part 77.13.
- (C) Permit Conditions. Permits for wind energy facilities may be conditioned on the applicant amending the proposal to include measures necessary to ensure compliance with the standards for development set out in this Rule. Permit conditions may include monitoring to ensure compliance with all applicable development standards; and
- (D) Public Benefits Exception. Projects that conflict with these standards, but provide a public benefit, may be approved pursuant to the standards set out in Subparagraph (a)(3) of this Rule.

History Note: Authority G.S. 113A-107(b); 113A-108; 113A-113(b); 113A-124; Eff. September 9, 1977; Amended Eff. February 1, 1996; April 1, 1993; February 1, 1993; November 30, 1992; RRC Objection due to ambiguity Eff. March 21, 1996; Amended Eff. August 1, 2012(see S.L. 2012-143, s.1(f)); February 1, 2011; August 1, 2010; June 1, 2010; August 1, 1998; May 1, 1996; Readopted Eff. July 1, 2020; Amended Eff. August 1, 2022.

CLARIFY DEFINITION OF WETLANDS

SECTION 15.(a) Definitions. – For purposes of this section and its implementation, "Wetlands Definition" means 15A NCAC 02B .0202 (Definitions).

SECTION 15.(b) Wetlands Definition Rule. – Until the effective date of the revised permanent rule that the Environmental Management Commission (Commission) is required to adopt pursuant to subsection (d) of this section, the Commission shall implement the Wetlands Definition Rule as provided in subsection (c) of this section.

SECTION 15.(c) Implementation. – Wetlands classified as waters of the State are restricted to waters of the United States as defined by 33 C.F.R. § 328.3 and 40 C.F.R. § 230.3. Wetlands do not include prior converted cropland as defined in the National Food Security Act Manual, Fifth Edition, which is hereby incorporated by reference, not including subsequent amendments and editions.

SECTION 15.(d) Additional Rulemaking Authority. – The Commission shall adopt a rule to amend the Wetlands Definition Rule consistent with subsection (c) of this section. Notwithstanding G.S. 150B-19(4), the rule adopted by the Commission pursuant to this section shall be substantively identical to the provisions of subsection (c) of this section. Rules adopted pursuant to this section are not subject to Part 3 of Article 2A of Chapter 150B of the General Statutes. Rules adopted pursuant to this section shall become effective as provided in G.S. 150B-21.3(b1), as though 10 or more written objections had been received as provided in G.S. 150B-21.3(b2).

SECTION 15.(e) Sunset. – This section expires when permanent rules adopted as required by subsection (d) of this section become effective.

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE TOWN OF NORTH TOPSAIL BEACH, NORTH CAROLINA BY UPDATING STANDARDS FOR PROTECTING WETLANDS PURSUANT TO SENATE BILL 582 AND PROVIDING FOR CERTAIN ENFORCEMENT PENALTIES FOR UNPERMITTED DISTURBANCE

Ordinance 23-__

WHEREAS, N.C. Session Law 2023-63 created new definitions for wetlands that apply throughout North Carolina; and

WHEREAS, the Planning Board has reviewed the proposed standards and recommended approval of this ordinance; and

WHEREAS, the Board of Aldermen has found this ordinance to be consistent with the Town’s adopted CAMA Land Use Plan; and

WHEREAS, the Board of Aldermen acknowledges the importance of wetlands in reducing flood risk; and

WHEREAS, the Board of Aldermen affirms that open space management practices are consistent with the goals of reducing hazard losses, such as the preservation of wetlands or other flood-prone areas in their natural state in perpetuity; and

WHEREAS, the Board of Aldermen has determined that is in public interest to update standards for protecting wetlands in the Unified Development Ordinance consistent with North Carolina Senate Bill 582 and in compliance with the N.C. General Statutes 160D.

NOW THEREFORE BE IT ORDAINED by the Board of Aldermen for the Town of North Topsail Beach, North Carolina that the Unified Development Ordinance shall be amended as follows:

PART I. That Subsection of the Unified Development Ordinance be amended with the addition of the following:

§10.07.05 INSTALL AND MAINTAIN EFFECTIVE SEDIMENTATION AND EROSION CONTROL MEASURES

- (A) All unconsolidated material resulting from associated grading and landscaping shall be retained on site by effective sedimentation and erosion control measures.
- (B) Disturbed areas shall be vegetated and stabilized (planted and mulched) within 14 days of construction completion.

- (C) It shall be the responsibility of the property owner to ensure the installation and maintenance of effective sedimentation and erosion control measures and to stabilize disturbed areas within 14 days of construction completion.
- (D) Failure to install and maintain effective sedimentation and erosion control measures during construction or stabilize disturbed areas after construction are in violation of this ordinance shall be subject to a fine in accordance with the Planning and Zoning Fee Schedule for Code Enforcement Civil Citations, as adopted by the Board of Aldermen.

§10.07.06 WETLAND PROTECTION.

- (A) Any wetlands, ~~as defined in Chapter 11,~~ damaged during construction, or damage occurring as a result of such construction, or excavated in violation of this ordinance shall be restored to its original state using similar materials and stabilizing vegetation.
- (B) It shall be the responsibility of the property owner to guarantee the protection of all identified wetlands and not allow the natural wetland hydrology of the lot to be altered beyond that which has been authorized in the permit.
- (C) Wetland grass planting or wetland reforestation shall be the ultimate responsibility of the property owner.
- (D) Any wetlands, ~~as defined in Chapter 11,~~ in the required natural area that has been damaged or excavated in violation of this ordinance shall be subject to a fine in accordance with the the Planning and Zoning Fee Schedule for Code Enforcement Civil Citations for this section, as adopted by the Board of Aldermen and restored within 7 days of notice.
- (E) Failure to repair damage to wetlands and vegetation after 7 days, shall constitute a separate violation for each day that such failure continues after written notification pursuant to §2.17.01.

§11.01.12 DEFINITIONS.

~~**WETLANDS.** "Waters" as defined by G.S. 143-212(6) that are inundated or saturated by an accumulation of surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands do not include prior converted cropland as defined in the National Food Security Act Manual, Fifth Edition, which is hereby incorporated by reference, not including subsequent amendments and editions, and is available free of charge at <https://directives.sc.egov.usda.gov/RollupViewer.aspx?hid=29340>.~~

PART II. This ordinance shall be effective upon its adoption.

**Town of North Topsail Beach
FY 2023-2024
Fee Schedule**

ATTACHMENT 5

PLANNING & ZONING FEES

Fees effective 7-1-2022

Development

Re-inspection Fee	\$75.00 for 1st Re-Inspection; \$100 for 2nd Re-Inspection and \$100 for all other additional Re-Inspections (Applied if Inspection NOT READY or FAILS)
Floodplain Development Permit Fee	\$50.00
Zoning Permit Fee(unless otherwise listed)	\$75.00
Special Requirement Site Plans (includes CUP fee)	\$750.00
Commercial Site Plan Review (includes CUP fee)	\$750.00
NTB Driveway Permit (NCDOT separate fee)	\$50.00
Telecommunications Facility - Co-location	\$400.00
Telecommunications Facility - New	\$2,000.00
Accessory Structures	\$50.00

Quasi-Judicial Public Hearings*

Variance Request	\$350.00
Appeals	\$350.00
Conditional Use Permit/Special Use Permit	\$350.00

Legislative Hearings

Map Amendment (Rezone)	\$500.00
Text Amendment	\$500.00

Other Fees

Home Occupation Permit	\$50.00
Land Disturbance	\$50.00
Signs	\$50.00
Zoning Letter of Compliance	\$100.00
Mobile Food Vendor - ANNUAL	\$500.00
Mobile Food Vendor - Special Event	\$100.00
Pushcart - ANNUAL	\$75.00
Pushcart - Special Event	\$25.00

Re-Inspections	\$75.00 for 1st Re-Inspection; \$100 for 2nd Re-Inspection and \$100 for all other additional Re-Inspections (Applied if Inspection NOT READY or FAILS)
Work Done without Permit	Double permit fee + \$200 fine
Failure to get final inspection prior to expiration of permit	\$100.00

**Town of North Topsail Beach
FY 2023-2024
Fee Schedule**

Major Subdivision/Planned Unit Developments

Sketch, Preliminary and Final	\$300/\$300/\$150
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Minor Subdivision

Sketch & Final	\$200/\$200
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Exemptions (Review Required)	\$50.00
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Code Enforcement

Civil Citations	First Offense \$50.00 Second Offense \$100.00 Third & Subsequent Offenses \$200.00 each
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Civil Citations: § 10.07.02 REBUILDING OF DAMAGED DUNES.	First Offense & Subsequent Offenses \$10,000.00.00 each
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Civil Citations: §10.07.06 WETLAND PROTECTION.	First Offense & Subsequent Offenses \$1,000.00 each
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* Applicant is responsible for all transcript expenses. In addition to the fee, a \$150 deposit for transcript is required. All cancellations must be received at least 48 hours before the start of the public hearing and refunds are subject to a \$150 cancellation fee.

TOWN OF NORTH TOPSAIL
BEACH

BOARD OF ALDERMEN

Wednesday, September 6, 2023,
11:00 a.m.

2008 Loggerhead Court, North
Topsail Beach NC 28460

Pursuant to NCGS § 160D-601
and the Town's Unified Develop-
ment Ordinance (UDO) §2.07.01,
notice is hereby given that a regu-
lar meeting of the North Topsail
Beach Board of Aldermen will be
held at 2008 Loggerhead Court,
North Topsail Beach NC on Wed-
nesday, September 6, 2023, 11:00
a.m. Hearings will be conducted to
receive input on:

Proposed Text Amendments to
Wetland Regulations and Enforce-
ment:

Uniform Development Ordinance
§10.07.05 Install and maintain ef-
fective sedimentation and erosion
control measures; §10.07.06 Wet-
land Protection; and §11.01.12
Definitions. Wetlands.

All information pertaining to these
public hearings may be viewed at
the Town Hall by appointment
only Monday through Friday
between the hours of 8:00 am and
5:00 pm.

For more information, please con-
tact:

Deborah J. Hill MPA AICP CFM
CZO, Planning Director
dhill@northtopsailbeachnc.gov
910-328-1349

August 19, 26, 2023

Joann M. McDermon, Mayor
Mike Benson, Mayor Pro Tem



Alice Derian, ICMA-CM
Town Manager

Aldermen:
Fred Fontana
Richard Grant
Tom Leonard
Connie Pletl

Nancy Avery
Interim Town Clerk

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE
OF THE TOWN OF NORTH TOPSAIL BEACH
UPDATING STANDARDS FOR PROTECTING WETLANDS PURSUANT TO SENATE
BILL 582 AND PROVIDING FOR CERTAIN ENFORCEMENT PENALTIES FOR
UNPERMITTED DISTURBANCE

Ordinance 23-03

WHEREAS, N.C. Session Law 2023-63 created new definitions for wetlands that apply throughout North Carolina; and

WHEREAS, the Planning Board has reviewed the proposed standards and recommended approval of this ordinance; and

WHEREAS, the Board of Aldermen has found this ordinance to be consistent with the Town's adopted CAMA Land Use Plan; and

WHEREAS, the Board of Aldermen acknowledges the importance of wetlands in reducing flood risk; and

WHEREAS, the Board of Aldermen affirms that open space management practices are consistent with the goals of reducing hazard losses, such as the preservation of wetlands or other flood-prone areas in their natural state in perpetuity; and

WHEREAS, the Board of Aldermen has determined that is in public interest to update standards for protecting wetlands in the Unified Development Ordinance consistent with North Carolina Senate Bill 582 and in compliance with the N.C. General Statutes 160D.

NOW THEREFORE BE IT ORDAINED by the Board of Aldermen for the Town of North Topsail Beach that the Unified Development Ordinance shall be amended with the addition of the following language:

§10.07.05 INSTALL AND MAINTAIN EFFECTIVE SEDIMENTATION AND EROSION CONTROL MEASURES

- (A) All unconsolidated material resulting from associated grading and landscaping shall be retained on site by effective sedimentation and erosion control measures.
- (B) Disturbed areas shall be vegetated and stabilized (planted and mulched) within 14 days of construction completion.

- (C) It shall be the responsibility of the property owner to ensure the installation and maintenance of effective sedimentation and erosion control measures and to stabilize disturbed areas within 14 days of construction completion.
- (D) Failure to install and maintain effective sedimentation and erosion control measures during construction or stabilize disturbed areas after construction are in violation of this ordinance shall be subject to a fine in accordance with the Planning and Zoning Fee Schedule for Code Enforcement Civil Citations, as adopted by the Board of Aldermen.

§10.07.06 WETLAND PROTECTION.

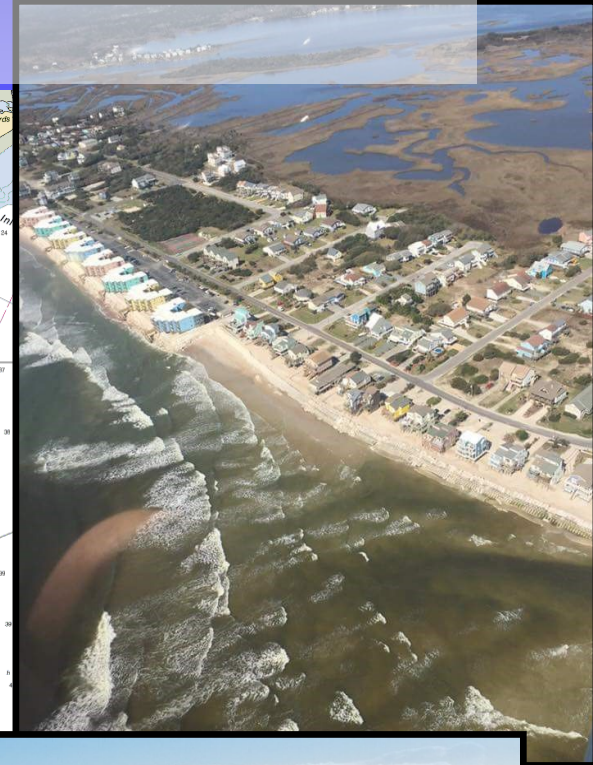
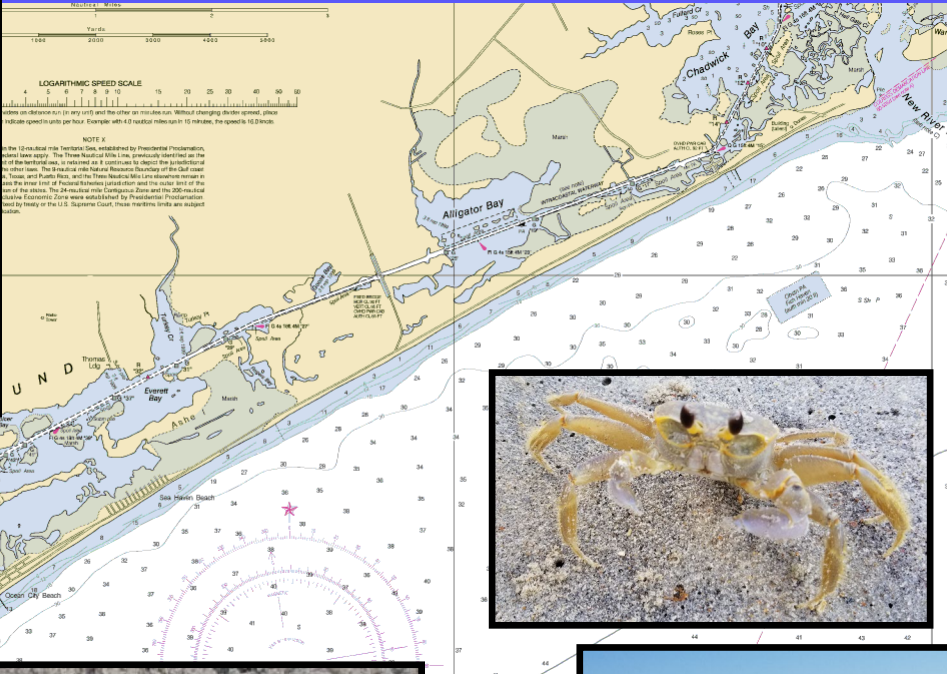
- (A) Any wetlands damaged during construction, or damage occurring as a result of such construction, or excavated in violation of this ordinance shall be restored to its original state using similar materials and stabilizing vegetation.
- (B) It shall be the responsibility of the property owner to guarantee the protection of all identified wetlands and not allow the natural wetland hydrology of the lot to be altered beyond that which has been authorized in the permit.
- (C) Wetland grass planting or wetland reforestation shall be the ultimate responsibility of the property owner.
- (D) Any wetlands in the required natural area that has been damaged or excavated in violation of this ordinance shall be subject to a fine in accordance with the Planning and Zoning Fee Schedule for Code Enforcement Civil Citations for this section, as adopted by the Board of Aldermen and restored within 7 days of notice.
- (E) Failure to repair damage to wetlands and vegetation after 7 days, shall constitute a separate violation for each day that such failure continues after written notification pursuant to §2.17.01.

Effective this 6th day of September 2023.

Joann McDermon, Mayor

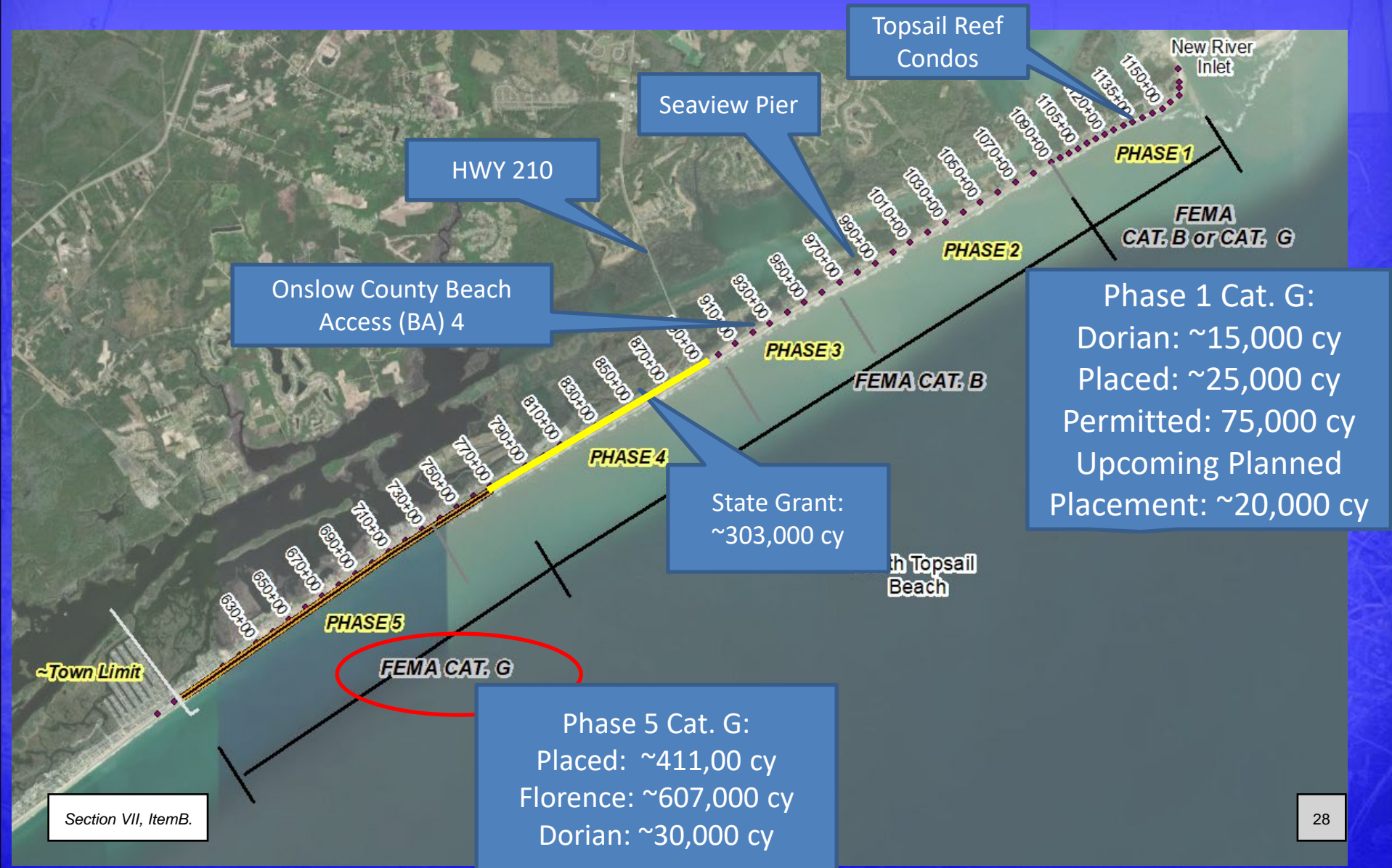
ATTEST: _____
Nancy Avery, Interim Town Clerk

North Topsail Beach Coastal Update September 2023



Ongoing and Upcoming Projects Overview

State Grant, Dorian and Florence FEMA Category G



Phase 1 Cat. G:
 Dorian: ~15,000 cy
 Placed: ~25,000 cy
 Permitted: 75,000 cy
 Upcoming Planned Placement: ~20,000 cy

State Grant:
 ~303,000 cy

Phase 5 Cat. G:
 Placed: ~411,00 cy
 Florence: ~607,000 cy
 Dorian: ~30,000 cy

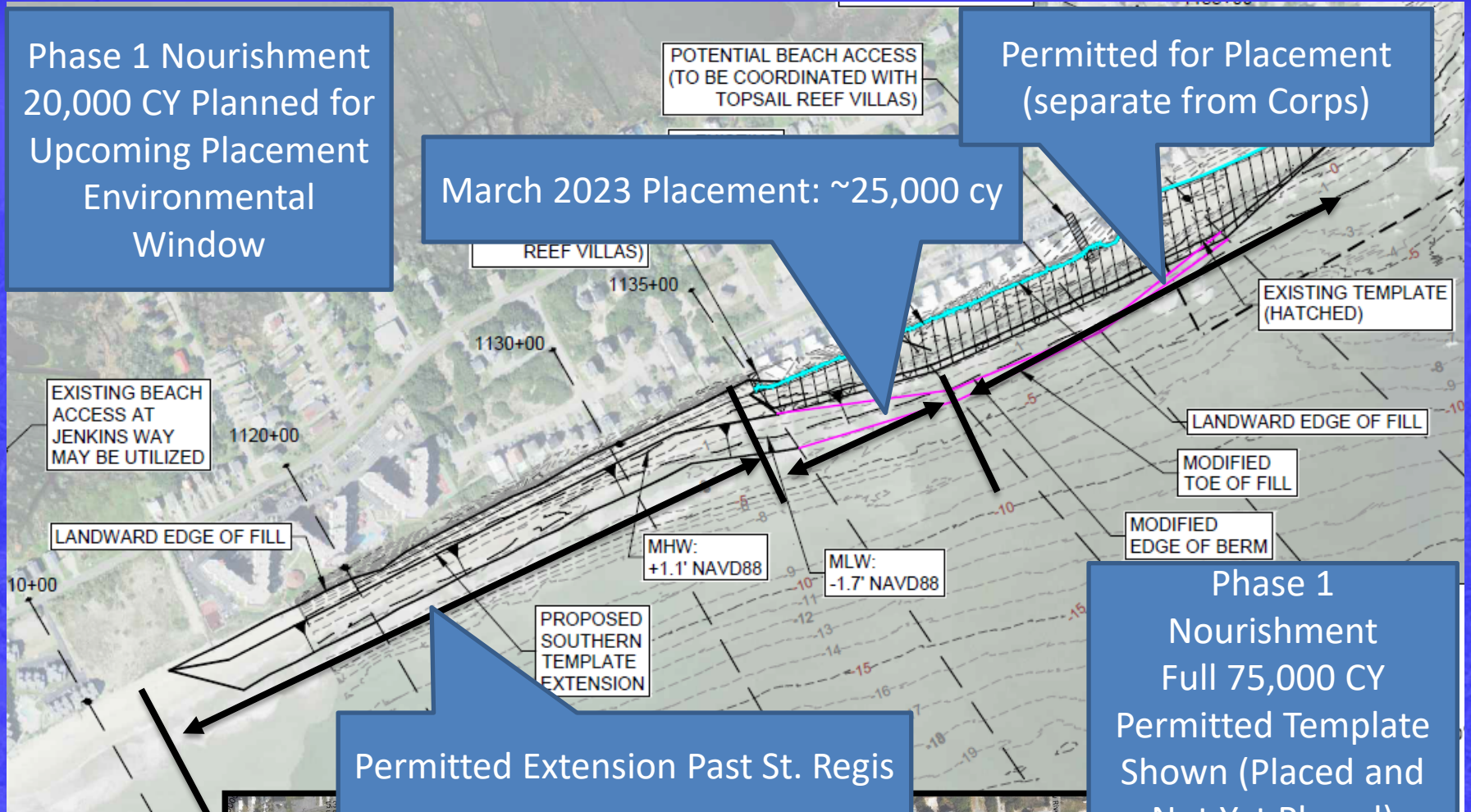
Section VII, Item B.

Phase 1 Beach (not Dune) Truck Haul Nourishment

Phase 1 Nourishment
20,000 CY Planned for
Upcoming Placement
Environmental
Window

March 2023 Placement: ~25,000 cy

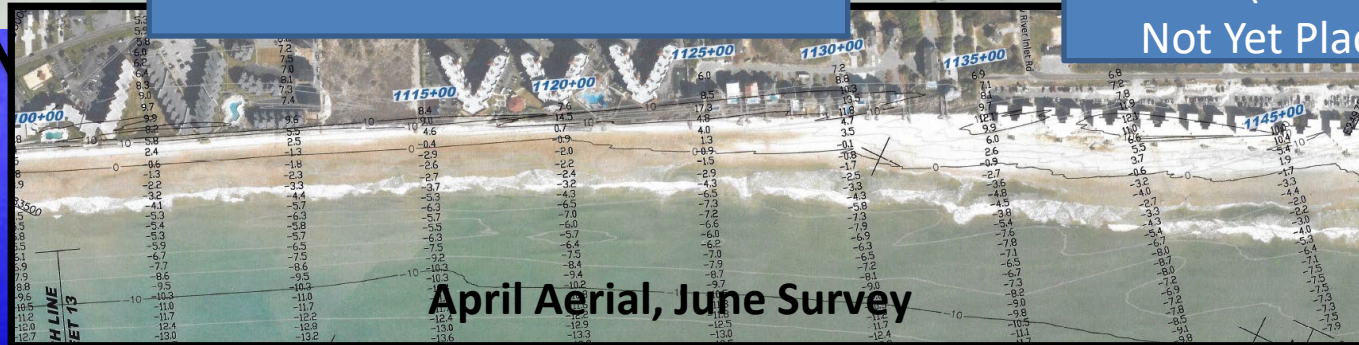
Permitted for Placement
(separate from Corps)



Phase 1
Nourishment
Full 75,000 CY
Permitted Template
Shown (Placed and
Not Yet Placed)

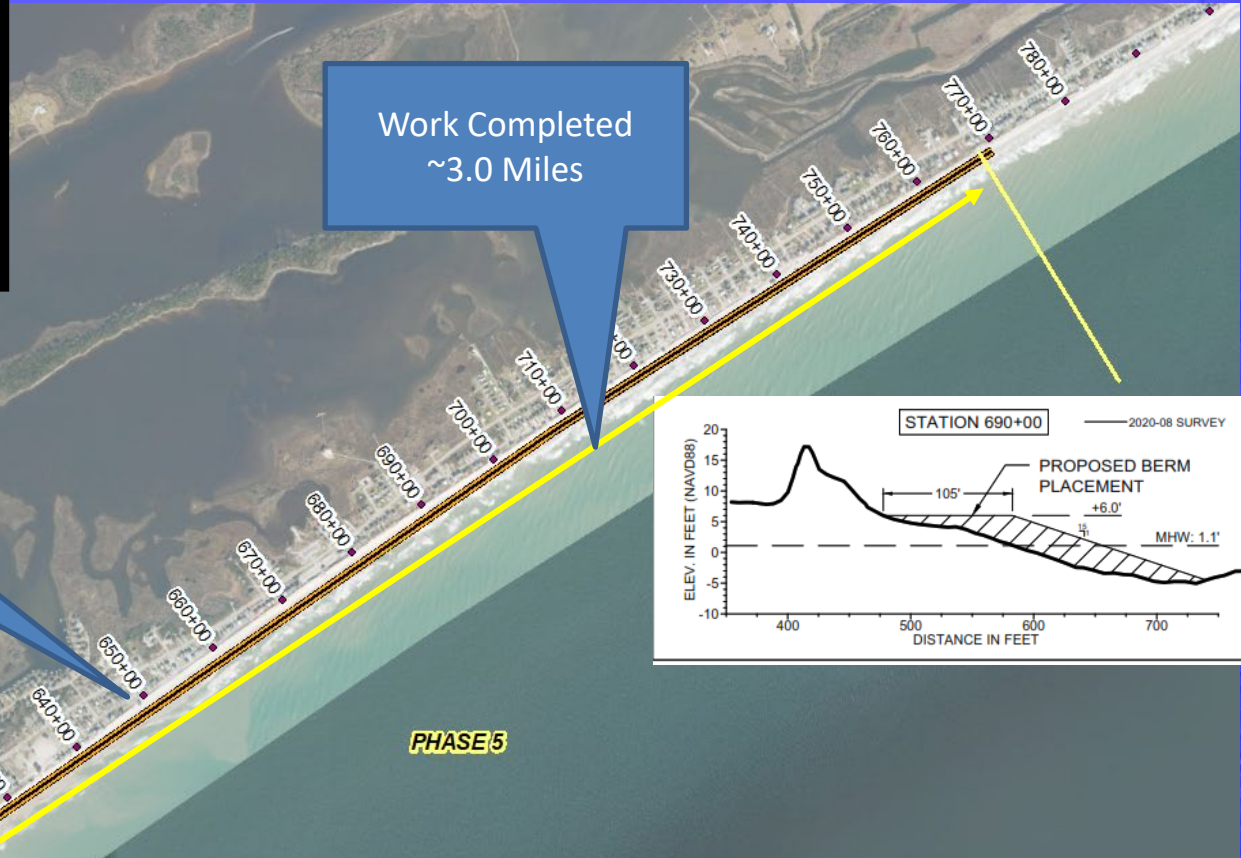
Permitted Extension Past St. Regis

Section VII, Item B.



April Aerial, June Survey

Ongoing Florence & Dorian Nourishment in Phase 5 Beach (not Dune) Nourishment. ~3.0 Miles of New Beach Completed



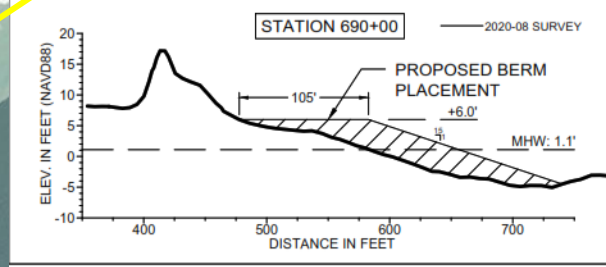
Access at Gray Street and Working South

Remaining Work

Town

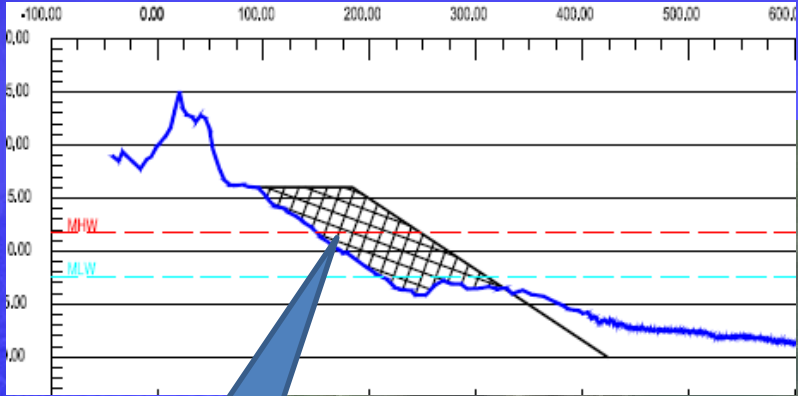
Section VII, Item B.

Work Completed
~3.0 Miles

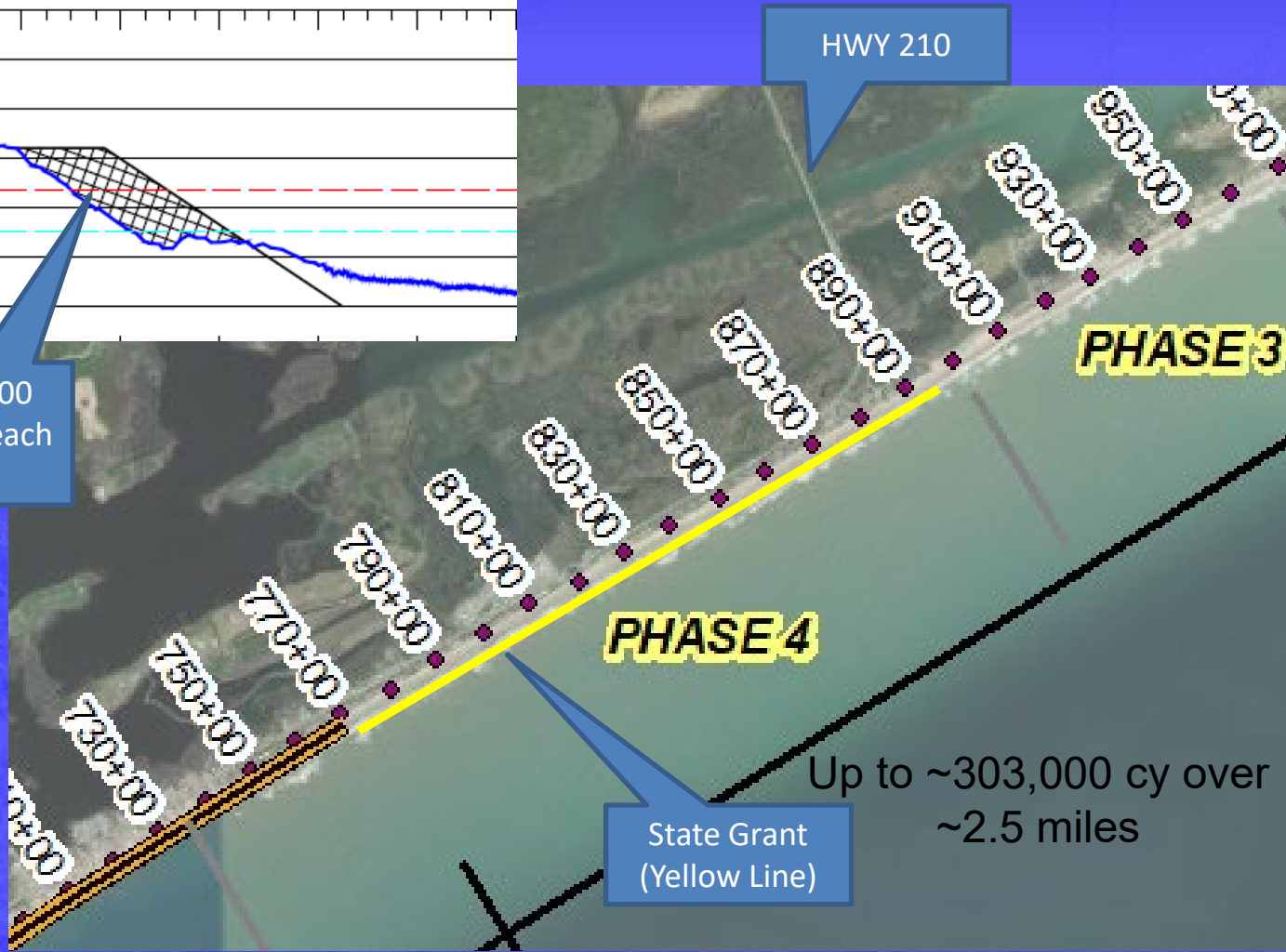


April Aerial June Survey

Successful State Grant in Phase 4. Beach (not Dune) Nourishment



~80 to 100 Feet of Beach Width

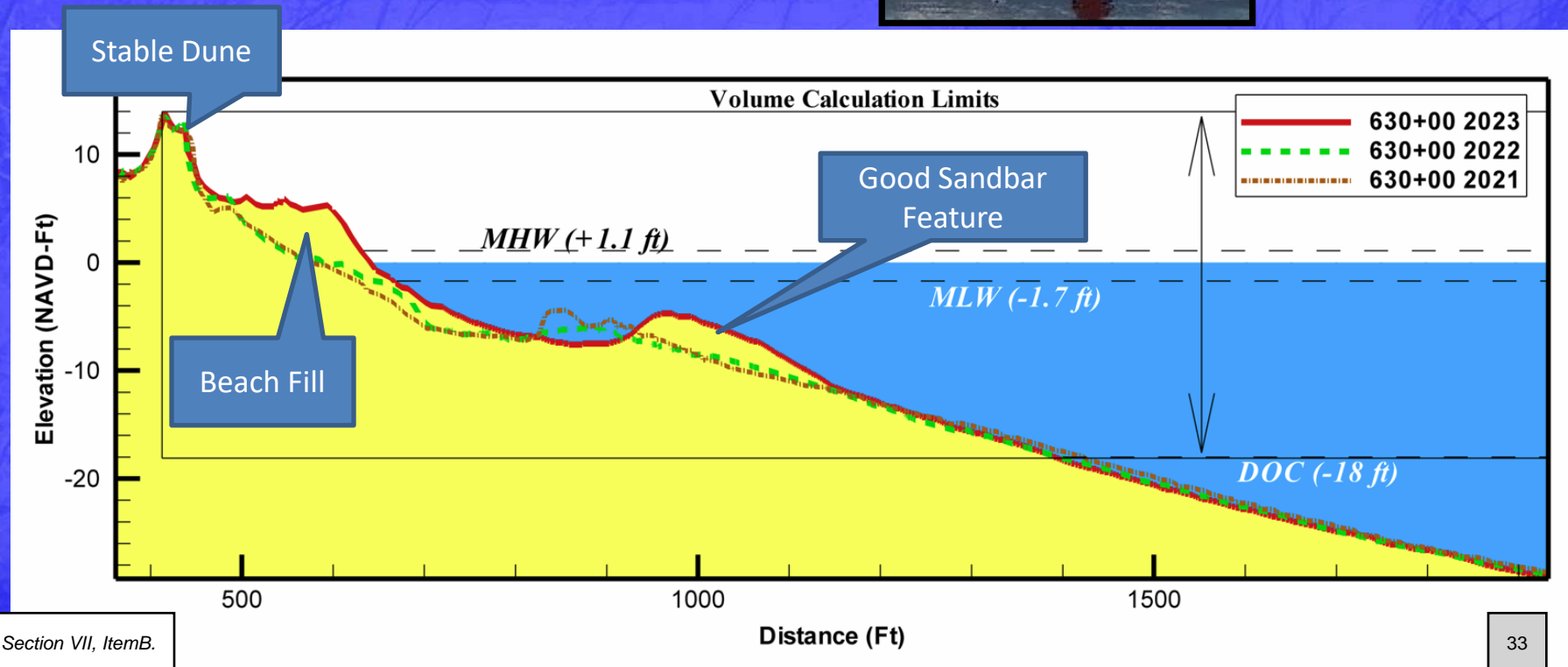


Up to ~303,000 cy over ~2.5 miles

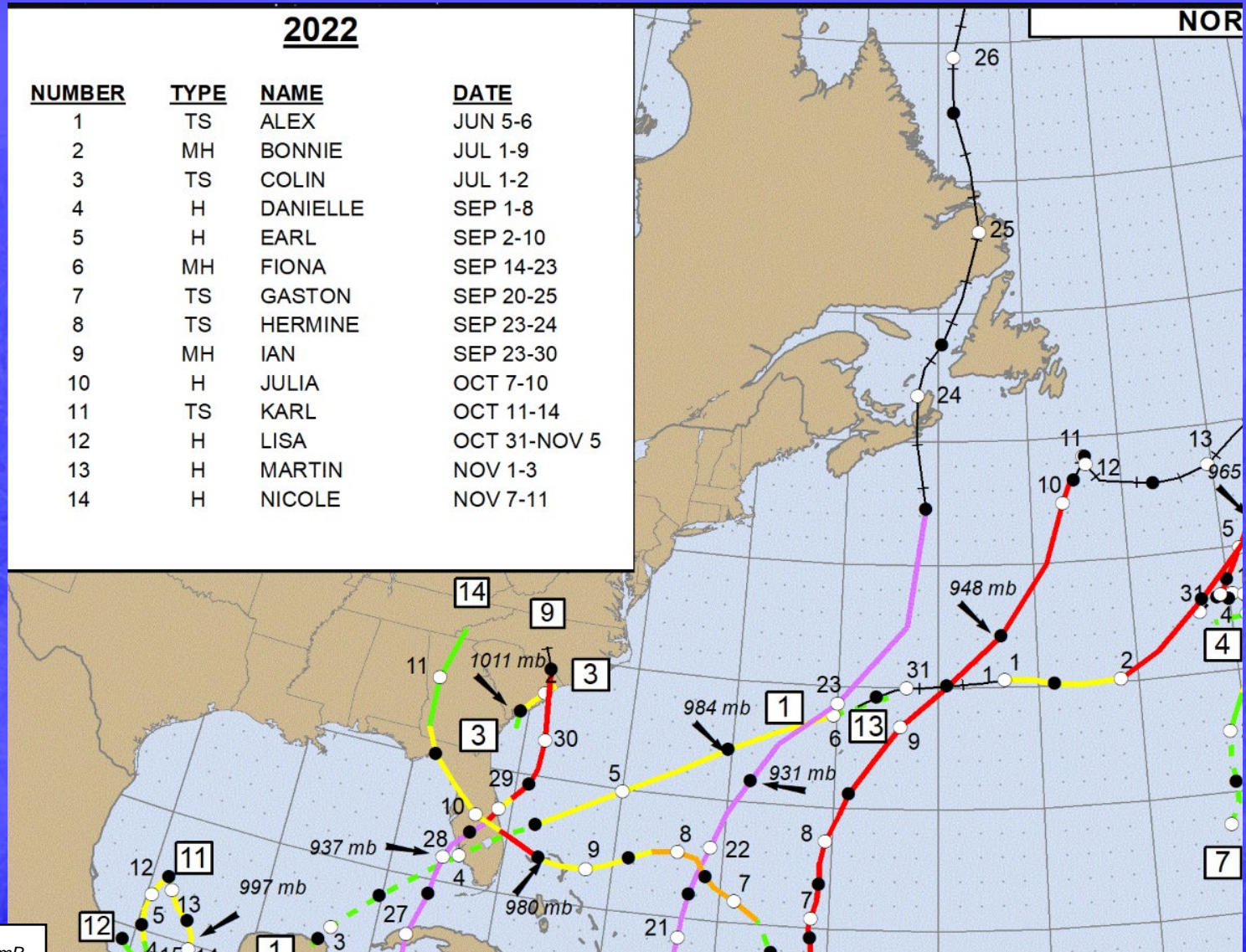
Project Timing vs Project Production

Annual Monitoring Results

- Volume Change
- Shoreline Change
- Occurs annually in ~June/July (before the heart of hurricane season)
- Nourishment Planning
- FEMA Eligibility and Document Pre-Storm Conditions (if needed)
- Survey is Town Wide from Dune out to ~500 Yards Offshore

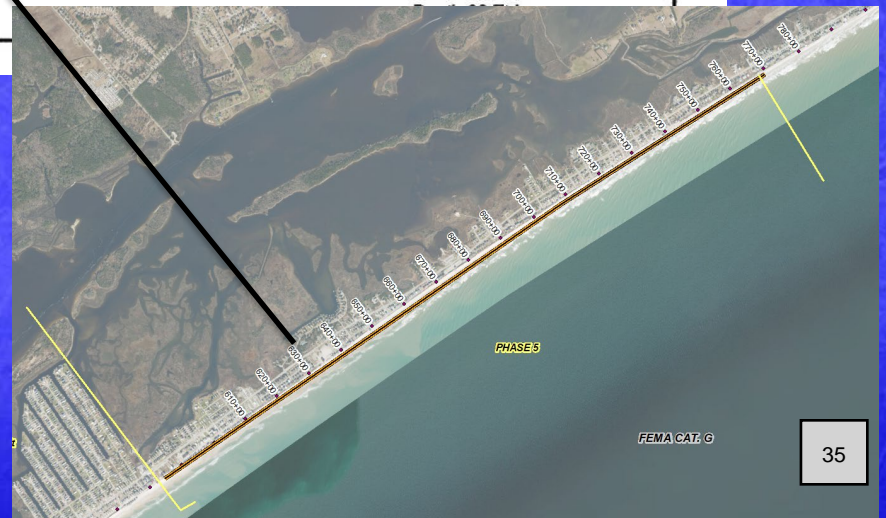
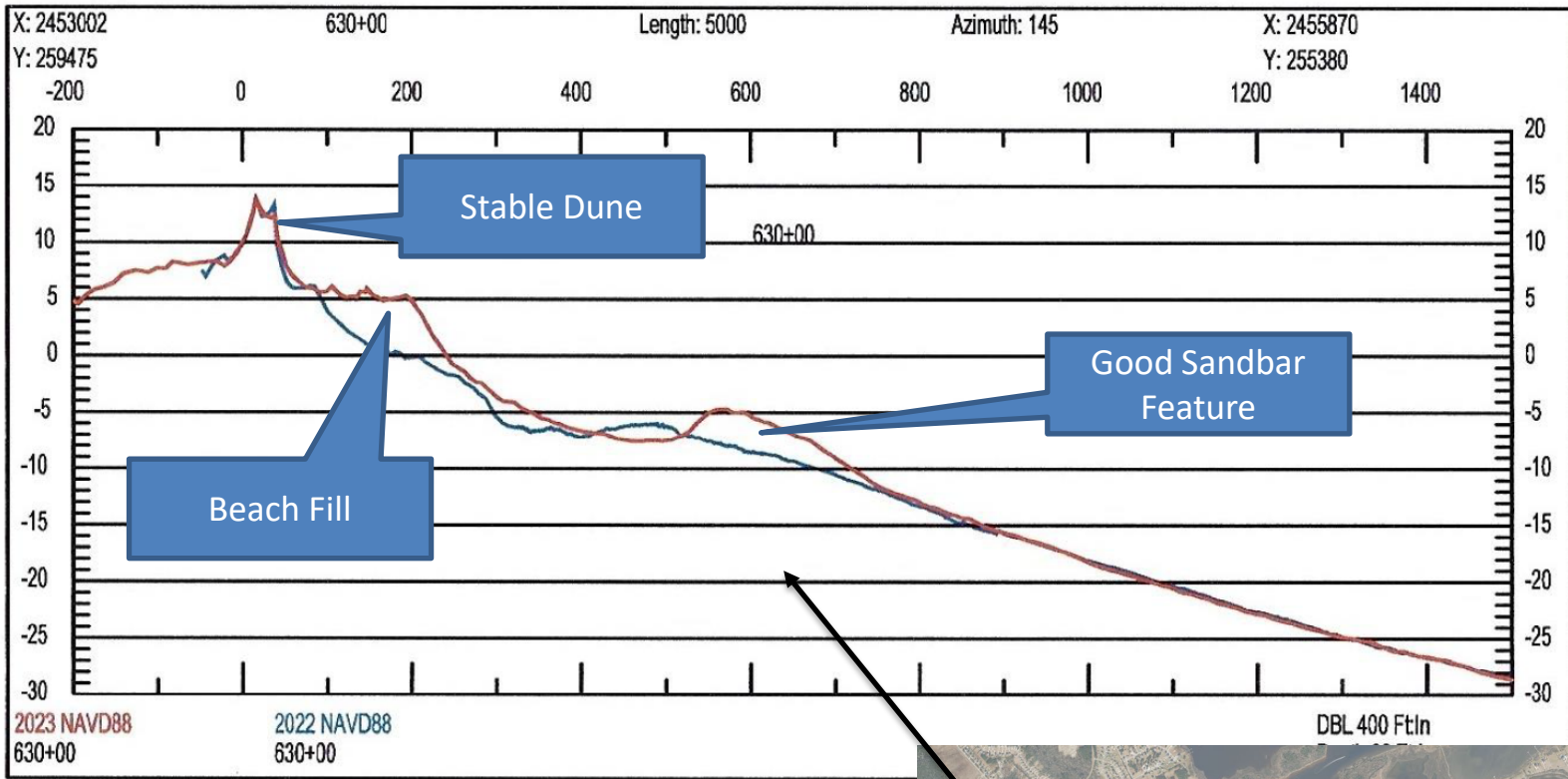


Previous Hurricane Season (2022) Affecting Annual Monitoring Calculations

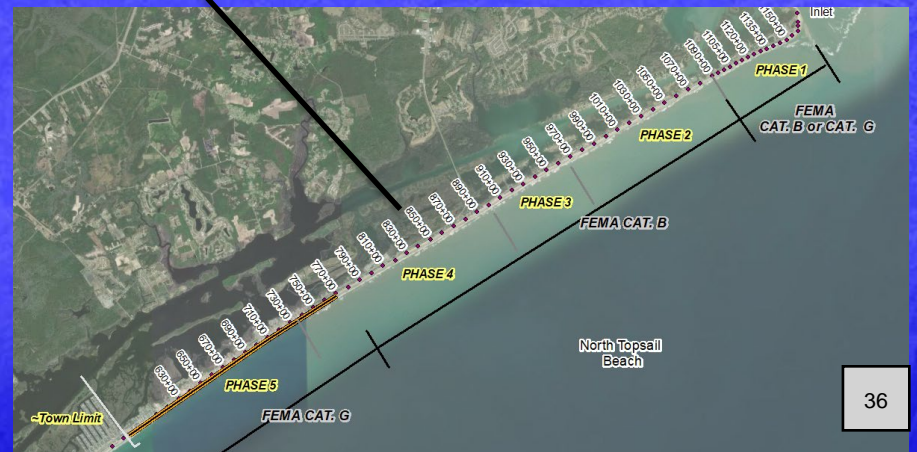
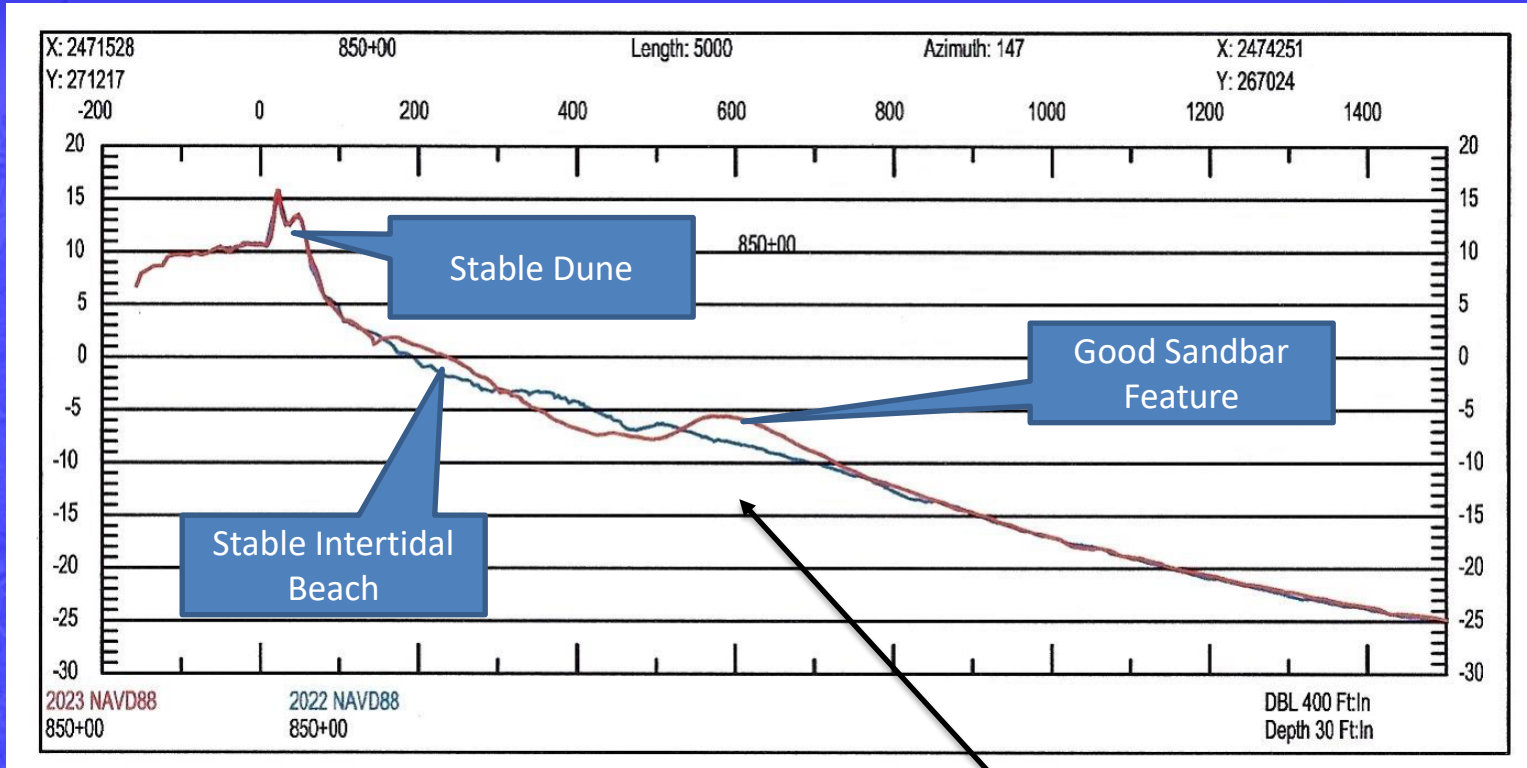


Section VII, ItemB.

Phase 5 Example Annual Monitoring Profile

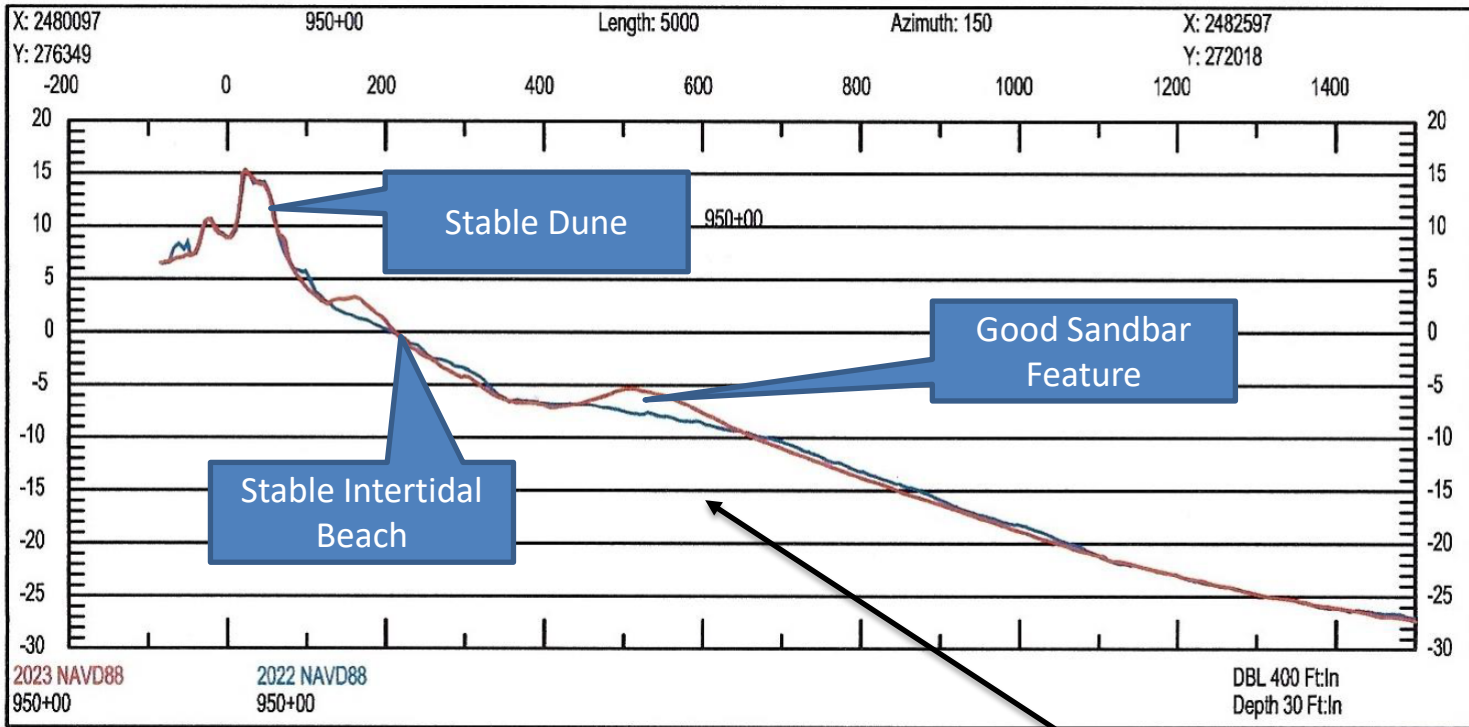


Phase 4 Example Annual Monitoring Profile



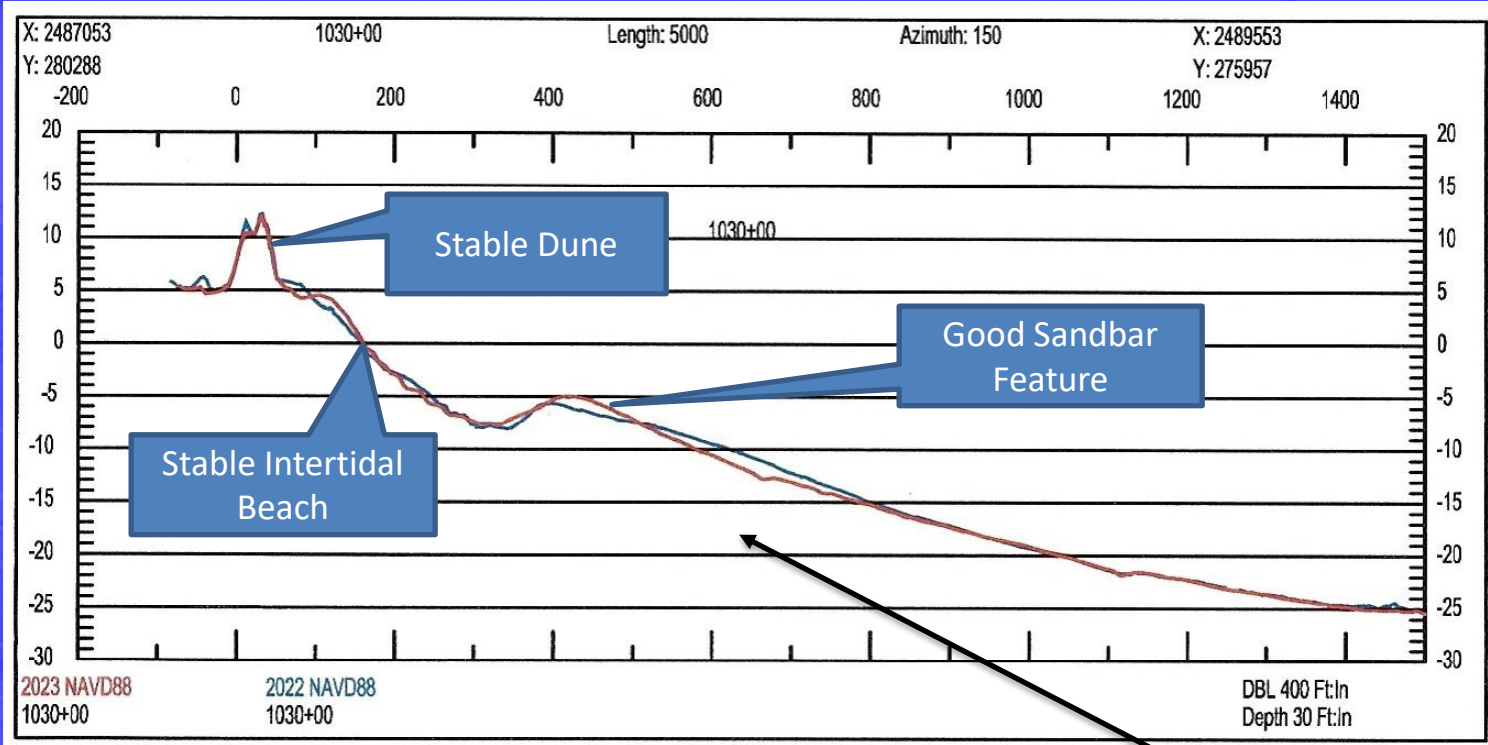
Section VII, Item B.

Phase 3 Example Annual Monitoring Profile

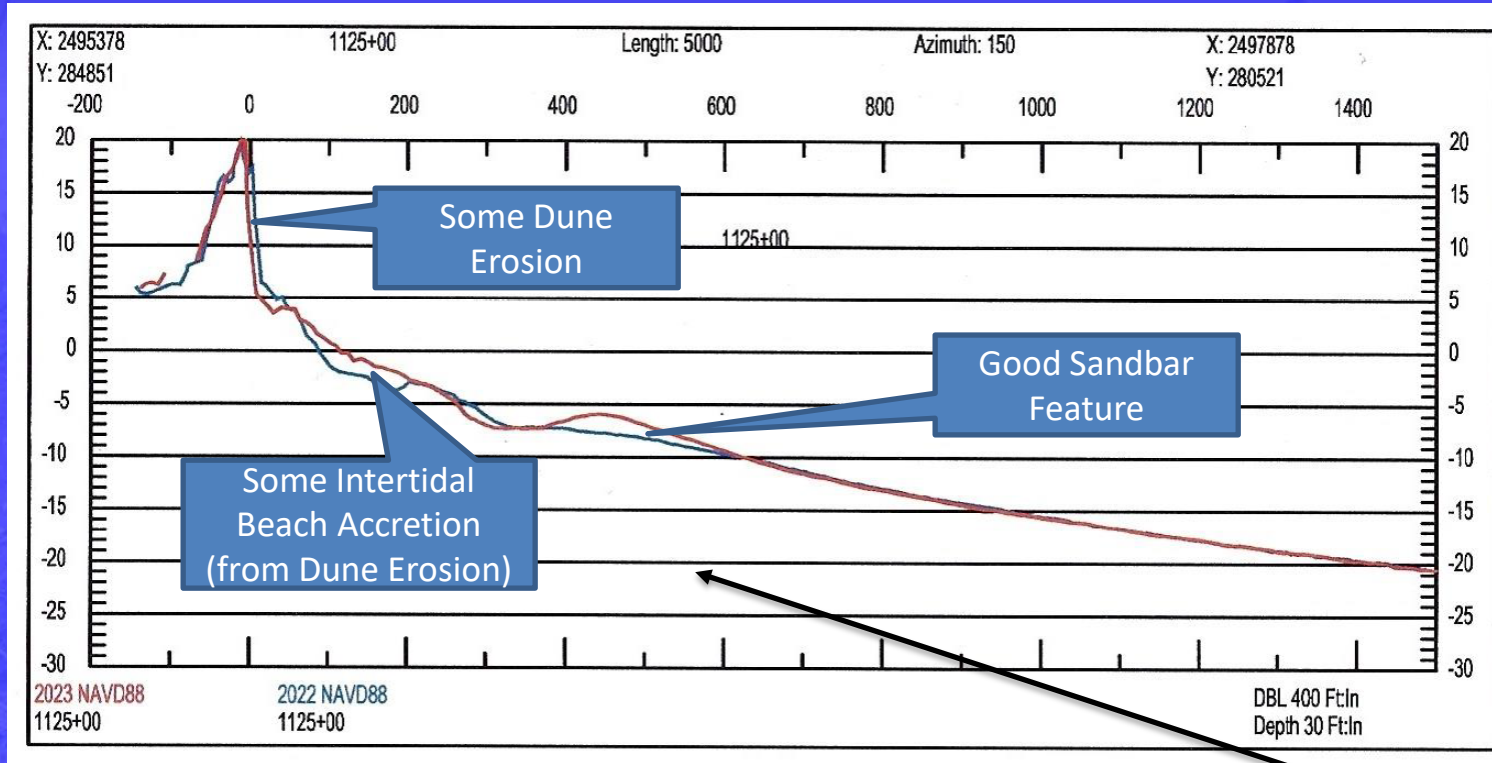


Section VII, Item B.

Phase 2 Example Annual Monitoring Profile

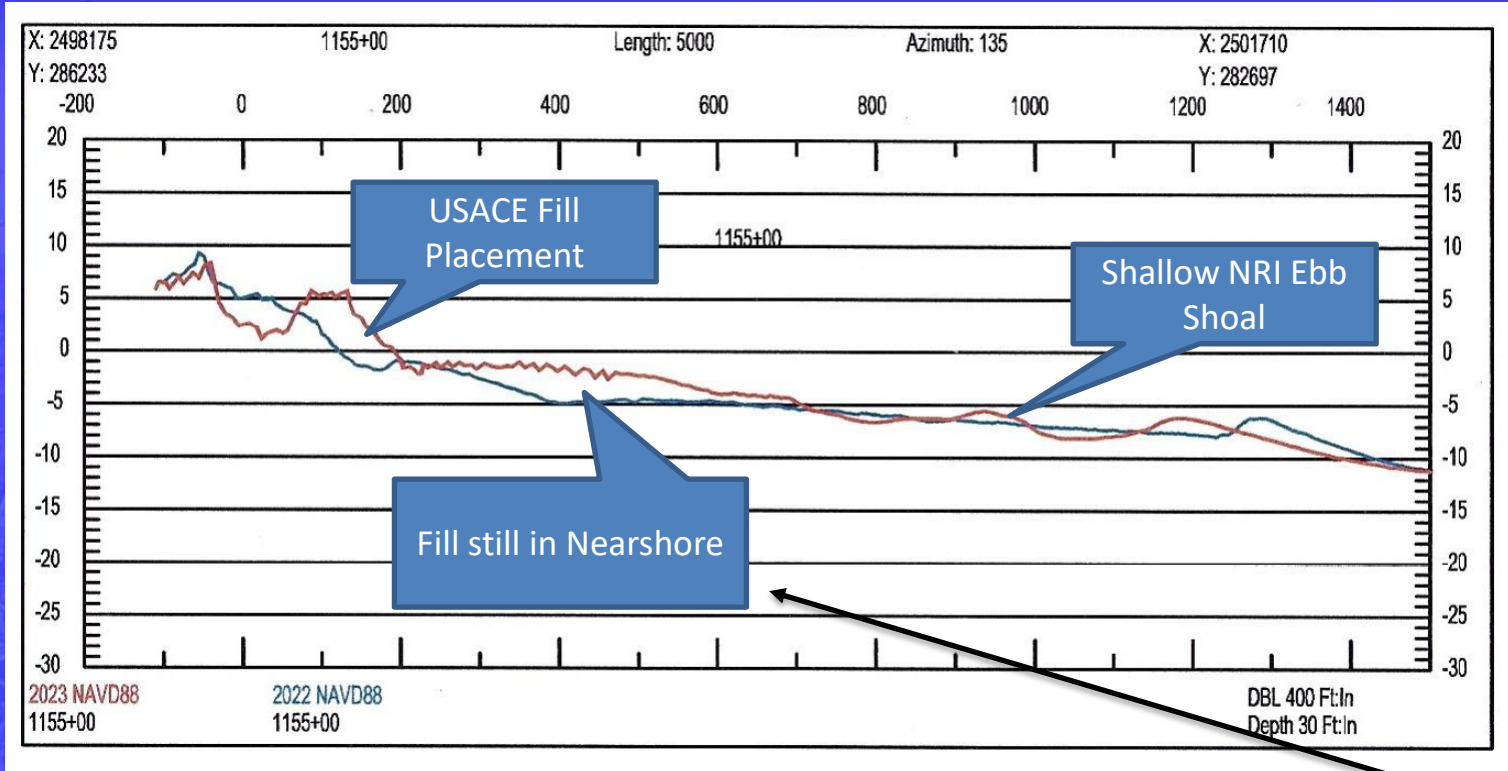


Phase 1 Example Annual Monitoring Profile



Section VII, Item B.

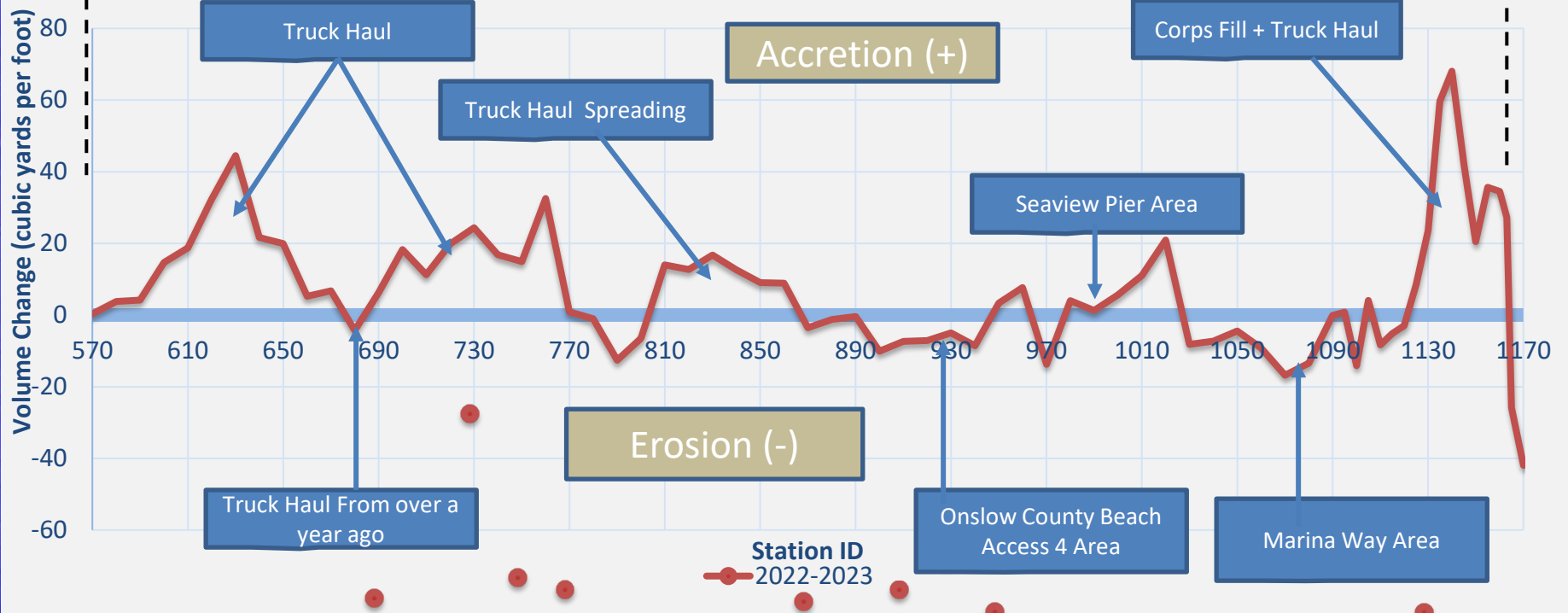
Phase 1 Example Annual Monitoring Profile Near Inlet



Section VII, Item B.

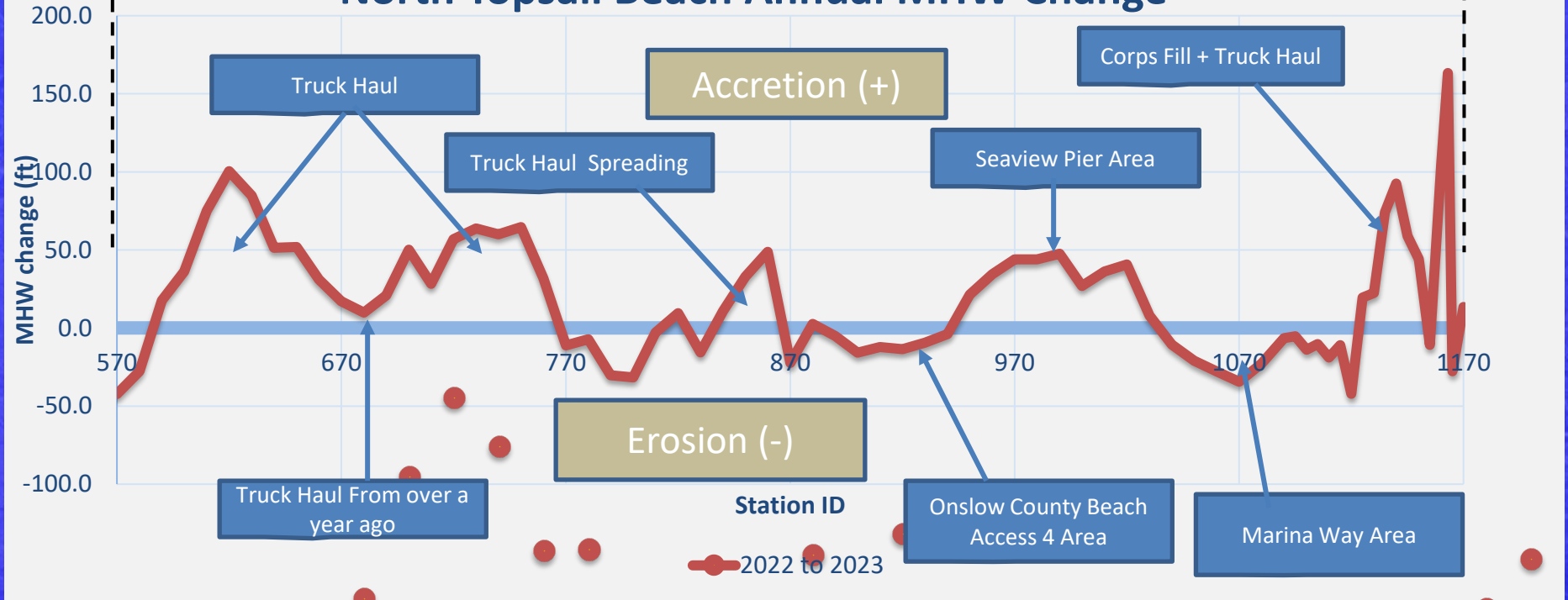


North Topsail Beach Annual Unit Volume Change



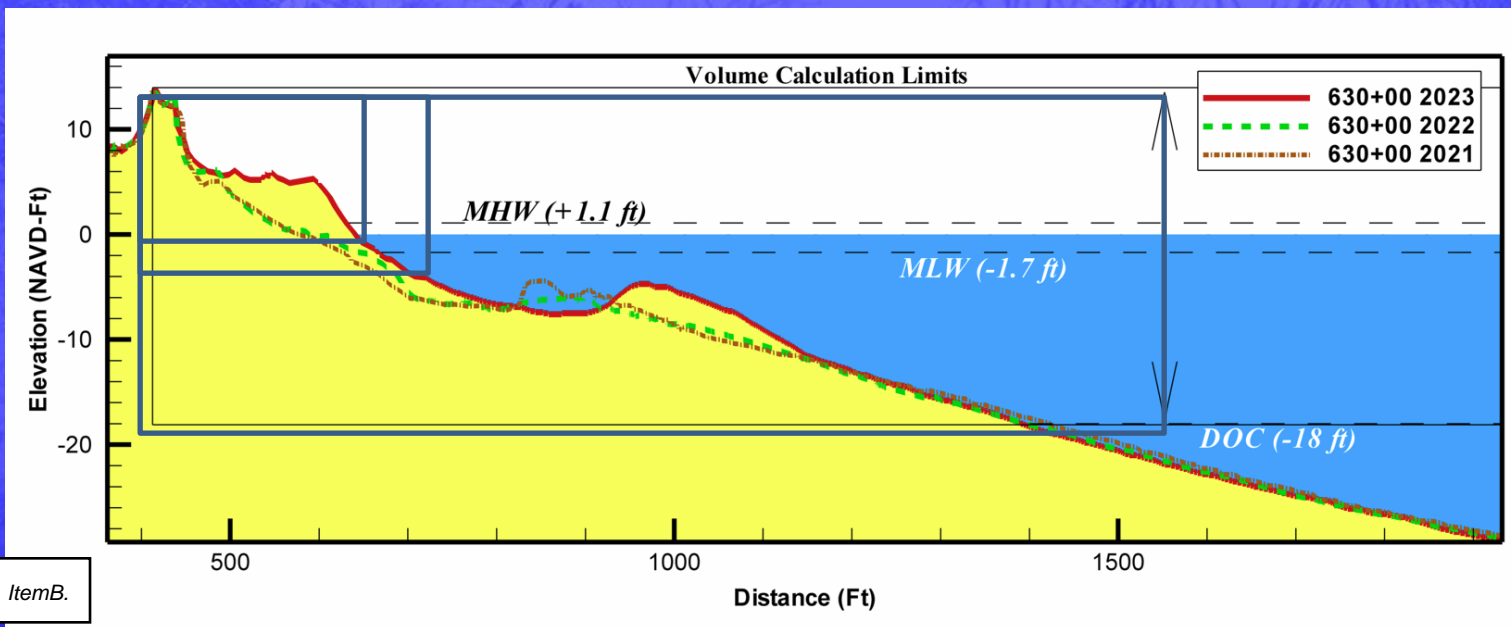


North Topsail Beach Annual MHW Change



Volume Limits:	Annual Monitoring Gain/Loss (CY)		
	Dune to Depth-Of-Closure (~300 yards offshore)	Dune to MLW	Dune to MHW
PHASE 1	+120,481	+56,267	+36,947
PHASE 2	-23,352	-8,380	-3,866
PHASE 3	-28,884	-27,494	-22,790
PHASE 4	+100,335	+45,771	+11,008
PHASE 5	+255,868	+164,282	+114,411
Total	+424,448	+230,446	+135,709

	Annual MHW Change (ft)
PHASE 1	+24.8
PHASE 2	+10.9
PHASE 3	+0.2
PHASE 4	+8.5
PHASE 5	+36.8
TOTAL	+19.1



Section VII, ItemB.

Town Beach Projects Updates

- Annual Monitoring Completed in June. Beach wide overall gain of ~424,000 cy over the last year (largely due to nourishment efforts).
- Phase 1 - ~20,000 cy planned for placement this winter.
- New River Inlet Management Master Plan EIS: Draft EIS under development.
- State Grant Nourishment - ~303,000 cy in Phase 4 and connects with Phase 5 Truck Haul.
- Phase 5 Beach Nourishment – Placed ~411,000 cy. Remaining volume (~226,000 cy).
- Working with NTB Finance Officer and DEC Associates regarding funding for FEMA and State funded projects
- Permitting Coordination (all projects)



Joann M. McDermon, Mayor
Mike Benson, Mayor Pro Tem



Alice Derian, ICMA-CM
Town Manager

Aldermen:
Fred Fontana
Richard Grant
Tom Leonard
Connie Pletl

Nancy Avery
Interim Town Clerk

Board of Aldermen Regular Meeting
Wednesday, August 2, 2023
MINUTES

The Town of North Topsail Beach Board of Aldermen held its regular meeting on August 2, 2023. A quorum of the board was present. Attorney Edes was in attendance.

Board members present: Mayor Pro Tem Mike Benson, Aldermen Connie Pletl, Fred Fontana, Richard Grant and Tom Leonard

Board members absent: Mayor Joann McDermon

Staff present: Town Manager Derian, IT Director Ricky Schwisow, Police Chief Younginer, Fire Chief Soward, Planning Director Deb Hill, Building Inspector Ralph Allen, Wendy Conant and Interim Town Clerk Nancy Avery.

Call to order

Mayor Pro Tem Benson called the meeting to order at 11:00 am. Alderman Leonard gave the invocation and led in the Pledge of Allegiance.

Approval of Agenda

Motion – Alderman Leonard motioned to adopt the agenda as presented; seconded by Alderman Grant; unanimously approved.

Manager's report

Project Facilitator Position / Code Enforcement :

- I am pleased to welcome and announce that Ms. Wendy Conant has been hired to fill the new role of Project Facilitator/Code Enforcement. She comes to us having worked in municipal government for the past several years in code enforcement in SC, an investigator in law enforcement and worked as a paralegal. One of the projects she is working on right now is to prepare and finalize a draft light ordinance that will be presented to the Board

Beach Projects:

Sea Oats

- I am waiting on confirmation from T1 Coastal/Coastal Transplants that the Sea Oats project has been completed and asked that they do a drive through to confirm.

USACE Letter of Acknowledgement

- I provided a letter of acknowledgement to the US Army Corps of Engineers regarding their intent to construct the Surf City portion of the Coastal Storm Risk Mgt project for The Town of Surf City. Based on discussions with the District and the Town of Surf City, there will be a transition between the two towns that will extend approximately 1,000 feet into the southern town limit of North Topsail Beach and include a tapered placement of sand into this transition area. The Town of Surf City will be securing any necessary easements. The intent of the letter was to acknowledge the project and to say we will assist in communications with residents at the appropriate time regarding the portion of the project occurring in North Topsail Beach.

Annual Monitoring

- Annual monitoring was completed in June and Fran has been working on a beach wide volume comparison with last year's survey. Fran's presentation will be pulled from the Consent Agenda for the September BOA meeting to discuss. The nourishment benefits in Phase 1 and Phase 5 are evident and there also appears to be some nourishment spreading benefits into Phase 4. The beach in the Marina Way area (Phase 2) lost material in addition to the Beach Access #4 area (Phase 3). Overall, an additional 424,000 CY's gain in sand was measured largely due to nourishment efforts.

- Below is a table showing the volume change between the annual monitoring's. Please review this information and be prepared to discuss it at the September BOA meeting.

Annual Monitoring Gain/Loss (CY)

Volume Limits	Dune to Depth-Of Closure {~300 yards offshore)	Dune to MLW	Dune to MHW
PHASE 1	+120,481	+56,267	+36,947
PHASE 2	- 23,352	-8,380	-3,866
PHASE 3	-28,884	-27,494	-22,790
PHASE 4	+100,335	+45,771	+11,008
PHASE 5	+255,868	+164,282	+114,411
TOTAL	+424,448	+230,446	+135,709

Environmental Impact Statement- USACE

- 1 had our monthly EIS call with USACE that was held last Thursday along with Mayor and Mayor Pro Tern. Chapter 4 has been received and reviewed by USACE and Dial Cordy is expected to have Chapters 5 and 6 submitted by August 15th. We have another meeting scheduled for August 30th.

2nd Annual Christmas Tree Lighting:

- Wednesday, November 15th has been chosen as the date for the 2nd Annual Christmas Tree Lighting that will be held at 6:00pm here at Town Hall.

- Since the last board meeting, I have ordered and received the 2 ft extension for the tree this year.

Recycling Pilot Project:

- I reported at the last BOA meeting that I have been in communication with a company called MyMatR to do a pilot recycling project at Richard Peters Park with an expected roll out in August. We have been working to get the Wi-Fi in place which is expected to be completed this week. The unit is scheduled to be deployed next week. The unit that holds 2 twenty-three-gallon containers, uses AI to sort what goes into it by determining what is trash and what is recycling. Again, the pilot project is free to test. I will be reporting on this initiative further and considering recommendations after installation. These units can determine and notify us when containers are full, provide monthly data and sustainability reports.

Open Forum

1. Susan Myer said on behalf of the Planning Board that they feel streaming meetings live may constrain them when working through contentious items and asked the Board to take this into consideration when adopting a policy. Ultimately, the Board of Aldermen make the final decision.
2. Jeff Myer, 2224 New Inlet River Road, asked the Board to consider hosting a meet and greet for candidates on the ballot for the upcoming election.

Public presentations and hearings

Franky J. Howard, CEO of Onslow County Water Authority and Sewer Authority (ONWASA) introduced Matt Padgett, Facilities Administrator, who will be responsible for the booster station once we get it up and running. David Mohr was not able to attend as planned.

Mr. Howard provided the Board with a handout of the latest drawings of required easements for the proposed booster station operation at Town Hall. He gave the status of the project as follows:

- The project will go out to bid September 2023.
- Permit applications have been submitted to Department of Transportation (DOT) and Public Water Supply and we hope to have them in hand by August 28th.
- ONWASA will shift a water line west on the other side of the driveway at Town hall to not interfere with use.
- Windows were removed from the previous design for safety.
- He does not anticipate noise beyond the walls of the booster station. There is not a plug-in generator in the building. When we bring in a generator there may be some noise but it will gradually come off thus reducing noise level.

Manager Derian told Board members that staff reviewed the plans and there are no issues with them.

Discussion :

Mayor Pro Tem Benson - it would be nice if the building could resemble Town Hall to look like part of the facility. Will the police still be able to use the area underneath the structure for storage?

Mr. Howard – the plan is to allow storage underneath.

Alderman Pletl - how much traffic back and forth do you anticipate and will there be big vehicles parked back there?

Mr. Howard responded there will be minimal traffic and small trucks only.

Alderman Grant - what is the power source for the generator?

Mr. Howard replied it is diesel and will be mounted on a trailer.

Discussion about current ONWASA services

Mayor Pro Tem Benson - is a booster pump needed or a water tower? ONWASA just reported 14,000 new customers last year. Will this booster pump be able to maintain pressure needed? On the island, we are on pilings, not slabs. Will the booster pump be able to maintain the pressure in residences and condominiums as a water tower would?

Mr. Howard – a water tower is not 100% out of the question but has not been favored in the past because of this being a coastal area. We are re-evaluating and having a company review our water plan. We are not ruling out a water tower. It is a bigger challenge to get pressure up to a multi-story building.

Alderman Grant – this is not a supply issue but a pressure issue. You still have the issue on supply as the water line is a straw that everyone is drinking from. There is not much left at the end. With so much new construction on the other side of the bridge, this pump will help with pressure, but it is not a new water supply. The County Commissioners discussed a moratorium to catch up with water and sewer and electric needs. The demand per unit is different between a one-level house with one bathroom and a ten-bedroom house up on pilings.

Mr. Howard – this is taking an existing supply and helping to move it within our distribution system. We are looking at our current connection to the island. There are two connections, one at the bridge and one further north. The problem with the one further north is it is fed by a 6 inch and an 8-inch line. There are some limitations on connection to our main line on highway 210. An additional project we are looking at is extending that 12-inch line to a second connection for supply. We grew by twelve percent (12%) year over year just in the Dixon area alone. We are looking at three additional raw water wells for supply and some capacity expansions at the Dixon plant.

Alderman Leonard – is this new booster pump going to help the citizens that live north of Marina Way? What impact is all this high-density residential development going on the other side of the bridge going to have? At some point in time, the County is going to have to weigh in on all of this development which is taxing the infrastructure that is already overtaxed. Thank you for sending staff the next day after I called to resolve my issue.

Mr. Howard – it is designed to pump both north and south and will help past Marina Way. At some point, the County has to weigh in and put the brakes on what impact high density residential development over the bridge will have. The development will definitely have an impact and we need to have a water model done with this booster pump to make sure we are not taking water away.

Alderman Fontana – would you recap the timeline for the whole project?

Mr. Howard – we are behind on the timeline. We expect the Notice to Proceed by November 2023 and to have the booster station up and running before peak season begins in 2024. From April to September we more than triple the demand for water on the island. During the July 4th holiday, we switched 1500 metered customers to the Surf City connection. We have just over 3,000 connections on the island. We felt that had an immediate impact on the demand and will be used until we can get other options available.

Manager Derian stated she requested a meeting with the County and ONWASA to talk about development. She is waiting to hear back from them.

Closed session per N.C.G.S. 143-318.11 (a) (3)

Motion – Alderman Leonard motioned to go into closed session at 11:35 pm as per N.C.G.S. 143-318.11 (a) (3) for consultation with the attorney; seconded by Alderman Pletl; unanimously approved.

Motion – Alderman Leonard motioned to return to open session at 12:15 pm; seconded by Alderman Grant; unanimously approved.

Consent Agenda

- Minutes from regular meeting April 19, 2023, budget workshop
- Minutes from June 7, 2023, regular meeting
- Minutes from July 5, 2023, regular meeting
- Budget amendment 2023-24.3 Police Department
- Budget Amendment 2023-24.4 County Contract for Awarded grant
- MOTV Tax Refunds in amount of \$46.68

Motion - Alderman Pletl motioned to approve the Consent Agenda as presented; seconded by Alderman Grant; unanimously approved.

Continuing Business

A. NCDOT Memorandum of Understanding (MOU)

Manager Derian stated that after a back-and-forth discussion with the NC DOT the Memorandum of Understanding (MOU) is ready for approval, if the Board wishes to move forward. A marked-up copy is in the agenda packet and the clean final copy is in front of you. This is for the design, surveying and permitting portion of the project for bike lanes on the shoulders of New River Inlet Road. The Board slated \$100,000 for this in the budget. Attorney Edes has reviewed and his changes are incorporated in the document.

Discussion

Alderman Pletl – this has been a long time coming. We have talked about it for many years since the early 2000s and it is a safety concern as much as recreation.

Alderman Leonard – I bike on that road every week. It is a public safety issue for vacationers and residents. In 2019, we talked with Representative Shepard about widening the road to add bike lanes with the next resurfacing. I appreciate Alderman Fontana’s work on this.

Alderman Grant – there may be a problem with the bridges as this is a resurfacing project, not a widening project.

Alderman Fontana – this is a pet project of mine. I think we definitely need to proceed. I was in New Jersey last week in a small community on a barrier island much like North Topsail Beach and there were bike lanes everywhere. There were more bicyclists than car traffic. It adds to the quality of the whole beach vacation experience with not feeling jeopardized on the roads. I know we have it on Island Drive. There are bicyclists on this road all the time. It may take years to get this done. This is the first step.

Motion – Alderman Fontana motioned to adopt the Memorandum of Understanding with NC DOT as presented; seconded by Alderman Leonard; unanimously approved.

New Business

A. Policy related to Board of Aldermen Committees and meeting streaming

Attorney Edes stated he would like to clarify the Board’s direction at the last meeting on live streaming of board meetings. His understanding was the Board of Aldermen and Board of Adjustment meetings would be live streamed; the Planning Board meeting would be recorded with the recording kept for six months or until the minutes were approved, but not posted on the website; and the BISAC meetings would be recorded and posted on the website in perpetuity.

Discussion

Alderman Pletl – the more open we can keep things, the better. The more people can see the better. What is the reason to not post and keep the Planning Board recordings? Why would we not keep them in perpetuity? The minutes are just a synopsis. Is the Planning Board allowed to go into closed session?

Attorney Edes said the Planning Board is not allowed to go into closed session.

Alderman Leonard – the policy is not consistent. We know the boards are different. I think we need to be mindful that our policy is not consistent.

Alderman Grant – under the Public Records act, you can get any recording we have. The reason we are treating the Planning Board differently is because of feedback from them. I have no problem live streaming and keeping everything. In reality, the meetings are open to the public anyway. We are streaming the Board of Adjustment meetings because they are quasi-

judicial and it is good to keep them. Planning Board members have a problem with posting or live streaming the meetings.

Mayor Pro Tem Benson – I thought the Planning Board recording would be posted on the website until the minutes were approved and then the post would be removed. That is different from not posting them and asking the public to come through a Public Records request. When you are in a meeting and having a discussion, you go through a lot of variables and it does not matter whether you have 50,000 or two people sitting in the audience listening to what you are saying. I do not understand the objection to posting the Planning Board meetings.

Alderman Fontana – Sometimes you massage, for lack of a better word, the minutes so some people look a little better or so some comments are not misinterpreted. The full recording is better and it might as well be posted if we have it. I agree with Alderman Pletl that some things on the minutes get left out or written slightly different from what may have happened. If we have it, we should post it. You may not get what occurred from the written minutes.

Manager Derian – I want to address the comment about the minutes being massaged. The Town Clerk takes the minutes and distributes them for any inaccuracies and feedback, so any changes or mistakes may be corrected before adoption.

Alderman Fontana - Massage may have been the wrong word. A better word is misinterpreted, but even that is not correct.

Alderman Grant – this is the same circle we talked in last time, so why not just agree to keep the recordings and post on the website with the only distinction that we are not live streaming the Planning Board.

Manager Derian – If you are not streaming and you are recording them and you are posting them to the website, you are still posting them on the website. I want to make sure everyone is clear on that. Even though you are not watching it stream while the meeting is going on the meeting will still be posted on the website.

Attorney Edes said the Board needs a vote on this. He suggested the Board consider a motion to adopt the following policy with respect to the following boards:

- Board of Aldermen meetings will be live streamed, posted on the Town's website, and kept in perpetuity.
- Board of Adjustment meetings will be live streamed, posted on the Town's website, and kept in perpetuity.
- Planning Board meetings will be recorded but not live streamed, posted on the Town's website, and kept in perpetuity.
- Beach, Inlet and Sound Advisory Committee (BISAC) meetings will be recorded but not live streamed, posted on the Town's website, and kept in perpetuity.

Motion – Alderman Grant motioned to adopt the following policy with respect to the following boards; seconded by Alderman Pletl; unanimously approved.

Policy

Board of Aldermen – live stream meetings and post them on the Town’s website in perpetuity.

Board of Adjustment – live stream meetings and post them on the Town’s website in perpetuity.

Planning Board – record meetings, but do not live stream them, post them on Town’s website in perpetuity.

Beach, Inlet and Sound Advisory Committee (BISAC) – record meetings, but do not live stream them, post them on Town’s website in perpetuity.

Attorney Edes stated that the Board of Aldermen and the Board of Adjustment are decision making boards and the Planning Board and BISAC are advisory board, but very important boards just the same.

B. Beach Protection

Alderman Grant stated he gets a lot of feedback from people that they do not like what is happening with new construction and whether it is damaging the dunes. Alderman Pletl just showed us a picture of a pool we had before. He would like this Board by consensus to direct the Town Manager to work through the Planning Director and Planning Board to address a couple of issues and come back to the Board of Aldermen with recommendations in a couple of months regarding:

1. Should any construction be done within the sixty (60) foot setback
2. What steps should we take to eliminate this?
3. How can we protect the dune structure we have now?

Just to be clear, the setback is not 60 feet, but 30 times the erosion rate. We do not allow houses to be constructed in the 60-foot setback but we are allowing pools to be built there. The things we are seeing built now are abutting or close to the dunes. You cannot do that with a house. The Town is putting \$40 million worth of sand over the next couple of years into the beach. The beach engineer has advised he has to deal with both sides of the dunes, that you cannot just put sand on one side of the dune and think you are protecting the beach.

Discussion

Alderman Pletl – Pools are a problem when they are within that setback area. We have seen it time and time again when they end up compromising the dune system and when they end up impacting the environment when hurricanes come through. It not only decimates the pool, but it also hurts the neighboring properties and properties across the street. We do not want to take the pools away, not at all, but want the pools done in a way that does not compromise the integrity of neighboring properties and the Town. We spend a lot of money on the dunes. The dunes are our protection much like the levees in Louisiana. We cannot have anything compromise them for the protection of the Town. We need to make it safer. It was brought to our attention that there was a big issue last year in Dolphin Shores.

Alderman Leonard – The word we are looking for is balance. We need to achieve a favorable balance to protect the dunes and the Town that does not infringe on property rights. The biggest issue from a personal perspective is just after Hurricane Florence, when riding the beach with the then Fire Chief, the pools were wide open where the dunes had come out. It was not just the north end where we had erosion problems, it was also down to the south end. We need to take measures to protect the dune line.

Alderman Fontana – In some cases, building a pool might be more destructive than building a house close to the beach. The closer you build to a dune, which is in fact a wall, you are going to risk the wall collapsing. We do not want to ban pools. We just want to make sure they are located in such a place that it does not do any damage to our investment or to the Town.

Consensus – Direct the Town Manager to work through the Planning Board and Planning Director to address these issues and bring recommendations to the Board at its October meeting:

1. Should any construction be done within the sixty (60) foot setback?
2. What steps should we take to eliminate this?
3. How can we protect the dune structure we have now?

Open Forum

Susan Myer said she thought the Board would have a vote on the Beach Plan at this meeting.

Alderman Grant replied that it has been delayed. The BISAC will see it in August to review and request changes. It will probably come to this Board in September. Worst case might be October.

Attorney report

None

Mayor report

None

Mayor Pro Tem

Mayor Pro Tem Benson – thank you to everyone watching online and those attending the meeting. Thank you to the ONWASA representatives for attending the meeting and explaining the situation with the booster pump as well as overall situation with the water.

Aldermen report

Alderman Grant - The County Commissioners are facing the same issues we are. They have hired a consultant to do new planning with them. They believe the current building plan is obsolete because of all the construction and infrastructure impacts. It is important that we have a seat at the table in these discussions. Thanks to everyone for coming.

Alderman Fontana - I appreciate the DOT MOU being passed. It has been on the agenda for six months. I think it has been six months that have been well spent with the opportunity for input from the Board members, the attorney and manager. We did our due diligence and I am looking forward to completion of this that has been on the books for twenty years. I appreciate everybody's input.

Alderman Leonard – thank you for coming out and watching on live feed. I appreciate ONWASA, particularly the partnership. Whenever I have called with any issues, staff is out that day or the very next. They are always very easy to deal with and are positive and helpful. We are working together on this and will get through it. I appreciate everything you do for us.

We have been in discussions with the staff director for the House Natural Resource Committee regarding our CBRA bill over the last thirty days. Discussions have been facilitated by Congressman Murphy’s staff. It now looks like this fall there will be put together an overall CBRA package in the House that will take all separate bills and combine into one. According to the director this will help insulate the bill from the Democrats. The best thing is that something is happening rather than having a bill that just sits there or dies in subcommittee. Because of Ray Celeste in Congressman Murphy’s office, they are knocking on doors, talking to people, sending emails, making phone calls and things are happening. With any luck there will be a hearing this fall and we will be invited to testify at the hearing and explain the detriment of having these areas in the CBRA bill.

There was an issue this summer with a veteran suicide in the Food Lion parking lot in Surf City. That young man had two purple hearts.

Alderman Pletl – thank you to everyone for coming out and watching at home. Thank you to ONWASA for attending. I am so pleased with how the Town is moving forward and I am especially pleased with the bike paths. Thank you, Alice (manager) and staff, for all that you do. Thank you to all the first responders for keeping the Town safe. There are 102 turtle nests on the island with a little more than half in North Topsail Beach. The nesting season runs through the end of this month. They will be hatching until the end of October. Please remember to keep your ocean side lights off. We have turtle talks every Tuesday in Town Hall at 9am. They last about 45 minutes.

Adjournment

Motion – Alderman Leonard motioned to adjourn at 12:55pm; seconded by Alderman Grant; unanimously approved.

David M. Benson, Mayor Pro Tem

ATTEST: _____
Nancy Avery, Interim Town Clerk



BOARD OF ALDERMEN
MEMORANDUM

TO: MAYOR MCDERMON AND ALDERMEN

FROM: Caitlin Elliott, Finance Officer

SUBJECT: Monthly Financial Report

DATE: August 24, 2023

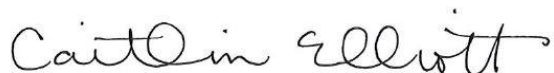
The following events occurred during August 2023 in the Finance Department:

- Finance is preparing for our auditors who are scheduled to come in the beginning of September.
- The Town received a FEMA reimbursement for \$4,655,149.71 from the Hurricane Florence, Category G, Beach Renourishment project in Phase 5. This has been submitted to the Town's FEMA 2022A Special Obligation Bond.
- The Town received the three-cent fire district tax from Onslow County in the amount of \$474,968.45. As a reminder, this was not a new tax but rather three cents of the County's 0.655 taxes that were collected in North Topsail Beach. Per agreement, this allocation is to be used for fire services.
- The Town collected \$84,047.35 in interest within the North Carolina Capital Management Trust account in July.
- A Budget to Actual report is contained in this month's packet as well as a graph for the fiscal year. A separate Budget to Actual report is provided for Fund 31, the Capital Project Fund for the beach renourishment project.

- We received \$126,291.75 in paid parking revenues for the month of July. This month, the majority of revenues were made up of daily passes. For comparison, July of 2022 we collected \$84,331.
- For property taxes this month, we have received \$11,065.59 from Onslow County. The new 2023 tax bills have recently been disbursed by the County. July's Motor Vehicle taxes have been deposited for \$5,821.61.
- To date, we have processed approximately \$176,601 in accounts payable this month. The check register is enclosed for review. Please be aware that there is one remaining check run for the month of August.
- We have collected \$650,088 for Occupancy Taxes to date during August from short-term rentals during the month of July. A detailed report is attached. For revenue comparison, last year during the same period we collected \$651,954.
- Lastly, we received \$362,922.80 for Sales and Use Tax, for collections during June. Last year, for revenue comparison, we collected \$278,038.23 for the same period. We also received our quarterly Solid Waste Disposal Tax in the amount of \$207.91.

If anyone has any questions, concerns, or needs additional information, please do not hesitate to ask!

Respectfully submitted,



Caitlin Elliott
Finance Officer

Budget vs Actual

NORTH TOPSAIL BEACH
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Period Ending 6/30/2024

10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
Revenues							
10-301-00 AD VALOREM TAX - Current Year	3,982,875	0.00	0.00	14,380.66	(3,968,494.34)	0%	
10-301-01 AD VALOREM TAX - Prior Years	50,000	0.00	0.00	15,876.12	(34,123.88)	32%	
10-301-02 AD VALOREM TAX - MOTV	70,000	0.00	0.00	15,306.40	(54,693.60)	22%	
10-317-00 AD VALOREM TAX Penalties	3,000	0.00	0.00	29.53	(2,970.47)	1%	
10-329-00 INTEREST	100,000	0.00	0.00	63,876.63	(36,123.37)	64%	
10-335-00 MISCELLANEOUS	5,000	0.00	0.00	11,500.00	6,500.00	230%	
10-336-07 SALE OF TOWN MERCHANDISE	5,000	0.00	0.00	58.50	(4,941.50)	1%	
10-337-00 UTILITIES FRANCHISE TAX	330,000	0.00	0.00	0.00	(330,000.00)		
10-341-00 BEER & WINE TAX	3,400	0.00	0.00	0.00	(3,400.00)		
10-343-00 POWELL BILL ALLOCATIONS	30,000	0.00	0.00	0.00	(30,000.00)		
10-345-00 LOCAL OPTION SALES TAX	1,957,725	0.00	0.00	473,551.48	(1,484,173.52)	24%	
10-347-02 SOLID WASTE DISP TAX	750	0.00	0.00	207.91	(542.09)	28%	
10-350-00 RECREATION -RENTAL FEES	2,000	0.00	0.00	1,412.00	(588.00)	71%	
10-350-01 PAID PARKING REVENUE	112,125	0.00	0.00	59,989.31	(52,135.69)	54%	
10-351-01 OFFICER CITATIONS & COURT	2,500	0.00	0.00	630.50	(1,869.50)	25%	
10-352-01 FIRE INSPECTIONS & VIOLATION FEES	500	0.00	0.00	0.00	(500.00)		
10-352-02 CODE ENFORCEMENT FINES	2,000	0.00	0.00	1,650.00	(350.00)	83%	
10-352-03 PLANNING DEPT. FEES	6,000	0.00	0.00	0.00	(6,000.00)		
10-355-00 BUILDING PERMITS	85,000	0.00	0.00	9,067.10	(75,932.90)	11%	
10-355-01 MECHANICAL PERMITS	15,000	0.00	0.00	2,480.00	(12,520.00)	17%	
10-355-02 ELECTRICAL PERMITS	18,000	0.00	0.00	2,310.00	(15,690.00)	13%	
10-355-03 PLUMBING PERMITS	2,500	0.00	0.00	490.00	(2,010.00)	20%	
10-355-04 INSULATION PERMITS	500	0.00	0.00	0.00	(500.00)		
10-355-05 HOMEOWNERS RECOVERY FEE	300	0.00	0.00	(86.00)	(386.00)	-29%	
10-355-06 TECHNOLOGY FEE	7,500	0.00	0.00	878.64	(6,621.36)	12%	
10-355-07 REINSPECTION FEE/FINES	3,000	0.00	0.00	800.00	(2,200.00)	27%	
10-355-09 CCR FEES	0	0.00	0.00	275.00	275.00		

Budget vs Actual

NORTH TOPSAIL BEACH
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Period Ending 6/30/2024

10 GENERAL FUND								
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent		
10-357-08 ZONING PERMITS	20,000	0.00	0.00	14,525.00	(5,475.00)	73%		
10-359-00 REFUSE COLLECTION FEES	514,524	0.00	0.00	85,338.86	(429,185.50)	17%		
10-359-50 VACANT LOT SWF	10,000	0.00	0.00	525.00	(9,475.00)	5%		
10-359-51 LOST CART REPLACEMENT	2,000	0.00	0.00	160.00	(1,840.00)	8%		
10-359-52 ADD'L CART RECYCLING	2,500	0.00	0.00	400.00	(2,100.00)	16%		
10-367-01 SALES TAX REFUNDS	20,000	0.00	0.00	0.00	(20,000.00)			
10-368-01 GRASS MOWING REIMB	6,993	0.00	0.00	0.00	(6,993.00)			
10-383-00 SALE OF FIXED ASSETS	20,000	0.00	0.00	0.00	(20,000.00)			
10-399-02 T/I OTHER FUNDS	200,383	0.00	0.00	0.00	(200,383.42)			
Revenues Totals:	7,591,076	0.00	0.00	775,632.64	(6,815,443.14)	10%		
Expenses								
10-410-02 SALARIES	36,000	0.00	0.00	6,000.00	30,000.00	17%		
10-410-05 FICA (7.65%)	2,754	0.00	0.00	459.00	2,295.00	17%		
10-410-14 TRAVEL & TRAINING	2,000	0.00	0.00	0.00	2,000.00			
10-410-33 DEPARTMENTAL SUPPLIES	1,500	0.00	0.00	0.00	1,500.00			
10-410-43 AUDITOR FEES	15,500	0.00	0.00	0.00	15,500.00			
10-410-45 TAX COLLECTION FEES	68,000	0.00	0.00	2,113.67	65,886.33	3%		
10-410-47 PROFESSIONAL SERVICES	125,000	0.00	0.00	4,456.77	120,543.23	4%		
10-410-50 DONATIONS OTHER AGENCIES	6,000	0.00	0.00	0.00	6,000.00			
10-410-53 DUES & SUBSCRIPTIONS	2,750	0.00	0.00	153.00	2,597.00	6%		
10-410-57 MISCELLANEOUS	500	0.00	0.00	0.00	500.00			
10-410-58 TAX REFUNDS	2,000	0.00	0.00	0.00	2,000.00			
10-410-95 BOARD STIPEND	3,600	0.00	0.00	900.00	2,700.00	25%		
GOVERNING BODY Totals:	265,604	0.00	0.00	14,082.44	251,521.56	5%		
10-420-02 SALARIES	508,586	0.00	0.00	48,437.17	460,149.29	10%		
10-420-05 FICA (7.65%)	37,095	0.00	0.00	3,693.77	33,401.08	10%		
10-420-06 GROUP INSURANCE	60,859	0.00	0.00	6,132.39	54,726.61	10%		
10-420-07 ORBIT RETIREMENT (12.23%)	62,843	0.00	0.00	6,277.46	56,565.58	10%		
10-420-08 401K (3%)	14,547	0.00	0.00	1,309.17	13,237.83	9%		

Budget vs Actual

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Period Ending 6/30/2024

10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
10-420-09 TOWN INSURANCE HRA	46,500	0.00	0.00	13,821.55	32,678.45	30%	
10-420-10 EMPLOYEE TRAINING	6,000	0.00	0.00	0.00	6,000.00		
10-420-11 POSTAGE	2,500	0.00	0.00	814.90	1,685.10	33%	
10-420-12 MANAGER EXPENSE ACCT	1,000	0.00	0.00	0.00	1,000.00		
10-420-13 TUITION REIMBURSEMENT	5,000	0.00	0.00	0.00	5,000.00		
10-420-15 BANK CHARGES	2,000	0.00	0.00	349.15	1,650.85	17%	
10-420-16 M & R EQUIPMENT	500	0.00	0.00	0.00	500.00		
10-420-17 M & R VEHICLE	1,500	0.00	0.00	77.20	1,422.80	5%	
10-420-18 CONSUMABLES	5,000	0.00	0.00	0.00	5,000.00		
10-420-26 ADVERTISING	1,500	0.00	0.00	100.00	1,400.00	7%	
10-420-31 GAS, OIL & TIRES	2,200	0.00	0.00	101.22	2,098.78	5%	
10-420-32 OFFICE SUPPLIES	0	0.00	0.00	93.99	(93.99)		
10-420-33 DEPARTMENT SUPPLIES	6,000	0.00	0.00	214.16	5,785.84	4%	
10-420-34 TOWN APPAREL & MERCH EXPENSE	3,000	0.00	0.00	175.96	2,824.04	6%	
10-420-45 CONTRACTED SERVICES	54,000	0.00	0.00	3,912.46	50,087.54	7%	
10-420-53 DUES & SUBSCRIPTIONS	9,600	0.00	0.00	3,066.00	6,534.00	32%	
10-420-57 MISCELLANEOUS	500	0.00	0.00	0.00	500.00		
10-420-58 EMPLOYEE ENGAGEMENT	10,000	0.00	0.00	78.83	9,921.17	1%	
10-420-74 CAPITAL OUTLAY	10,000	0.00	0.00	0.00	10,000.00		
10-420-76 EQUIPMENT LEASE PAYMENTS	12,000	0.00	0.00	1,472.08	10,527.92	12%	
ADMINISTRATION Totals:	862,730	0.00	0.00	90,127.46	772,602.89	10%	
10-430-57 ELECTION EXPENSES	5,000	0.00	0.00	0.00	5,000.00		
ELECTIONS Totals:	5,000	0.00	0.00	0.00	5,000.00		
10-480-02 SALARIES	76,000	0.00	0.00	8,687.94	67,312.06	11%	
10-480-05 FICA (7.65%)	5,814	0.00	0.00	662.67	5,151.33	11%	
10-480-06 GROUP INSURANCE	9,000	0.00	0.00	1,527.35	7,472.65	17%	
10-480-07 ORBIT RETIREMENT (12.96%)	9,850	0.00	0.00	1,125.96	8,723.64	11%	
10-480-08 401K (3%)	2,280	0.00	0.00	260.64	2,019.36	11%	

Budget vs Actual

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10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
10-480-10 EMPLOYEE TRAINING	2,500	0.00	0.00	0.00	2,500.00		
10-480-16 M & R EQUIPMENT	6,000	0.00	0.00	1,173.92	4,826.08	20%	
10-480-33 DEPARTMENT SUPPLIES	1,000	0.00	0.00	200.00	800.00	20%	
10-480-53 DUES & SUBSCRIPTIONS	44,165	0.00	0.00	22,689.00	21,476.40	51%	
10-480-57 MISCELLANEOUS	500	0.00	0.00	0.00	500.00		
10-480-76 EQUIPMENT LEASE PAYMENTS (Computers)	17,000	0.00	0.00	0.00	17,000.00		
IT DEPARTMENT Totals:	174,109	0.00	0.00	36,327.48	137,781.52	21%	
10-490-02 SALARIES	161,000	0.00	0.00	14,584.21	146,415.79	9%	
10-490-03 PART-TIME SALARIES	0	0.00	0.00	489.00	(489.00)		
10-490-05 FICA (7.65%)	12,317	0.00	0.00	1,153.10	11,163.40	9%	
10-490-06 GROUP INSURANCE	18,000	0.00	0.00	1,563.38	16,436.62	9%	
10-490-07 ORBIT RETIREMENT (12.23%)	23,717	0.00	0.00	1,890.13	21,826.67	8%	
10-490-08 401K (3%)	5,490	0.00	0.00	437.52	5,052.48	8%	
10-490-10 EMPLOYEE TRAINING	3,000	0.00	0.00	0.00	3,000.00		
10-490-16 M & R EQUIPMENT	500	0.00	0.00	0.00	500.00		
10-490-17 M & R VEHICLES	1,000	0.00	0.00	0.00	1,000.00		
10-490-31 GAS, OIL, & TIRES	2,200	0.00	0.00	46.37	2,153.63	2%	
10-490-45 CONTRACTED SERVICES	6,000	0.00	0.00	6,000.00	0.00	100%	
10-490-53 DUES & SUBSCRIPTIONS	1,650	0.00	0.00	199.00	1,451.00	12%	
10-490-57 MISCELLANEOUS	250	0.00	0.00	100.00	150.00	40%	
10-490-58 CRS FLOOD ACTIVITY	1,400	0.00	0.00	0.00	1,400.00		
PLANNING/ZONING/CAMA Totals:	236,523	0.00	0.00	26,462.71	210,060.59	11%	
10-491-02 SALARIES	143,000	0.00	0.00	21,688.63	121,311.37	15%	
10-491-05 FICA (7.65%)	10,940	0.00	0.00	1,665.85	9,273.65	15%	
10-491-06 GROUP INSURANCE	18,000	0.00	0.00	3,085.27	14,914.73	17%	
10-491-07 ORBIT RETIREMENT (12.23%)	18,533	0.00	0.00	2,862.69	15,670.11	15%	
10-491-08 401K (3%)	4,290	0.00	0.00	662.66	3,627.34	15%	
10-491-10 EMPLOYEE TRAINING	4,500	0.00	0.00	0.00	4,500.00		

Budget vs Actual

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10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
10-491-17 M & R VEHICLES	1,200	0.00	0.00	0.00	1,200.00		
10-491-31 GAS, OIL & TIRES	3,300	0.00	0.00	290.04	3,009.96	9%	
10-491-45 CONTRACTED SERVICES	10,000	0.00	0.00	6,855.00	3,145.00	69%	
10-491-53 DUES & SUBSCRIPTIONS	1,555	0.00	0.00	95.00	1,460.00	6%	
10-491-54 DEMOLITION	30,000	0.00	0.00	0.00	30,000.00		
10-491-57 MISCELLANEOUS	500	0.00	0.00	0.00	500.00		
INSPECTIONS Totals:	245,817	0.00	0.00	37,205.14	208,612.16	15%	
10-500-11 PHONES	30,000	0.00	0.00	3,735.19	26,264.81	12%	
10-500-13 UTILITIES	65,300	0.00	0.00	6,935.42	58,364.58	11%	
10-500-15 M & R BUILDINGS/GROUNDS	65,000	0.00	0.00	7,930.65	57,069.35	12%	
10-500-17 LANDSCAPING EXPENSE	9,000	0.00	0.00	0.00	9,000.00		
10-500-33 BUILDING SUPPLIES	6,500	0.00	0.00	1,720.31	4,779.69	26%	
10-500-35 FURNITURE	15,000	0.00	0.00	425.00	14,575.00	3%	
10-500-43 CLEANING SERVICES	15,000	0.00	0.00	1,750.00	13,250.00	12%	
10-500-45 PEST CONTROL	2,000	0.00	0.00	149.00	1,851.00	7%	
10-500-57 TOWN SIGN M & R	5,500	0.00	0.00	0.00	5,500.00		
10-500-58 WEB EOC SERVICE	1,500	0.00	0.00	0.00	1,500.00		
10-500-74 CAPITAL OUTLAY	150,000	0.00	0.00	0.00	150,000.00		
10-500-76 LEASE PAYMENTS	24,000	0.00	0.00	12,000.00	12,000.00	50%	
PUBLIC BLDGS Totals:	388,800	0.00	0.00	34,645.57	354,154.43	9%	
10-501-09 WORKER'S COMPENSATION	57,750	0.00	0.00	42,266.40	15,483.60	73%	
10-501-13 PROPERTY LIABILITY & BONDS	135,450	0.00	0.00	70,462.00	64,988.00	52%	
10-501-17 VFIS INSURANCE	23,625	0.00	0.00	22,453.00	1,172.00	95%	
10-501-53 CYBER INSURANCE	15,000	0.00	0.00	13,626.77	1,373.23	91%	
10-501-54 FLOOD INSURANCE	45,000	0.00	0.00	0.00	45,000.00		
INSURANCE Totals:	276,825	0.00	0.00	148,808.17	128,016.83	54%	
10-509-02 PSA SALARY	15,905	0.00	0.00	2,446.68	13,458.32	15%	
10-509-05 FICA (7.65%)	1,220	0.00	0.00	187.16	1,032.84	15%	
PSA - RETIRED POLICE Totals:	17,125	0.00	0.00	2,633.84	14,491.16	15%	

Budget vs Actual

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OFFICERS

10-510-02 SALARIES	776,000	0.00	0.00	115,525.37	660,474.63	15%
10-510-03 PART-TIME SALARIES	6,900	0.00	0.00	2,664.00	4,236.00	39%
10-510-04 OVERTIME	35,000	0.00	0.00	9,292.75	25,707.25	27%
10-510-05 FICA (7.65%)	62,569	0.00	0.00	9,917.14	52,652.21	16%
10-510-06 GROUP INSURANCE	117,000	0.00	0.00	20,663.20	96,336.80	18%
10-510-07 ORBIT RETIREMENT (13.04%)	108,600	0.00	0.00	17,624.98	90,975.02	16%
10-510-08 401K (5%)	38,000	0.00	0.00	6,058.73	31,941.27	16%
10-510-09 BEACH PATROL EXPENSE	15,000	0.00	0.00	2,876.38	12,123.62	19%
10-510-10 EMPLOYEE TRAINING	10,000	0.00	0.00	715.09	9,284.91	7%
10-510-16 M & R EQUIPMENT	3,500	0.00	0.00	0.00	3,500.00	
10-510-17 M & R VEHICLES	10,000	0.00	0.00	4,514.80	5,485.20	45%
10-510-31 GAS,OIL & TIRES	60,500	0.00	0.00	5,397.05	55,102.95	9%
10-510-32 OFFICE SUPPLIES	1,000	0.00	0.00	0.00	1,000.00	
10-510-33 DEPARTMENTAL SUPPLIES	5,050	0.00	0.00	0.00	5,050.00	
10-510-36 UNIFORMS	12,000	0.00	0.00	642.40	11,357.60	5%
10-510-37 BALLISTIC VEST GRANT EXPENSE	4,570	0.00	0.00	0.00	4,570.00	
10-510-47 PROFESSIONAL SERVICES	4,160	0.00	0.00	0.00	4,160.00	
10-510-53 DUES & SUBSCRIPTIONS	23,421	0.00	0.00	5,057.20	18,363.80	22%
10-510-57 K-9 EXPENSES	3,000	0.00	0.00	0.00	3,000.00	
10-510-73 NON-CAPITAL OUTLAY	29,500	0.00	0.00	0.00	29,500.00	
10-510-74 CAPITAL OUTLAY	59,100	0.00	0.00	61,179.07	(2,079.07)	104%
10-510-76 TAXES & TITLES	4,000	0.00	0.00	1,289.37	2,710.63	32%
POLICE Totals:	1,388,870	0.00	0.00	263,417.53	1,125,452.82	19%
10-545-02 SALARIES	227,500	0.00	0.00	32,749.84	194,750.16	14%
10-545-04 OVERTIME	6,000	0.00	0.00	1,648.45	4,351.55	27%
10-545-05 FICA (7.65%)	17,863	0.00	0.00	2,629.43	15,233.32	15%
10-545-06 GROUP INSURANCE	44,500	0.00	0.00	7,602.49	36,897.51	17%
10-545-07 ORBIT RETIREMENT (12.23%)	30,262	0.00	0.00	4,458.00	25,803.60	15%
10-545-08 401K (3%)	7,005	0.00	0.00	1,031.93	5,973.07	15%

Budget vs Actual

NORTH TOPSAIL BEACH
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Period Ending 6/30/2024

10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
10-545-14 EMPLOYEE TRAINING	2,500	0.00	0.00	0.00	2,500.00		
10-545-16 M & R EQUIPMENT	10,000	0.00	0.00	(276.18)	10,276.18	-3%	
10-545-17 M & R VEHICLES	15,000	0.00	0.00	0.00	15,000.00		
10-545-31 GAS, OIL & TIRES	22,000	0.00	0.00	2,589.22	19,410.78	12%	
10-545-32 OFFICE SUPPLIES	500	0.00	0.00	0.00	500.00		
10-545-33 DEPARTMENTAL SUPPLIES & EQUIP	5,000	0.00	0.00	2,205.57	2,794.43	44%	
10-545-34 MOSQUITO CONTROL EXPENSE	5,000	0.00	0.00	0.00	5,000.00		
10-545-36 UNIFORMS	1,500	0.00	0.00	0.00	1,500.00		
10-545-37 RENTAL EQUIPMENT	6,000	0.00	0.00	0.00	6,000.00		
10-545-57 MISCELLANEOUS	100	0.00	0.00	0.00	100.00		
10-545-73 NON-CAPITAL OUTLAY	9,000	0.00	0.00	0.00	9,000.00		
10-545-74 CAPITAL OUTLAY	159,330	0.00	0.00	0.00	159,330.00		
10-545-76 TAXES & TITLES	12,000	0.00	0.00	0.00	12,000.00		
PUBLIC WORKS Totals:	581,059	0.00	0.00	54,638.75	526,420.60	9%	
10-560-13 STREET LIGHT EXPENSE	30,000	0.00	0.00	0.00	30,000.00		
10-560-15 M & R PUBLIC PARKING	25,000	0.00	0.00	0.00	25,000.00		
10-560-33 DEPARTMENTAL SUPPLIES	4,000	0.00	0.00	0.00	4,000.00		
10-560-43 TOWN ENTRANCE SIGNS	10,000	0.00	0.00	0.00	10,000.00		
10-560-72 STORMWATER	20,000	0.00	0.00	0.00	20,000.00		
10-560-73 STREET PAVING & REPAIR	40,000	0.00	0.00	0.00	40,000.00		
STREETS Totals:	129,000	0.00	0.00	0.00	129,000.00		
10-580-45 SANITATION CONTRACTS	413,969	0.00	0.00	35,137.85	378,831.51	8%	
10-580-46 TIPPING FEES	70,555	0.00	0.00	14,965.92	55,589.08	21%	
10-580-47 RECYCLING	30,000	0.00	0.00	0.00	30,000.00		
SANITATION Totals:	514,524	0.00	0.00	50,103.77	464,420.59	10%	
10-620-12 SNOWFLAKES	12,000	0.00	0.00	0.00	12,000.00		
10-620-14 PARK WELL	1,500	0.00	0.00	0.00	1,500.00		
10-620-15 PARK MAINTENANCE	20,000	0.00	0.00	241.85	19,758.15	1%	

Budget vs Actual

NORTH TOPSAIL BEACH
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10 GENERAL FUND							
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent	
10-620-17 PARK LANDSCAPING	15,000	0.00	0.00	0.00	15,000.00		
10-620-18 M & R BIKE PATH	1,500	0.00	0.00	0.00	1,500.00		
10-620-19 M & R DOCK/BOARDWALK	90,000	0.00	0.00	0.00	90,000.00		
10-620-27 SPECIAL EVENTS	10,000	0.00	0.00	3,962.42	6,037.58	40%	
10-620-33 PARK SUPPLIES	7,200	0.00	0.00	0.00	7,200.00		
RECREATION Totals:	157,200	0.00	0.00	4,204.27	152,995.73	3%	
10-690-02 SALARIES	896,500	0.00	0.00	128,900.91	767,599.09	14%	
10-690-03 PART-TIME SALARIES	88,192	0.00	0.00	0.00	88,192.00		
10-690-04 OVERTIME	40,000	0.00	0.00	8,106.40	31,893.60	20%	
10-690-05 FICA (7.65%)	78,392	0.00	0.00	10,349.89	68,041.61	13%	
10-690-06 GROUP INSURANCE	151,000	0.00	0.00	17,710.44	133,289.56	12%	
10-690-07 ORBIT RETIREMENT (12.23%)	121,694	0.00	0.00	17,756.16	103,938.24	15%	
10-690-08 401K (3%)	28,170	0.00	0.00	4,079.99	24,090.01	14%	
10-690-10 EMPLOYEE TRAINING	5,500	0.00	0.00	196.88	5,303.12	4%	
10-690-16 M & R EQUIPMENT	22,000	0.00	0.00	0.00	22,000.00		
10-690-17 M & R VEHICLES	19,000	0.00	0.00	574.52	18,425.48	3%	
10-690-31 GAS, OIL & TIRES	22,000	0.00	0.00	3,624.26	18,375.74	16%	
10-690-32 OFFICE SUPPLIES	2,000	0.00	0.00	0.00	2,000.00		
10-690-33 DEPARTMENTAL SUPPLIES	46,000	0.00	0.00	1,225.12	44,774.88	3%	
10-690-34 FIRE FIGHTER PHYSICALS	6,000	0.00	0.00	0.00	6,000.00		
10-690-36 UNIFORMS	8,500	0.00	0.00	0.00	8,500.00		
10-690-47 PROFESSIONAL SERVICES	4,000	0.00	0.00	38.00	3,962.00	1%	
10-690-53 DUES & SUBSCRIPTIONS	8,500	0.00	0.00	2,446.00	6,054.00	29%	
10-690-57 MISCELLANEOUS	300	0.00	0.00	0.00	300.00		
10-690-73 COMUNICATIONS EQUIP	6,000	0.00	0.00	0.00	6,000.00		
10-690-74 CAPITAL OUTLAY	55,000	48,567.19	0.00	0.00	6,432.81	88%	
10-690-76 TAXES & TITLES	4,000	0.00	0.00	0.00	4,000.00		
FIRE DEPARTMENT Totals:	1,612,748	48,567.19	0.00	195,008.57	1,369,172.14	15%	
10-695-91 PLANNING BOARD EXPENSE	1,000	0.00	0.00	0.00	1,000.00		

Budget vs Actual

NORTH TOPSAIL BEACH
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10 GENERAL FUND								
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent		
10-695-92 BOARD OF ADJUSTMENT EXPENSE	1,000	0.00	0.00	9.58	990.42	1%		
COMMITTEES Totals:	2,000	0.00	0.00	9.58	1,990.42	0%		
10-998-04 TRANSFER OUT - CAP IMPROVEMENT FUND	200,383	0.00	0.00	0.00	200,383.42			
Totals:	200,383	0.00	0.00	0.00	200,383.42			
10-999-01 CONTINGENCY	532,756	0.00	0.00	0.00	532,756.45			
CONTINGENCY Totals:	532,756	0.00	0.00	0.00	532,756.45			
Expenses Totals:	7,591,076	48,567.19	0.00	957,675.28	6,584,833.31	13%		
10 GENERAL FUND Revenues Over/(Under) Expenses:			0.00	(182,042.64)				

Budget vs Actual

NORTH TOPSAIL BEACH
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12 CAPITAL IMPROVEMENT FUND								
Description	Budget	Encumbrance	MTD	YTD	Variance	Percent		
Revenues								
12-301-00 AD VALOREM TAX (.07)	1,072,313	0.00	0.00	3,871.62	(1,068,440.88)	0%		
12-301-03 ONSLOW COUNTY FIRE TAX	0	0.00	0.00	474,968.45	474,968.45			
12-383-00 SALE OF FIXED ASSETS	471,000	0.00	0.00	0.00	(471,000.00)			
12-390-00 TRANSFER IN - FROM GENERAL FUND	200,383	0.00	0.00	0.00	(200,383.42)			
Revenues Totals:	1,743,696	0.00	0.00	478,840.07	(1,264,855.85)	27%		
Expenses								
12-750-01 FIRE DEPARTMENT	930,563	0.00	0.00	0.00	930,562.50			
12-750-02 FIRE TRUCK	153,188	0.00	0.00	0.00	153,187.50			
12-750-03 BIKE PATH PROJECT	100,000	0.00	0.00	0.00	100,000.00			
12-750-11 FUTURE CAPITAL IMPROVEMENTS	559,946	0.00	0.00	0.00	559,945.92			
Totals:	1,743,696	0.00	0.00	0.00	1,743,695.92			
Expenses Totals:	1,743,696	0.00	0.00	0.00	1,743,695.92			
12 CAPITAL IMPROVEMENT FUND	Revenues Over/(Under) Expenses:		0.00	478,840.07				

Budget vs Actual

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Period Ending 6/30/2024

30 SHORELINE PROTECTION

Description	Budget	Encumbrance	MTD	YTD	Variance	Percent
Revenues						
30-301-00 ACCOMMODATION TAX	1,650,000	0.00	0.00	1,055,855.03	(594,144.97)	64%
30-301-05 AD VALOREM TAX - Beach	1,531,875	0.00	0.00	5,529.20	(1,526,345.80)	0%
30-329-00 INTEREST INCOME	25,000	0.00	0.00	21,432.07	(3,567.93)	86%
30-336-00 SEA OATS PROGRAM	25,000	0.00	0.00	0.00	(25,000.00)	
30-345-00 LOCAL OPTION SALES TAX	686,567	0.00	0.00	162,088.08	(524,478.57)	24%
30-350-01 PAID PARKING REVENUE	336,375	0.00	0.00	179,967.94	(156,407.06)	54%
Revenues Totals:	4,254,817	0.00	0.00	1,424,872.32	(2,829,944.33)	33%
Expenses						
30-710-08 LEASE PAYMENTS	48,000	0.00	0.00	0.00	48,000.00	
30-710-10 BEACH LOBBYIST CONTRACT	60,000	0.00	0.00	10,413.47	49,586.53	17%
30-710-12 BEACH/ACCESS MAINTENANCE	50,000	0.00	0.00	11,236.72	38,763.28	22%
30-710-14 BEACH MEETINGS / CONFERENCES	20,000	0.00	0.00	1,100.00	18,900.00	6%
30-710-15 M & R DUNE/CROSSWALK	8,000	0.00	0.00	0.00	8,000.00	
30-710-45 CONTRACTED SERVICES	10,000	0.00	0.00	0.00	10,000.00	
30-710-59 SEA OATS PROGRAM	50,000	0.00	0.00	0.00	50,000.00	
Totals:	246,000	0.00	0.00	22,750.19	223,249.81	9%
30-720-07 NEW RIVER EIS PROJECT	280,000	0.00	0.00	9,000.00	271,000.00	3%
30-720-08 CONTRACTS, PLANS, SPECS	200,000	0.00	0.00	45,055.00	154,945.00	23%
30-720-10 VITEX	216,000	0.00	0.00	0.00	216,000.00	
30-720-50 2022B SOB PAYMENT	2,006,204	0.00	0.00	0.00	2,006,204.00	
30-720-57 2022C FEMA SOB FEES	0	0.00	0.00	88,994.89	(88,994.89)	
30-720-60 30 YEAR BEACH PLAN	30,000	0.00	0.00	0.00	30,000.00	
30-720-64 Sandbag Repair Project	200,000	0.00	0.00	0.00	200,000.00	
30-720-68 Future Projects Fund	1,076,613	0.00	0.00	0.00	1,076,612.65	
BEACH REN. / DUNE STAB. Totals:	4,008,817	0.00	0.00	143,049.89	3,865,766.76	4%
Expenses Totals:	4,254,817	0.00	0.00	165,800.08	4,089,016.57	4%

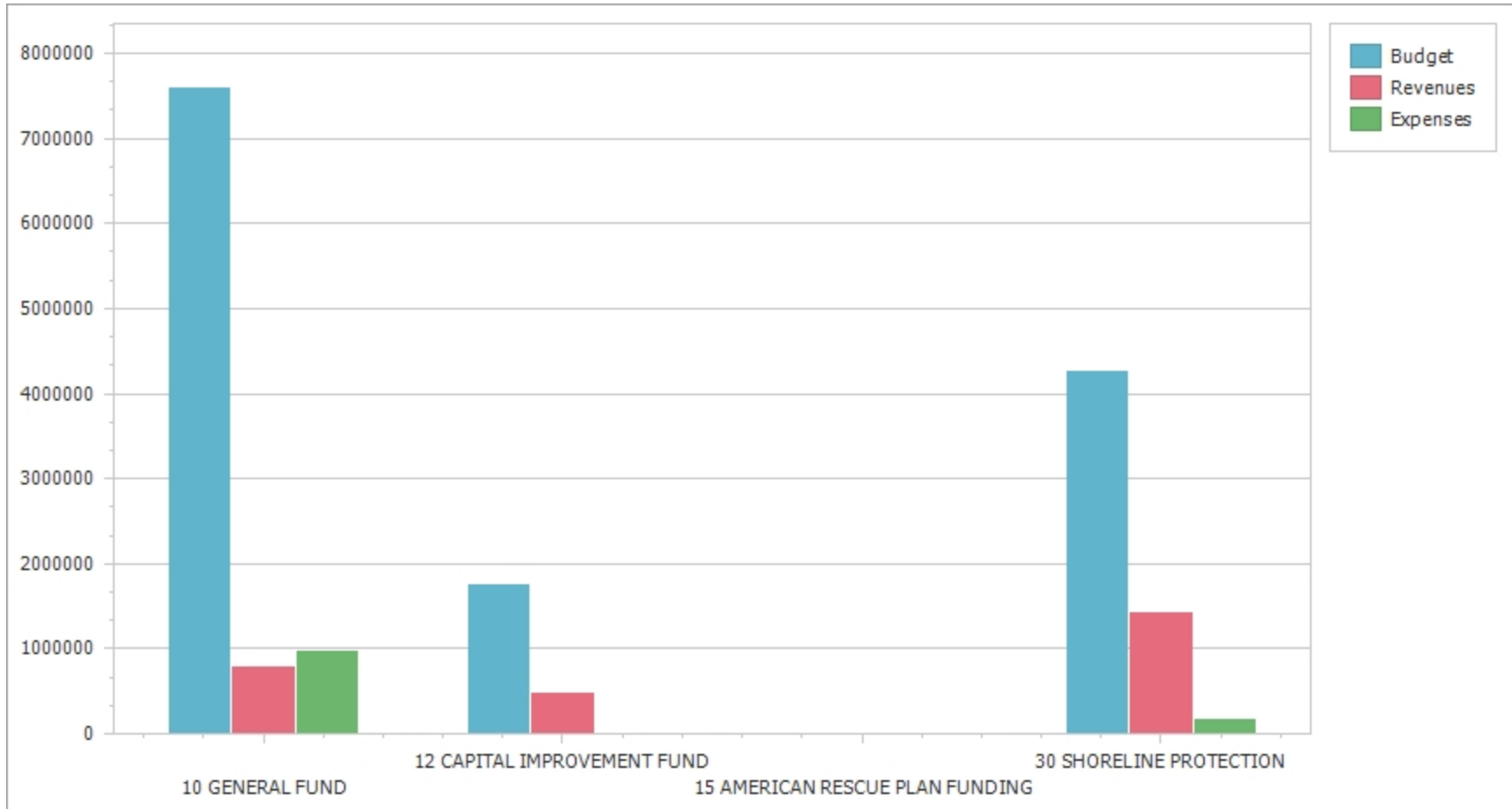
Budget vs Actual

NORTH TOPSAIL BEACH
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30 SHORELINE PROTECTION	Revenues Over/(Under) Expenses:	0.00	1,259,072.24
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Budget vs Actual

NORTH TOPSAIL BEACH
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Period Ending 6/30/2025

31 CAPITAL PROJECT BEACH MAINTENANCE

Description	Budget	Encumbrance	MTD	YTD	Variance	Percent
Revenues						
31-330-00 LOAN PROCEEDS	0	0.00	0.00	10,857,303.66	10,857,303.66	
31-348-08 FEMA REIMBURSEMENT	17,599,184	0.00	0.00	8,493,442.31	(9,105,741.69)	48%
31-368-00 NCDEQ GRANT FUNDS	10,500,000	0.00	0.00	7,875,000.00	(2,625,000.00)	75%
31-399-01 T/I FROM BEACH FUND	1,528,134	0.00	0.00	0.00	(1,528,133.90)	
Revenues Totals:	29,627,318	0.00	0.00	27,225,745.97	(2,401,571.93)	92%
Expenses						
31-440-00 2022A DEBT SERVICE	0	0.00	0.00	8,493,442.31	(8,493,442.31)	
31-450-01 ENGINEERING & CONSTRUCTION PHASE SUPPORT	9,000	0.00	0.00	3,996.00	5,004.00	44%
31-450-02 CONSTRUCTION MANAGEMENT & ADMINISTRATION	210,000	0.00	0.00	364,678.25	(154,678.25)	174%
31-450-03 LABORATORY ANALYSIS	44,400	0.00	0.00	6,020.00	38,380.00	14%
31-450-04 REGULATORY COORDINATION & CLOSEOUT	10,000	0.00	0.00	8,882.50	1,117.50	89%
31-450-05 MOBILIZATION & DEMOBILIZATION	180,000	0.00	0.00	180,000.00	0.00	100%
31-450-06 HAUL & PLACEMENT OF BEACH FILL	8,378,110	0.00	0.00	9,141,735.55	(763,625.55)	109%
31-450-07 PAYMENT & PERFORMANCE BONDS	45,000	0.00	0.00	45,000.00	0.00	100%
31-450-08 PROFESSIONAL FEES	123,490	0.00	0.00	562,915.14	(439,425.14)	456%
31-450-09 TRANCHE 2 CONSTRUCTION	8,621,653	0.00	0.00	3,520,613.37	5,101,039.27	41%
31-450-10 TRANCHE 2 ENGINEERING	585,000	0.00	0.00	208,271.27	376,728.73	36%
31-450-11 TRANCHE 2 CONTINGENCY	920,665	0.00	0.00	595.00	920,070.26	0%
31-460-00 TRANCHE 3 PROJECT	10,500,000	0.00	0.00	1,690.00	10,498,310.00	0%
Totals:	29,627,318	0.00	0.00	22,537,839.39	7,089,478.51	76%
Expenses Totals:	29,627,318	0.00	0.00	22,537,839.39	7,089,478.51	76%
31 CAPITAL PROJECT BEACH MAINTENANCE	Revenues Over/(Under) Expenses:		0.00	4,687,906.58		

GL Account History Summary

NORTH TOPSAIL BEACH

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Account Range: 30-301-00 ACCOMMODATION TAX - 30-301-00 ACCOMMODATION TAX

Date Range: 8/1/2023 - 8/25/2023

GL Account - 30-301-00 ACCOMMODATION TAX					
Date	Description	Source	Debits	Credits	Date
Fiscal Period - FY 23-24		Beg Balance	\$0.00	\$4,726,587.92	
08/01/2023	OCC TAX	GL GJ	\$0.00	\$552.98	08/03/2023
08/02/2023	OCC TAX	GL GJ	\$0.00	\$296.25	08/03/2023
08/04/2023	OCC TAX	GL GJ	\$0.00	\$508.26	08/07/2023
08/07/2023	OCC TAX	GL GJ	\$0.00	\$1,047.48	08/14/2023
08/08/2023	OCC TAX	GL GJ	\$0.00	\$120,139.13	08/14/2023
08/08/2023	OCC TAX	GL GJ	\$0.00	\$166.07	08/14/2023
08/09/2023	OCC TAX	GL GJ	\$0.00	\$69.68	08/14/2023
08/10/2023	OCC TAX	GL GJ	\$0.00	\$124.74	08/15/2023
08/11/2023	OCC TAX	GL GJ	\$0.00	\$1,544.76	08/15/2023
08/11/2023	OCC TAX	GL GJ	\$0.00	\$2,098.23	08/16/2023
08/11/2023	OCC TAX	GL GJ	\$0.00	\$141,568.59	08/16/2023
08/14/2023	OCC TAX	GL GJ	\$0.00	\$342.76	08/17/2023
08/14/2023	OCC TAX	GL GJ	\$0.00	\$387.98	08/17/2023
08/15/2023	OCC TAX	GL GJ	\$0.00	\$74,182.04	08/17/2023
08/16/2023	OCC TAX	GL GJ	\$0.00	\$179,128.98	08/17/2023
08/17/2023	OCC TAX	GL GJ	\$0.00	\$92.67	08/24/2023
08/18/2023	OCC TAX	GL GJ	\$0.00	\$92,108.24	08/24/2023
08/18/2023	OCC TAX	GL GJ	\$0.00	\$1,518.61	08/24/2023
08/21/2023	OCC TAX	GL GJ	\$0.00	\$212.70	08/24/2023
08/23/2023	OCC TAX	GL GJ	\$0.00	\$33,998.14	08/24/2023
Transaction Totals			\$0.00	\$650,088.29	
**	End Balance		\$0.00	\$650,088.29	**

Check Listing

Date From: 8/1/2023 Date To: 8/31/2023

Vendor Range: A PLUS WAREHOUSE EQUIPMENT & SUPPLY - ZOCKLEIN & ASSOCIATES

NORTH TOPSAIL BEACH

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Check Number	Bank	Vendor	Date	Amount
47172	1	AMERICAN INDUSTRIES, INC.	08/03/2023	<u>\$2,067.24</u>
47173	1	APPLIED TECHNOLOGY & MNGMT	08/03/2023	<u>\$5,195.75</u>
47174	1	BLACKS TIRE SERVICE	08/03/2023	<u>\$1,895.42</u>
47175	1	CIVICPLUS LLC	08/03/2023	<u>\$640.00</u>
47176	1	CROSSLEY MCINTOSH COLLIER	08/03/2023	<u>\$2,047.16</u>
47177	1	CW IT SUPPORT, INC.	08/03/2023	<u>\$1,216.01</u>
47178	1	LOWE'S HOME CENTERS	08/03/2023	<u>\$403.11</u>
47179	1	NANCY ANN AVERY	08/03/2023	<u>\$2,401.00</u>
47180	1	ONslow COUNTY FINANCE OFFICE	08/03/2023	<u>\$1,463.67</u>
47181	1	PEACHY CLEAN	08/03/2023	<u>\$250.00</u>
47182	1	RICK'S REPAIR SERVICE	08/03/2023	<u>\$13.60</u>
47183	1	SHERRILL A STRICKLAND JR.	08/03/2023	<u>\$855.00</u>
47184	1	THREAD FX	08/03/2023	<u>\$196.95</u>
47185	1	TOPSAIL TIMES NEWSPAPER	08/03/2023	<u>\$200.00</u>
47186	1	VERIZON WIRELESS	08/03/2023	<u>\$805.98</u>
47187	1	VILLAGE HARDWARE	08/03/2023	<u>\$159.19</u>
47188	1	WILD CHILD CUSTOM GRAPHICS LLC	08/03/2023	<u>\$267.50</u>
47189	1	WINZER	08/03/2023	<u>\$1,846.92</u>
47190	1	ARCHIVESOCIAL	08/10/2023	<u>\$3,641.00</u>
47191	1	CHARTER COMMUNICATIONS	08/10/2023	<u>\$510.08</u>
47192	1	DODSON PEST CONTROL	08/10/2023	<u>\$127.00</u>
47193	1	ECI COMMUNICATION	08/10/2023	<u>\$830.16</u>
47194	1	ESO	08/10/2023	<u>\$2,400.00</u>
47195	1	GFL ENVIRONMENTAL	08/10/2023	<u>\$35,137.85</u>
47196	1	GULFSTREAM STEEL & SUPPLY INC.	08/10/2023	<u>\$80.55</u>
47197	1	HR MANAGEMENT SOLUTIONS	08/10/2023	<u>\$255.00</u>
47198	1	JONES ONslow ELECTRIC COMPANY	08/10/2023	<u>\$3,873.76</u>
47199	1	NC STATE FIREFIGHTER'S ASSOCIATION	08/10/2023	<u>\$46.00</u>
47200	1	O'REILLY AUTOMOTIVE INC.	08/10/2023	<u>\$1,294.33</u>
47201	1	ONslow COUNTY SOLID WASTE DEPT	08/10/2023	<u>\$14,965.92</u>
47202	1	ONslow WATER & SEWER AUTHORITY	08/10/2023	<u>\$284.95</u>
47203	1	PELICAN COOLING & HEATING	08/10/2023	<u>\$130.55</u>

Check Listing

Date From: 8/1/2023 Date To: 8/31/2023

Vendor Range: A PLUS WAREHOUSE EQUIPMENT & SUPPLY - ZOCKLEIN & ASSOCIATES

NORTH TOPSAIL BEACH

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Check Number	Bank	Vendor	Date	Amount
47204	1	RICK'S REPAIR SERVICE	08/10/2023	<u>\$13.60</u>
47205	1	SOUTHERN SOFTWARE INC.	08/10/2023	<u>\$4,166.00</u>
47206	1	TOWN OF SURF CITY	08/10/2023	<u>\$5,203.89</u>
47207	1	TRUIST BANK	08/10/2023	<u>\$8,914.04</u>
47208	1	BONITA L BRAY	08/17/2023	<u>\$650.00</u>
47209	1	CAVANAUGH MACDONALD CONSULTING	08/17/2023	<u>\$362.45</u>
47210	1	CDW GOVERNMENT	08/17/2023	<u>\$4,811.08</u>
47211	1	DIAL CORDY	08/17/2023	<u>\$9,000.00</u>
47212	1	DODSON PEST CONTROL	08/17/2023	<u>\$22.00</u>
47213	1	JONES ONSLOW ELECTRIC COMPANY	08/17/2023	<u>\$1,884.59</u>
47214	1	SHEPARDS WRECKER SERVICE	08/17/2023	<u>\$27.20</u>
47215	1	STAPLES	08/17/2023	<u>\$81.01</u>
47216	1	TRACY CURTIS-RAYNOR	08/17/2023	<u>\$1,000.00</u>
47217	1	AREA 51 POWDER COATING INC.	08/17/2023	<u>\$1,819.00</u>
47218	1	CAROLINA FLOORING & ROOFING	08/17/2023	<u>\$35,058.97</u>
47219	1	OTIS ELEVATOR COMPANY	08/17/2023	<u>\$2,503.80</u>
47220	1	APPLIED TECHNOLOGY & MNGMT	08/24/2023	<u>\$100.00</u>
47221	1	AT&T MOBILITY	08/24/2023	<u>\$1,387.93</u>
47222	1	FIRST CITIZENS BANK CC	08/24/2023	<u>\$8,003.98</u>
47223	1	GREATAMERICA FINANCIAL SERVS	08/24/2023	<u>\$1,569.45</u>
47224	1	METLIFE	08/24/2023	<u>\$2,337.86</u>
47225	1	N.C. DEPARTMENT OF LABOR	08/24/2023	<u>\$50.00</u>
47226	1	ONSLOW COUNTY TAX COLLECTOR VOIDED	08/24/2023	<u>\$3.03</u>
47227	1	PEACHY CLEAN	08/24/2023	<u>\$500.00</u>
47228	1	PLURIS, LLC	08/24/2023	<u>\$302.50</u>
47229	1	DANA SAFETY SUPPLY, INC.	08/24/2023	<u>\$1,324.00</u>
58	Checks Totaling -			\$176,601.23

Totals By Fund

	Checks	Voids	Total
10	\$157,201.59	\$3.03	\$157,198.56
30	\$14,203.89		\$14,203.89
31	\$5,195.75		\$5,195.75

Section VIII, ItemB.	Totals:	\$176,601.23	\$3.03	\$176,598.20	73
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Town of North Topsail Beach Fire Department

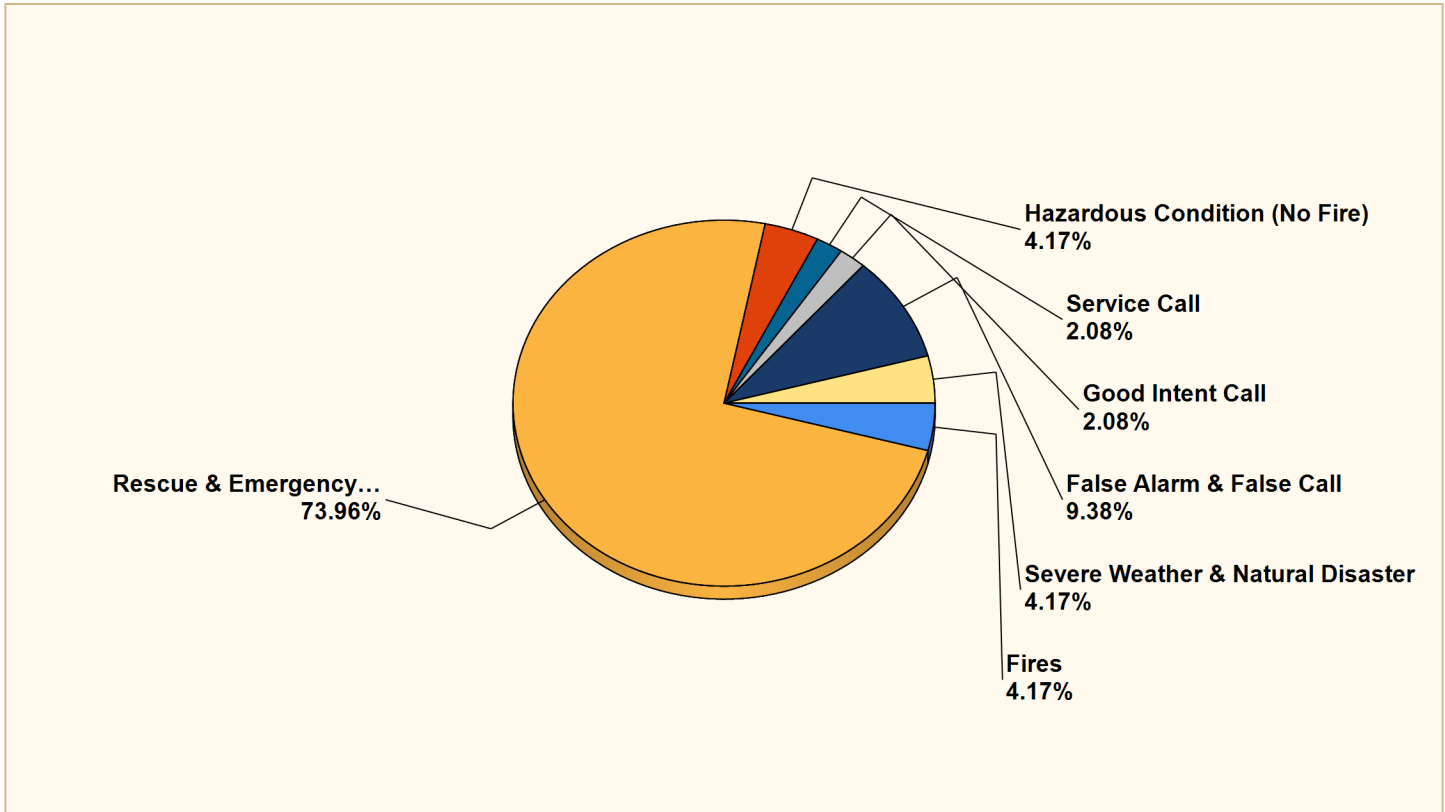
North Topsail Beach, NC

This report was generated on 8/22/2023 8:50:40 AM



Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 07/05/2023 | End Date: 08/22/2023



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	4	4.17%
Rescue & Emergency Medical Service	71	73.96%
Hazardous Condition (No Fire)	4	4.17%
Service Call	2	2.08%
Good Intent Call	2	2.08%
False Alarm & False Call	9	9.38%
Severe Weather & Natural Disaster	4	4.17%
TOTAL	96	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Section VIII, ItemB.



emergencyreporting
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Detailed Breakdown by Incident Type

INCIDENT TYPE	# INCIDENTS	% of TOTAL
111 - Building fire	2	2.08%
131 - Passenger vehicle fire	1	1.04%
154 - Dumpster or other outside trash receptacle fire	1	1.04%
311 - Medical assist, assist EMS crew	47	48.96%
320 - Emergency medical service, other	2	2.08%
324 - Motor vehicle accident with no injuries.	2	2.08%
340 - Search for lost person, other	1	1.04%
341 - Search for person on land	2	2.08%
350 - Extrication, rescue, other	1	1.04%
353 - Removal of victim(s) from stalled elevator	1	1.04%
361 - Swimming/recreational water areas rescue	1	1.04%
364 - Surf rescue	10	10.42%
365 - Watercraft rescue	4	4.17%
444 - Power line down	3	3.12%
445 - Arcing, shorted electrical equipment	1	1.04%
550 - Public service assistance, other	1	1.04%
553 - Public service	1	1.04%
600 - Good intent call, other	1	1.04%
622 - No incident found on arrival at dispatch address	1	1.04%
740 - Unintentional transmission of alarm, other	1	1.04%
743 - Smoke detector activation, no fire - unintentional	3	3.12%
744 - Detector activation, no fire - unintentional	1	1.04%
745 - Alarm system activation, no fire - unintentional	4	4.17%
814 - Lightning strike (no fire)	4	4.17%
TOTAL INCIDENTS:	96	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Section VIII, Item B.



Permits Issued List

From Date: 07/20/2023

To Date: 08/22/2023

Permit Type	Sub Type	Permit#	Address	Issue Date	Permit Fee
Beach Access Application	Beach Access Application	BAA23-000017	694 NEW RIVER INLET RD	07/24/2023	200.00
Beach Access Application	Beach Access Application	BAA23-000019	1541 NEW RIVER INLET RD	07/26/2023	200.00
Beach Access Application	Beach Access Application	BAA23-000021	1168 NEW RIVER INLET RD	08/01/2023	200.00
Beach Access Application	Beach Access Application	BAA23-000020	4224 ISLAND DR	08/01/2023	400.00
Beach Access Application Total	Beach Access Application Total			4	1,000.00
Beach Access Application Total				4	1,000.00
Boat Lift Permit	Residential	BTL23-000004	22 SAILVIEW DR	08/16/2023	200.00
Boat Lift Permit	Residential	BTL23-000003	113 BARTON BAY CT	08/09/2023	0.00
Boat Lift Permit Total	Residential Total			2	200.00
Boat Lift Permit Total				2	200.00
Dock/Bulkhead/Retaining Wall Permit	Dock	DBR23-000011	34 OSPREY DR	08/07/2023	200.00
Dock/Bulkhead/Retaining Wall Permit	Dock	DBR23-000010	25 OSPREY DR	07/31/2023	200.00
Dock/Bulkhead/Retaining Wall Permit Total	Dock Total			2	400.00
Dock/Bulkhead/Retaining Wall Permit	Retaining Wall	DBR23-000007	1075 NEW RIVER INLET RD	08/02/2023	0.00
Dock/Bulkhead/Retaining Wall Permit Total	Retaining Wall Total			1	0.00
Dock/Bulkhead/Retaining Wall Permit Total				3	400.00
Driveway Permit	Driveway Permit	DVW23-000014	4404 ISLAND DR	08/15/2023	0.00
Driveway Permit	Driveway Permit	DVW23-000035	3621 ISLAND DR	08/01/2023	0.00
Driveway Permit	Driveway Permit	DVW23-000038	2 SAILVIEW DR	08/07/2023	0.00

Driveway Permit	Driveway Permit	DVW23-000039	35 OSPREY DR	07/26/2023	50.00
Driveway Permit	Driveway Permit	DVW22-000044	2330 REEVES ST	07/20/2023	0.00
Driveway Permit Total	Driveway Permit Total			5	50.00
Driveway Permit Total				5	50.00
Electrical Permit	Commercial	E23-000174	865 NEW RIVER INLET RD	08/22/2023	75.00
Electrical Permit	Commercial	E23-000124	435 HAMPTON COLONY CIR	07/31/2023	0.00
Electrical Permit Total	Commercial Total			2	75.00
Electrical Permit	Residential	E23-000132	104 SCOTCH BONNET DR	07/31/2023	0.00
Electrical Permit	Residential	E23-000145	4021 ISLAND DR Lot 67-O Beach	07/21/2023	75.00
Electrical Permit	Residential	E22-000251	130/132 SEA GULL LN	07/24/2023	0.00
Electrical Permit	Residential	E23-000148	306 MARINA WAY	07/24/2023	75.00
Electrical Permit	Residential	E23-000147	492 OCEAN DR	07/24/2023	75.00
Electrical Permit	Residential	E22-000178	694 NEW RIVER INLET RD	07/20/2023	0.00
Electrical Permit	Residential	E23-000150	231 SEA SHORE DR	07/25/2023	75.00
Electrical Permit	Residential	E23-000057	124 S PERMUDA WYND DR	08/07/2023	0.00
Electrical Permit	Residential	E23-000133	3621 ISLAND DR	08/01/2023	0.00
Electrical Permit	Residential	E23-000152	6602 13TH AVE	08/01/2023	75.00
Electrical Permit	Residential	E23-000153	3504 ISLAND DR	08/01/2023	75.00
Electrical Permit	Residential	E23-000106	1075 NEW RIVER INLET RD	08/02/2023	0.00
Electrical Permit	Residential	E23-000151	6314 15TH AVE	08/02/2023	75.00

Electrical Permit	Residential	E23-000170	1851 NEW RIVER INLET RD	08/18/2023	75.00
Electrical Permit	Residential	E23-000173	317 BAY CIR	08/21/2023	75.00
Electrical Permit	Residential	E23-000154	22 SAILVIEW DR	08/16/2023	0.00
Electrical Permit	Residential	E23-000168	319 BAY CIR	08/17/2023	75.00
Electrical Permit	Residential	E23-000169	109 HERON CAY CT	08/17/2023	75.00
Electrical Permit	Residential	E23-000059	4404 ISLAND DR	08/15/2023	0.00
Electrical Permit	Residential	E23-000144	2 SAILVIEW DR	08/07/2023	0.00
Electrical Permit	Residential	E23-000136	6603 13TH AVE	08/07/2023	0.00
Electrical Permit	Residential	E23-000159	1204 NEW RIVER INLET RD	08/08/2023	75.00
Electrical Permit	Residential	E23-000149	113 BARTON BAY CT	08/09/2023	0.00
Electrical Permit	Residential	E23-000107	21 PORPOISE PL	08/09/2023	0.00
Electrical Permit	Residential	E23-000115	2671 ISLAND DR	08/14/2023	0.00
Electrical Permit Total	Residential Total			25	900.00
Electrical Permit Total				27	975.00
Elevator Permit	Residential	EL23-000003	6603 13TH AVE	08/07/2023	305.00
Elevator Permit Total	Residential Total			1	305.00
Elevator Permit Total				1	305.00
Fence Permit	Commercial	FNC23-000019	2224 NEW RIVER INLET RD	08/07/2023	50.00
Fence Permit Total	Commercial Total			1	50.00
Fence Permit	Residential	FNC23-000020	6906 12TH AVE	07/31/2023	50.00
Fence Permit	Residential	FNC23-000014	2327 NEW RIVER INLET RD	08/01/2023	50.00
Fence Permit	Residential	FNC23-000015	208 OYSTER LN	07/26/2023	50.00

Fence Permit	Residential	FNC23-000018	215 COASTAL DR	07/26/2023	50.00
Fence Permit	Residential	FNC23-000017	106 SCOTCH BONNET CIR	07/26/2023	50.00
Fence Permit Total	Residential Total			5	250.00
Fence Permit Total				6	300.00
Fuel Gas Permit	Residential	FG22-000043	3611 ISLAND DR	08/08/2023	0.00
Fuel Gas Permit	Residential	FG23-000019	4 HUNTER HEATH DR	07/26/2023	75.00
Fuel Gas Permit	Residential	FG23-000026	694 NEW RIVER INLET RD	07/25/2023	0.00
Fuel Gas Permit Total	Residential Total			3	75.00
Fuel Gas Permit Total				3	75.00
Insulation Permit	Commercial	I23-000025	435 HAMPTON COLONY CIR	07/31/2023	0.00
Insulation Permit Total	Commercial Total			1	0.00
Insulation Permit	Residential	I23-000027	3621 ISLAND DR	08/01/2023	0.00
Insulation Permit	Residential	I23-000010	4404 ISLAND DR	08/15/2023	0.00
Insulation Permit	Residential	I23-000030	2 SAILVIEW DR	08/07/2023	0.00
Insulation Permit Total	Residential Total			3	0.00
Insulation Permit Total				4	0.00
Mechanical Permit	Residential	M23-000148	3772 ISLAND DR	08/16/2023	75.00
Mechanical Permit	Residential	M23-000029	4404 ISLAND DR	08/15/2023	0.00
Mechanical Permit	Residential	M23-000136	114 S PERMUDA WYND DR	08/07/2023	75.00
Mechanical Permit	Residential	M23-000141	143 OLD VILLAGE LN	08/07/2023	75.00
Mechanical Permit	Residential	M23-000044	1016 NEW RIVER INLET RD	08/07/2023	0.00
Mechanical Permit	Residential	M23-000120	2 SAILVIEW DR	08/07/2023	0.00
Mechanical Permit	Residential	M23-000143	482 OCEAN DR	08/08/2023	75.00
Mechanical Permit	Residential	M23-000144	6412 14TH AVE	08/09/2023	75.00

Mechanical Permit	Residential	M23-000137	1840 NEW RIVER INLET RD 2102	08/07/2023	75.00
Mechanical Permit	Residential	M23-000147	2328-2 NEW RIVER INLET RD	08/15/2023	75.00
Mechanical Permit	Residential	M22-000110	111 PHIL HARRIS LN	08/10/2023	75.00
Mechanical Permit	Residential	M23-000140	4907 22ND AVE	08/07/2023	75.00
Mechanical Permit	Residential	M23-000108	3621 ISLAND DR	08/01/2023	0.00
Mechanical Permit	Residential	M23-000133	107 VOLUSIA DR	08/02/2023	75.00
Mechanical Permit	Residential	M23-000132	1168 NEW RIVER INLET RD	08/02/2023	75.00
Mechanical Permit	Residential	M23-000129	4416 ISLAND DR	08/02/2023	75.00
Mechanical Permit	Residential	M23-000127	3936 RIVER RD	08/02/2023	75.00
Mechanical Permit	Residential	M23-000134	124 N PERMUDA WYND DR	08/02/2023	75.00
Mechanical Permit	Residential	M23-000131	2000 NEW RIVER INLET RD 2101	08/03/2023	75.00
Mechanical Permit	Residential	M23-000123	4238 ISLAND DR	08/03/2023	75.00
Mechanical Permit	Residential	M23-000114	2000 NEW RIVER INLET RD #3110	08/03/2023	75.00
Mechanical Permit	Residential	M23-000130	3740 ISLAND DR	08/07/2023	75.00
Mechanical Permit	Residential	M23-000128	106 HERON CAY CT	07/25/2023	75.00
Mechanical Permit	Residential	M23-000121	2307 NEW RIVER INLET RD	07/25/2023	75.00
Mechanical Permit	Residential	M23-000126	392 NEW RIVER INLET RD	07/21/2023	75.00
Mechanical Permit	Residential	M23-000122	1661 NEW RIVER INLET RD	07/21/2023	75.00
Mechanical Permit	Residential	M23-000124	4386 ISLAND DR	07/21/2023	75.00

Mechanical Permit	Residential	M23-000125	1896 NEW RIVER INLET RD 1415	07/21/2023	75.00
Mechanical Permit Total	Residential Total			28	1,800.00
Mechanical Permit Total				28	1,800.00
New Construction Permit	Commercial	C23-000024	435 HAMPTON COLONY CIR	07/31/2023	638.75
New Construction Permit Total	Commercial Total			1	638.75
New Construction Permit	Single Family	C23-000025	3621 ISLAND DR	08/01/2023	1,400.16
New Construction Permit	Single Family	C23-000027	2 SAILVIEW DR	08/07/2023	2,995.64
New Construction Permit Total	Single Family Total			2	4,395.80
New Construction Permit Total				3	5,034.55
Plumbing Permit	Commercial	P23-000041	435 HAMPTON COLONY CIR	07/31/2023	0.00
Plumbing Permit Total	Commercial Total			1	0.00
Plumbing Permit	Residential	P23-000046	3920 RIVER RD	08/03/2023	75.00
Plumbing Permit	Residential	P23-000043	3621 ISLAND DR	08/01/2023	0.00
Plumbing Permit	Residential	P23-000020	4404 ISLAND DR	08/15/2023	0.00
Plumbing Permit	Residential	P22-000050	104 SCOTCH BONNET DR	08/14/2023	0.00
Plumbing Permit	Residential	P23-000045	2 SAILVIEW DR	08/07/2023	0.00
Plumbing Permit Total	Residential Total			5	75.00
Plumbing Permit Total				6	75.00
Simple Build Permit	Multi-Unit	SB23-000082	1792 NEW RIVER INLET ROAD	08/21/2023	75.00
Simple Build Permit Total	Multi-Unit Total			1	75.00
Simple Build Permit	Single Family	SB23-000081	1794 NEW RIVER INLET ROAD	08/18/2023	75.00
Simple Build Permit	Single Family	SB23-000076	209 SEA SHORE DR	08/16/2023	200.00
Simple Build Permit	Single Family	SB23-000066	6603 13TH AVE	08/07/2023	0.00
Simple Build Permit	Single Family	SB23-000073	113 BARTON BAY CT	08/09/2023	350.00

Simple Build Permit	Single Family	SB23-000055	2671 ISLAND DR	08/14/2023	0.00
Simple Build Permit	Single Family	SB23-000079	2338-2 NEW RIVER INLET RD	08/15/2023	200.00
Simple Build Permit	Single Family	SB23-000072	6211 15TH AVE TOPSAIL RD	08/03/2023	200.00
Simple Build Permit	Single Family	SB23-000063	4021 ISLAND DR Lot 177-G Reel St	08/07/2023	200.00
Simple Build Permit	Single Family	SB23-000068	2329 NEW RIVER INLET RD	07/26/2023	200.00
Simple Build Permit Total	Single Family Total			9	1,425.00
Simple Build Permit Total				10	1,500.00
Swimming Pool Permit	Residential	SP23-000023	2671 ISLAND DR	08/14/2023	305.00
Swimming Pool Permit	Residential	SP23-000018	21 PORPOISE PL	08/09/2023	305.00
Swimming Pool Permit	Residential	SP23-000026	104 SCOTCH BONNET DR	07/31/2023	305.00
Swimming Pool Permit	Residential	SP22-000034	709 TRADE WINDS DR	07/26/2023	305.00
Swimming Pool Permit	Residential	SP23-000025	124 S PERMUDA WYND DR	08/07/2023	305.00
Swimming Pool Permit	Residential	SP23-000017	1075 NEW RIVER INLET RD	08/02/2023	505.00
Swimming Pool Permit Total	Residential Total			6	2,030.00
Swimming Pool Permit Total				6	2,030.00
Zoning and Floodplain Development Permit	Commercial	ZFP23-000117	435 HAMPTON COLONY CIR	07/31/2023	0.00
Zoning and Floodplain Development Permit Total	Commercial Total			1	0.00
Zoning and Floodplain Development Permit	Residential	ZFP22-000183	709 TRADE WINDS DR	07/26/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000146	35 OSPREY DR	07/31/2023	125.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000063	2083 NEW RIVER INLET RD	07/31/2023	50.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000129	104 SCOTCH BONNET DR	07/31/2023	0.00

Zoning and Floodplain Development Permit	Residential	ZFP23-000137	3621 ISLAND DR	08/01/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000120	25 OSPREY DR	07/31/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000131	2329 NEW RIVER INLET RD	07/26/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP22-000181	4360 ISLAND DR	07/26/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP22-000021	4224 ISLAND DR	07/25/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP22-000129	2330 REEVES ST	07/20/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000100	1075 NEW RIVER INLET RD	08/02/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000105	53 SAILVIEW DR	08/02/2023	50.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000141	6211 15TH AVE TOPSAIL RD	08/03/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000127	4021 ISLAND DR Lot 177-G Reel St	08/07/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000126	124 S PERMUDA WYND DR	08/07/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000140	2 SAILVIEW DR	08/07/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000151	209 SEA SHORE DR	08/16/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000059	4404 ISLAND DR	08/15/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000064	2075 NEW RIVER INLET RD L6 JS GRANT HEIRS DIV	08/17/2023	50.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000150	22 SAILVIEW DR	08/16/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000145	113 BARTON BAY CT	08/09/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP22-000114	104 SCOTCH BONNET DR	08/14/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000102	21 PORPOISE PL	08/09/2023	0.00

Zoning and Floodplain Development Permit	Residential	ZFP23-000112	2671 ISLAND DR	08/14/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000160	2338-2 NEW RIVER INLET RD	08/15/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000133	6603 13TH AVE	08/07/2023	0.00
Zoning and Floodplain Development Permit	Residential	ZFP23-000148	34 OSPREY DR	08/07/2023	0.00
Zoning and Floodplain Development Permit Total	Residential Total			27	275.00
Zoning and Floodplain Development Permit Total				28	275.00
All Permits Total				136	14,019.55



Joann M. McDermon, Mayor
Mike Benson, Mayor Pro Tem

Alice Derian, ICMA-CM
Town Manager

Aldermen:
Fred Fontana
Richard Grant
Tom Leonard
Connie Pletl

Nancy Avery
Interim Town Clerk

Board of Aldermen

Agenda **Consent**
Item: **Agenda**
Date: **09 06 2023**

Issue: Planning Department Monthly Report
Department: Planning
Prepared by: Deborah J. Hill MPA AICP CFM CZO
Presentation: No

Please find attached:

1. The Planning Department monthly permits report.
2. The Community Rating System Discount Guide. I just received this new fact sheet with CRS discount scenarios, indicating how Town citizens benefit from the CRS program.
3. A draft verification report and a draft credit calculations worksheet AW-720 which contains an overall point summary for the preliminary results regarding credits for the Town's Community Rating System (CRS) Cycle (every 3-5 years) application. The information provided is subject to acceptance by DHS/FEMA. Additionally, all required information was submitted for the CRS Annual on August 6, 2023.

From: 07/21/2023

To: 08/23/2023

Permit#	Issue Date	Address	Property#	Legal Description	Property Owner	Contractor	Building Final	CO Issued	Cost	Receipt#	Estimated Value	Recovery Fund	Technology Fee
ZFP22-000021	07/25/2023	4224 ISLAND DR	768A-69	L31 S1 OCEAN RIDGE VILLAGE	SCHAEFFER CORY A & JENNA J	Carolina Coast Contracting Corp. - Jackie L James			125.00		943887.34	0.00	0.00
ZFP22-000181	07/26/2023	4360 ISLAND DR	768A-85	L15 S2 OCEAN RIDGE VILLAGE	A & S REAL ESTATE LLC	Pine State Construction Group, LLC - James E Brewer			125.00		600000.00	0.00	0.00
ZFP23-000131	07/26/2023	2329 NEW RIVER INLET RD	778C-131.1	L2A S3 BH NORTH TOPSAIL SHORES	SMITH JAMES & KERRI	ROYAL SUPERIOR PROPERTIES, LLC - JAMAL D ISSAH			125.00		10000.00	0.00	0.00
ZFP22-000183	07/26/2023	709 TRADE WINDS DR	779B-68	L17 GALLEON BAY	LANEY REALTY HOLDINGS LLC	Bruce Mackenthun Does It All LLC - Bruce Mackenthun			125.00		80682.00	0.00	0.00
ZFP23-000146	07/31/2023	35 OSPREY DR	775C-54	L7 S2 OCEAN CLUB VILLAGE	JOHNSTON DAVID SEAN & JAN SCHOWALTER	Sanderson Lawn Management - Andrew Sanderson			125.00	371	10000.00	0.00	0.00
ZFP23-000063	07/31/2023	2083 NEW RIVER INLET RD	778-4.2	L8 JS GRANT HEIRS DIV	LMBT LLC	Owner -			50.00	372	800000.00	0.00	0.00
ZFP23-000117	07/31/2023	435 HAMPTON COLONY CIR	768A-138	COMMON AREA HAMPTON COLONY	HAMPTON COLONY HOMEOWNER ASSOCIATION INC	- Nathaniel G Wright			125.00		55000.00	0.00	0.00
ZFP23-000129	07/31/2023	104 SCOTCH BONNET DR	804A-23	L7 SCOTCH BONNET O/S	HOWARD STEPHEN SCOTT TRUSTEE	Zayne MPW, Inc. - (Frederick) T Bishton			125.00		194000.00	0.00	0.00
ZFP23-000120	07/31/2023	25 OSPREY DR	775C-49	L2 S2 OCEAN CLUB VILLAGE	BARNES TIMOTHY V	Prince Septic & More LLC - c/o Justin Prince Russell D. Prince			125.00		75000.00	0.00	0.00
ZFP23-000137	08/01/2023	3621 ISLAND DR	814-13	L1 RD EVERETT HEIRS	JACKSON DOUGLAS A & LISA M	Wellman's Construction, Inc. - David W Wellman			125.00		296520.00	0.00	0.00
ZFP23-000105	08/02/2023	53 SAILVIEW DR	775C-30	L53 S2 CAPE ISLAND	PERSIS NOVA CONSTRUCTION INC	Persis-Nova Construction, Inc. - Frank F Arooji			50.00	319	6000.00	0.00	0.00
ZFP23-000100	08/02/2023	1075 NEW RIVER INLET RD	774F-109	L2 CRYSTAL VIEWS	MASCARENHAS OSCAR	- Oscar Mascarenhas (Property Owner)			125.00		40000.00	0.00	0.00
ZFP23-000141	08/03/2023	6211 15TH AVE TOPSAIL RD	812-38	S2 BB OLD SETTLERS BEACH	DAUGHTRY MORRIS SCOTT & JANET RICHARDSON	In and Out Home Solutions - Pepper Rathburn			125.00		18000.00	0.00	0.00
ZFP23-000141	08/07/2023	124 S ARMUDA	806-96	L61 S1 VILLAGE OF	SCOTT KEVIN & LINDA	SCOTT KEVIN & LINDA			125.00		12500.00	0.00	0.00

Section VIII, Item B.

		WYND DR		STUMP SOUND	FOPPIANO	FOPPIANO							
ZFP23-000127	08/07/2023	4021 ISLAND DR Lot 177-G Reel St	769-4.1	TR2 & TR3 HUNTER HEATH TRUST	ROGERS BAY CAMPGROUND CO OWNERS	self -			125.00		200.00	0.00	0.00
ZFP23-000140	08/07/2023	2 SAILVIEW DR	775C-36.15	L2 S2 CAPE ISLAND	L & R HAVEN LLC	Prestige Building Group LLC - Michael Sr J Howington			125.00		750000.00	0.00	0.00
ZFP23-000148	08/07/2023	34 OSPREY DR	775C-59	L12 S2 OCEAN CLUB VILLAGE	EDWARDS GEORGE E II & JAMI PAMELA	Owner -			125.00		51240.00	0.00	0.00
ZFP23-000133	08/07/2023	6603 13TH AVE	812-108	L4 S6 BB SEAHAVEN BEACH	METCALF MICHAEL CLARENCE &	NC Design & Build LLC - Keith Parker			125.00		27000.00	0.00	0.00
ZFP23-000145	08/09/2023	113 BARTON BAY CT	779A-37	L7 BARTON BAY YACHT CLUB	CHAMBLEE DAVID ALTON &	PFL Construction LLC - Joshua Barber			125.00		13700.00	0.00	0.00
ZFP23-000102	08/09/2023	21 PORPOISE PL	778D-90	L22 DOLPHIN SHORES	D WALSH CONSTRUCTION COMPANY LLC	D. Walsh Construction Company, LLC - DANIEL G WALSH			150.00		25000.00	0.00	0.00
ZFP22-000114	08/14/2023	104 SCOTCH BONNET DR	804A-23	L7 SCOTCH BONNET O/S	HOWARD STEPHEN SCOTT TRUSTEE	Beachside Custom Homes, LLC - William R Lenfestey			125.00		1600000.00	0.00	0.00
ZFP23-000112	08/14/2023	2671 ISLAND DR	806-29.4	L2 B W CHESTNUT	STOKES RICHARD F & SALLY S	M&J Construction Mike Farmer - Michael Farmer			125.00		8000.00	0.00	0.00
ZFP23-000160	08/15/2023	2338-2 NEW RIVER INLET RD	778C-36	L69 & L70A E1/2 S2 BA NORTH TOPSAIL SHORES	WILKINS BRYAN E	Living Carolina 1 LLC - Wayne D Clark			125.00		36500.00	0.00	0.00
ZFP23-000059	08/15/2023	4404 ISLAND DR	768A-13	L13 SUMMERTYME	AHRENS ANGELICA PATRICIA & BARRY MATTHEW	Kinco Real Estate And Building Company, Inc. AKA: 100 Main St., - Joshua N			125.00		317007.20	0.00	0.00
ZFP23-000151	08/16/2023	209 SEA SHORE DR	804A-10	L5 S1 OTHA EDWIN HERRING	THE EVANS FAMILY TRUST	Earp's Home Improvements -			125.00		29000.00	0.00	0.00
ZFP23-000150	08/16/2023	22 SAILVIEW DR	775C-11.2	L22 S2 CAPE ISLAND	MANTOOTH CHARLES W	PFL Construction LLC - Joshua Barber			50.00		13000.00	0.00	0.00
ZFP23-000064	08/17/2023	2075 NEW RIVER INLET RD L6 JS GRANT HEIRS DIV	778-4.10	L6 JS GRANT HEIRS DIV	LMBT LLC	Owner -			50.00	426	800000.00	0.00	0.00
ZFP23-000111	08/23/2023	509 TRADE WINDS DR	779B-34	L28 GALLEON BAY RECOMB	THOMAS TIMOTHY LUTHER &	Topsail Moonlight Management			125.00		20000.00	0.00	0.00

					VICKIE GARNER	LLC - Joann McDermion							
DVV23-000039	07/26/2023	35 OSPREY DR	775C-54	L7 S2 OCEAN CLUB VILLAGE	JOHNSTON DAVID SEAN & JAN SCHOWALTER	Sanderson Lawn Management - Andrew Sanderson			50.00	370	12000.00	0.00	0.00
DVV23-000035	08/01/2023	3621 ISLAND DR	814-13	L1 RD EVERETT HEIRS	JACKSON DOUGLAS A & LISAM	Wellman's Construction, Inc. - David W Wellman			50.00		5000.00	0.00	0.00
DVV23-000038	08/07/2023	2 SAILVIEW DR	775C-36.15	L2 S2 CAPE ISLAND	L & R HAVEN LLC	Prestige Building Group LLC - Michael Sr J Howington			50.00		12000.00	0.00	0.00
DVV23-000014	08/15/2023	4404 ISLAND DR	768A-13	L13 SUMMERTYME	AHRENS ANGELICA PATRICIA & BARRY MATTHEW	Kinco Real Estate And Building Company, Inc. AKA: 100 Main St., - Joshua N			50.00		2500.00	0.00	0.00
FNC23-000015	07/26/2023	208 OYSTER LN	778C-120.2	UB OYSTER LN DUPLEX	DAVIDSON TAL & CAROLYN CHASON	World Fencing Co - Rixi Sandoval			50.00	364	6025.00	0.00	0.00
FNC23-000017	07/26/2023	106 SCOTCH BONNET CIR	804A-45	L4 SCOTCH BONNET S/S	SALZMAN SCOTT P & ROBYN M TRUSTEES	HARRISON FENCE - Rob			50.00	368	500.00	0.00	0.00
FNC23-000018	07/26/2023	215 COASTAL DR	778C-91.1	L10B S3 BE NORTH TOPSAIL SHORES	DEAN JAMES W	Quality Works Fencing LLP ETC -			50.00	369	7900.00	0.00	0.00
FNC23-000020	07/31/2023	6906 12TH AVE	812-129	L10 S4 BC SEAHAVEN BEACH	KROUSKOP DIRK J & MELINDA S	William Casey, LLC DBA Superior Fence & Rail of Eastern NC - Alesha Meade-O			50.00	375	5721.70	0.00	0.00
FNC23-000014	08/01/2023	2327 NEW RIVER INLET RD	778C-130	L1 S3 BH NORTH TOPSAIL SHORES	CAMPER KAREN MARIE	Rick Keith -			50.00	380	2000.00	0.00	0.00
FNC23-000019	08/07/2023	2224 NEW RIVER INLET RD	778C-1	C/A TOPSAIL REEF	TOPSAIL REEF HOMEOWNERS ASSO	CAROLINA ODD JOBS INC - JONATHAN BYRD			50.00	401	19000.00	0.00	0.00

Community Rating System Discount Guide

Under [Risk Rating 2.0](#), the National Flood Insurance Program's (NFIP) pricing approach, the [Community Rating System](#) (CRS) discount is applied to the full-risk premium for **all** NFIP policies in the Regular Program in a participating community, including policies outside of the Special Flood Hazard Area.

Summary

- **New NFIP Policies:** New policies receive the full-risk premium with the applicable CRS discount immediately.¹
- **Existing NFIP Policies:** Existing policies with premium decreases or increases at or below the statutory annual increase percentage receive the full-risk premium with the CRS class discount immediately. Premium increases above the statutory annual increase percentage will gradually go up to the full-risk premium less the CRS class discount.
- **CRS Class Improvements:** The CRS discount is applied to the full-risk premium at the next policy renewal. Policies on a glidepath will benefit from the additional discount when they reach the full-risk premium.
- **CRS Class Retrogrades:** The difference in the CRS discount due to the class retrograde is applied at renewal and is not subject to the statutory annual increase cap.
- **Policy at NFIP Maximum Rate, CRS Discount Not Applied in Full:** New and existing policies where the premium after the CRS discount is higher than the premium based on the maximum rate cap will receive the difference in the premium amounts for the CRS discount.
- **CRS Discount Not Applied:** Buildings in violation of NFIP regulations, as noted in [Title 44 of the Federal Code, sections 44 and 60.3](#), will not receive a CRS discount until the violation is resolved and documentation of such is provided.

¹ Buildings may be eligible for certain statutory discounts. Statutory discounts include Newly Mapped discount, Pre-FIRM discount, Emergency Program discount, AR discount and A99 discount.



Calculating the Full-Risk Premium with the CRS Discount

The following premiums and discounts are applied to the calculation of the full-risk premium. These components are shown on the declarations page of an NFIP policy.

- **Building Premium:** The full-risk building premium is based on the data elements provided in the NFIP’s pricing approach. See the [Rate Explanation Guide](#) for more information. The building premium includes a portion of the expense and loss constants (currently \$193).²
- **Contents Premium:** The full-risk contents premium is based on the data elements provided in the NFIP’s pricing approach. The contents premium includes a portion of the expense and loss constants (currently \$193).
- **ICC Premium:** The premium is 1.9% of the building and contents premium, subject to a maximum of \$75.
- **Mitigation Discount:** Applies to elevated machinery and equipment and/or proper flood openings. The mitigation discount is calculated based on the total of the building, contents and ICC premiums, after deducting the expense and loss constants. See the [Discount Explanation Guide](#) for more information on mitigation discounts.
- **CRS Discount:** Applies to buildings that are compliant with the minimum floodplain management regulations within the community. The CRS discount is calculated based on the total of the building, contents and ICC premium, after deducting the expense and loss constants and any mitigation discounts. This is then multiplied by the CRS class percentage discount.

The community’s CRS class at the time an NFIP policy is written or renewed is used when calculating the CRS discount. For more information about the other factors included in an NFIP policy premium, please see the Rate Explanation Guide and Discount Explanation Guide at agents.floodsmart.gov.

Table 1. Calculating the CRS Discount

Community Rating System Classes and Discount Table										
CRS Class	10	9	8	7	6	5	4	3	2	1
CRS Discount (Premium Reduction)	0%	5%	10%	15%	20%	25%	30%	35%	40%	45%

A Class 10 community is not participating in CRS and receives no discount.

To view the listing of CRS communities and their classes, visit FEMA’s [website](#). This list is updated twice a year.

² Buildings may be eligible for certain statutory discounts. Statutory discounts include Newly Mapped discount, Pre-FIRM discount, Emergency Program discount, AR discount and A99 discount.

CRS Discount Scenarios

The following scenarios show the application of the CRS discount for a new policy and for policies renewing into the NFIP's pricing approach. The premiums used in the scenarios are notional and are not based on actual property addresses or rating variables determined by geolocation.

Scenario 1: New NFIP Policy

Scenario 1 shows the full-risk premium for a new NFIP policy on a primary residence that includes the **CRS Discount for a Class 4** community and the total annual payment.

Premium/Discount	Amount	Explanation
+ Building Premium	\$2,000	The full-risk building premium, excluding mitigation discounts and CRS discount. The building premium includes a portion of the expense and loss constants.
+ Contents Premium	\$1,000	The full-risk contents premium, excluding mitigation discounts and CRS discount. The contents premium includes a portion of the expense and loss constants.
+ ICC Premium	\$57	The ICC premium is 1.9% of the building and contents premium, subject to a maximum of \$75.
- Mitigation Discount	\$(143)*	Applies to elevated machinery and equipment and/or proper flood openings. Scenario uses a 5% discount.
- CRS Discount	(\$816)**	Applies to all buildings in the community. Scenario uses a 30% discount.
= Full-Risk Premium	\$2,098***	The full-risk premium prior to statutory discounts, fees, assessments and surcharges.
- Annual Increase Cap	\$0	Legislated annual increase cap, also known as the glidepath, referring to the statutory provision whereby a premium may not increase by more than 18-25%.
- Pre-FIRM Discount	\$0	Applies to buildings constructed or substantially improved before the initial Flood Insurance Rate Map (FIRM). Applies only to new primary residence not designated Severe Repetitive Loss.
- Newly Mapped Discount	\$0	Applies to buildings previously outside the Special Flood Hazard Area (SFHA) on an effective FIRM that, following a map revision, is designated in a SFHA.
- Other Statutory Discounts	\$0	Applies to buildings located in Zone AR, Zone A99 or in a community in the Emergency Program.
= Discounted Premium	\$2,098	The premium for the current term.
+ Reserve Fund Assessment	\$378	18% of the discounted premium.
+ HFIAA Surcharge	\$25	\$25 for a primary residence or \$250 for a non-primary residence.
+ Federal Policy Fee	\$47	\$47 for new and renewal policies for certain NFIP administrative expenses.
+ Probation Surcharge	\$0	\$50 for communities on probation.
= Total Annual Payment	\$2,548	The amount the policyholder pays.

*The mitigation discount of \$143 = [$\$2,000 + \$1,000 + \$57 - \193 (E&L constant)] x 5% discount.

** The CRS discount of \$816 = [$\$2,000 + \$1,000 + \$57 - \193 (E&L constant) - \$143 (mitigation discount)] x 30% discount.

*** Full-risk premium is subject to change.

Scenario 2: Existing NFIP Policy Renewing into the NFIP's Pricing Approach

This scenario illustrates the total annual payment for a policy renewing into the NFIP's pricing approach, where the full-risk premium is above the premium based on the statutory annual increase percentage. The scenario uses a **CRS Class 4** community and the notional amount of \$847.50 for the current policyholder's premium under the old pricing methodology, which includes the CRS class discount.

This scenario includes the statutory annual increase of 18%; therefore, the discounted premium at renewal is \$1,000 for Year 1. The scenario then increases 18% per year from Years 2 to 5 and the policy reaches the full-risk premium in Year 6. The difference between the Full-Risk Premium and the Discounted Premium is shown in the Annual Increase Cap.

For this and all future scenarios, the Pre-FIRM Discount, Newly Mapped Discount, Other Statutory Discounts, and Probation Surcharge are \$0 and are not shown.

Premium/Discount	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
Building Premium	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Contents Premium	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000
ICC Premium	\$57	\$57	\$57	\$57	\$57	\$57
Mitigation Discount	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)
CRS Discount	(\$816)	(\$816)	(\$816)	(\$816)	(\$816)	(\$816)
Full-Risk Premium*	\$2,098	\$2,098	\$2,098	\$2,098	\$2,098	\$2,098
Annual Increase Cap**	(\$1,098)	(\$918)	(\$706)	(\$455)	(\$159)	\$0
Discounted Premium	\$1,000	\$1,180	\$1,392	\$1,643	\$1,939	\$2,098
Reserve Fund Assessment	\$180	\$212	\$251	\$296	\$349	\$378
HFIAA Surcharge	\$25	\$25	\$25	\$25	\$25	\$25
Federal Policy Fee	\$47	\$47	\$47	\$47	\$47	\$47
Total Annual Payment	\$1,252	\$1,464	\$1,715	\$2,011	\$2,360	\$2,548

* Full-risk premium is subject to change.

** Annual Increase Cap = Full-Risk Premium - Discounted Premium.

Scenario 3: CRS Class Improvement in Year 3

Scenario 3 illustrates the annual payment for a policy renewing into the NFIP's pricing approach, assuming a **CRS Class 4 community (30% discount) improving to a CRS Class 2 (40% discount)** in Year 3. As in Scenario 2, the statutory increase cap of 18% is applied to the policyholder's premium from the old pricing methodology which included the CRS discount.

Note: The policy reaches full-risk premium in Year 5 instead of Year 6 in Scenario 3, due to an increase in the CRS discount.

Premium/Discount	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
Building Premium	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Contents Premium	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000
ICC Premium	\$57	\$57	\$57	\$57	\$57	\$57
Mitigation Discount	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)
CRS Discount	(\$816)	(\$816)	(\$1,088)	(\$1,088)	(\$1,088)	(\$1,088)
Full-Risk Premium*	\$2,098	\$2,098	\$1,826	\$1,826	\$1,826	\$1,826
Annual Increase Cap**	(\$1,098)	(\$918)	(\$434)	(\$182)	\$0	\$0
Discounted Premium	\$1,000	\$1,180	\$1,392	\$1,643	\$1,826	\$1,826
Reserve Fund Assessment	\$180	\$212	\$251	\$296	\$329	\$329
HFIAA Surcharge	\$25	\$25	\$25	\$25	\$25	\$25
Federal Policy Fee	\$47	\$47	\$47	\$47	\$47	\$47
Total Annual Payment	\$1,252	\$1,464	\$1,715	\$2,011	\$2,227	\$2,227

Scenario 4: CRS Class Retrograde in Year 3

Scenario 4 illustrates the annual payments assuming a **CRS Class 4 (30% discount) community is retrograding to a CRS Class 6 (20% discount)** in Year 3. The change in the CRS discount due to the CRS class retrograde is not subject to the statutory increase cap.

Premium/Discount	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
Building Premium	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Contents Premium	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000
ICC Premium	\$57	\$57	\$57	\$57	\$57	\$57
Mitigation Discount	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)	(\$143)
CRS Discount	(\$816)	(\$816)	(\$544)	(\$544)	(\$544)	(\$544)
Full-Risk Premium*	\$2,098	\$2,098	\$2,370	\$2,370	\$2,370	\$2,370
Annual Increase Cap**	(\$1,098)	(\$918)	(\$779)	(\$493)	(\$156)	\$0
Discounted Premium	\$1,000	\$1,180	\$1,591	\$1,877	\$2,214	\$2,370
Reserve Fund Assessment	\$180	\$212	\$286	\$338	\$399	\$427
HFIAA Surcharge	\$25	\$25	\$25	\$25	\$25	\$25
Federal Policy Fee	\$47	\$47	\$47	\$47	\$47	\$47
Total Annual Payment	\$1,252	\$1,464	\$1,949	\$2,287	\$2,685	\$2,869

* Full-risk premium is subject to change.

** Discounted premium in Year 3 includes the loss of CRS discount as a result of CRS class retrograde.

Scenario 5: Policy at Maximum Rate, CRS Discount Not Applied in Full

Policies are subject to maximum or minimum rates, which may impact how discounts appear on the declarations page. Scenario 5 illustrates annual payments assuming a CRS Class 4 community where the policy is at a maximum rate. The policy has hit a ceiling of the highest chargeable amount, not including fees, assessments and surcharges, before adding in discounts. Consequently, the discount associated with being in a CRS Class 4 community does not impact the premium because the maximum rate is lower than the full-risk rate with a CRS Class 4 discount.

The CRS discount on the declarations page may show a CRS discount figure above \$0, where the amount of the premium with the CRS discount is higher than the amount of the premium at maximum rate without the CRS discount.

Premium/Discount	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
Building Premium	\$7,000	\$7,000	\$7,000	\$7,000	\$7,000	\$7,000
Contents Premium	\$3,000	\$3,000	\$3,000	\$3,000	\$3,000	\$3,000
ICC Premium	\$75	\$75	\$75	\$75	\$75	\$75
Mitigation Discount	\$0	\$0	\$0	\$0	\$0	\$0
CRS Discount	\$0	\$0	\$0	\$0	\$0	\$0
Full-Risk Premium*	\$10,075	\$10,075	\$10,075	\$10,075	\$10,075	\$10,075
Annual Increase Cap**	(\$9,075)	(\$8,895)	(\$8,683)	(\$8,432)	(\$8,136)	(\$7,787)
Discounted Premium	\$1,000	\$1,180	\$1,392	\$1,643	\$1,939	\$2,288
Reserve Fund Assessment	\$180	\$212	\$251	\$296	\$349	\$412
HFIAA Surcharge	\$25	\$25	\$25	\$25	\$25	\$25
Federal Policy Fee	\$47	\$47	\$47	\$47	\$47	\$47
Total Annual Payment	\$1,252	\$1,464	\$1,715	\$2,011	\$2,360	\$2,772

* Full-risk premium is subject to change.

** Annual Increase Cap = Full-Risk Premium - Discounted Premium.

Addressing a Building in Violation of NFIP Regulations

A building in violation of NFIP regulations will not receive the CRS discount until the violation is resolved. The procedure for requesting a change in the discount eligibility status is described in [Section 3 of the NFIP Flood Insurance Manual \(subsection II B 3.b\)](#).

Learn More

- The NFIP's pricing approach: [fema.gov/flood-insurance/risk-rating](https://www.fema.gov/flood-insurance/risk-rating)
- Community Rating System: [fema.gov/floodplain-management/community-rating-system](https://www.fema.gov/floodplain-management/community-rating-system)
- Flood Insurance Manual: [fema.gov/sites/default/files/documents/fema_nfip-flood-insurance-manual-sections-1-6_102022.pdf](https://www.fema.gov/sites/default/files/documents/fema_nfip-flood-insurance-manual-sections-1-6_102022.pdf)

If you have any questions, please contact: FEMA-NFIP-Insurance-Transformation@fema.dhs.gov.



INSURANCE SERVICES OFFICE, INC.

1000 Bishops Gate Blvd, Suite 300, P.O. Box 5404, Mt. Laurel, New Jersey 08054
Phone: (856) 787-0412 or (800) 444-4554 FAX 1-800-777-3929

Mail Correspondence to: Danielle DeHart ♦ 181 Sunny Seven Dr ♦ Rocky Mount, VA 24151

August 6, 2023

Deborah J. Hill MPA AICP CFM CZO
Planning Director
Town of North Topsail Beach
2008 Loggerhead Court
North Topsail Beach, North Carolina 28460

Dear Ms. Hill:

Enclosed are the preliminary results regarding credits for your Community Rating System (CRS) cycle application.

At the present time, I have verified 3049 credit points for the Town of North Topsail Beach. This results in a CRS Classification of 5. Attached are a draft verification report and a draft credit calculations worksheet AW-720 which contains an overall point summary. The information provided is subject to acceptance by DHS/FEMA.

Thank you for your cooperation during my visit. If you have any questions or when I can be of future assistance, please do not hesitate to contact me.

Respectfully yours,

Danielle DeHart, CFM
CRS Specialist, ISO
Email: ddehart@iso.com
Phone: 540-598-1646

enc. Draft Verification and Draft AW-720

cc: The Honorable Dan Tuman, Mayor of North Topsail Beach
Roy McClure, FEMA Region IV
Steve Garrett, State NFIP Coordinator
Amanda Gowans, ISO/CRS Technical Coordinator



Town of North Topsail Beach, NC

Verified Class 5

NFIP Number: 370466

Cycle-Phone Verification

Date of Verification Visit: April 18, 2023

This Verification Report is provided to explain the recommendations of Insurance Services Office, Inc. (ISO) to DHS/FEMA concerning credits under the Community Rating System (CRS) for the above named community.

A total of 3049 credit points are verified. The community has not met all Class 4 prerequisites; therefore it is recommended that the community remain a CRS Class 5. The community has met all Class 5 prerequisites. The following is a summary of our findings with the total CRS credit points for each activity listed in parenthesis:

Activity 310 – Construction Certificate Management: Credit is provided for having written construction certificate management procedures for all new and substantially improved/substantially damaged buildings. (38 points)

Activity 320 – Map Information Service: Credit is provided for furnishing inquirers with basic flood zone information from the community's latest Flood Insurance Rate Map (FIRM). Credit is also provided for the community offering additional FIRM information, historical flood information, and natural floodplain functions. The service is publicized annually and records are maintained. (90 points)

Activity 330 – Outreach Projects: Credit is provided for informational outreach projects, general outreach projects, and targeted outreach projects. These projects are disseminated annually. Credit is also provided for having a pre-flood plan for public information. (100 points)

Activity 340 – Hazard Disclosure: Credit is provided for state and community regulations requiring disclosure of flood hazards. Real estate agents provide a brochure advising prospective buyers about insurance and checking property flood hazards. (18 points)

Activity 350 – Flood Protection Information: Documents relating to floodplain management are available in the reference section of the Sneads Ferry Library. Credit is also provided for floodplain information displayed on the community's website. (52 points)

Activity 360 – Flood Protection Assistance: Credit is provided for offering one-on-one advice regarding property protection and making site visits before providing advice. Credit is also provided for offering advice on financial assistance programs. The service is publicized annually and records are maintained. (55 points)

Activity 410 – Floodplain Mapping: Credit is provided for conducting and adopting flood studies for areas not included on the FIRMs and that exceed minimum mapping standards. (53 points) *TR Pending

Activity 420 – Open Space Preservation: Credit is provided for preserving approximately 79 percent of the Special Flood Hazard Area (SFHA) as open space and preserving open space land in a natural state. Credit is also provided for regulations and incentives that protect natural shorelines and channels. (1509 points)

Activity 430 – Higher Regulatory Standards: Credit is provided for enforcing regulations that require development limitations, freeboard for new construction and substantial improvement, cumulative substantial improvement, protection of critical facilities, local drainage protection, and coastal A Zone structures to meet V Zone building criteria. Credit is also provided for the enforcement of building codes, a Building Code Effectiveness Grading Schedule (BCEGS®) Classification, other higher standards, and regulations administration. (533 points)

Activity 440 – Flood Data Maintenance: Credit is provided for maintaining and using additional map data in the day to day management of the floodplain. Credit is also provided for maintaining copies of all previous FIRMs and Flood Insurance Study reports. (170 points)

Activity 450 – Stormwater Management: The community enforces regulations for soil and erosion control and water quality. (32 points)

Section 502 – Repetitive Loss Category: Based on the updates made to the NFIP Report of Repetitive Losses as of May 31, 2018, the Town of North Topsail Beach, NC has 226 repetitive loss properties and is a Category C community for CRS purposes. The community is required to submit either a Repetitive Loss Area Analysis or Floodplain Management Plan. (No credit points are applicable to this section)

Activity 510 – Floodplain Management Planning: Credit is provided for the Southeastern NC Regional Hazard Mitigation Plan, adopted on March 4, 2021. A progress report for the plan must be submitted on an annual basis. (194 points)

Activity 610 – Flood Warning and Response: Credit is provided for a program that provides timely identification of impending flood threats, disseminates warnings to appropriate floodplain residents, and coordinates flood response activities. A description of the flood exercise or After Action Report from an actual flood event must be submitted on an annual basis. Warning information and safety measures must be publicized annually. (205 points)

Activity 710 – County Growth Adjustment: All credit in the 400 series is multiplied by the growth rate of the county to account for growth pressures. The growth rate for Onslow County, NC is 1.06.

Attached is the Community Calculations Worksheet that lists the verified credit points for the Community Rating System.

CEO Name / Address:

The Honorable JoAnn McDermon
Mayor of North Topsail Beach
2008 Loggerhead Court
North Topsail Beach, North Carolina 28460

CRS Coordinator Name / Address:

Deborah J. Hill
Planning Director
2008 Loggerhead Court
North Topsail Beach, North Carolina
(910) 581-3008

Date Report Prepared: August 6, 2023

720 COMMUNITY CREDIT CALCULATIONS (Cycle-Phone Verification):

CALCULATION SECTION :

Verified Activity Calculations:				Credit
c310	38			38
c320	90			90
c330	100			100
c340	18			18
c350	52			52
c360	55			55
c370				
c410	50	x CGA	1.06 =	53
c420	1424	x CGA	1.06 =	1509
c430	503	x CGA	1.06 =	533
c440	160	x CGA	1.06 =	170
c450	30	x CGA	1.06 =	32
c510	194			194
c520				
c530				
c540				
c610	205			205
c620				
c630				

Community Classification Calculation:

cT = total of above	cT = <u>3049</u>
Community Classification (from Table 110-1):	Class = <u>5*</u>

* CRS Class 5 applies in lieu of Class 4 due to outstanding Class 4 prerequisites.

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INSURANCE SERVICES OFFICE, INC.

1000 Bishops Gate Blvd, Suite 300, P.O. Box 5404, Mt. Laurel, New Jersey 08054
Phone: (856) 787-0412 or (800) 444-4554 FAX 1-800-777-3929

Mail Correspondence to: Danielle DeHart ♦ 181 Sunny Seven Dr ♦ Rocky Mount, VA 24151

August 6, 2023

Deborah J. Hill MPA AICP CFM CZO
Planning Director
Town of North Topsail Beach
2008 Loggerhead Court
North Topsail Beach, North Carolina 28460

Dear Ms. Hill:

Enclosed are the preliminary results regarding credits for your Community Rating System (CRS) cycle application.

At the present time, I have verified 3049 credit points for the Town of North Topsail Beach. This results in a CRS Classification of 5. Attached are a draft verification report and a draft credit calculations worksheet AW-720 which contains an overall point summary. The information provided is subject to acceptance by DHS/FEMA.

Thank you for your cooperation during my visit. If you have any questions or when I can be of future assistance, please do not hesitate to contact me.

Respectfully yours,

Danielle DeHart, CFM
CRS Specialist, ISO
Email: ddehart@iso.com
Phone: 540-598-1646

enc. Draft Verification and Draft AW-720

cc: The Honorable Dan Tuman, Mayor of North Topsail Beach
Roy McClure, FEMA Region IV
Steve Garrett, State NFIP Coordinator
Amanda Gowans, ISO/CRS Technical Coordinator



Town of North Topsail Beach, NC

Verified Class 5

NFIP Number: 370466

Cycle-Phone Verification

Date of Verification Visit: April 18, 2023

This Verification Report is provided to explain the recommendations of Insurance Services Office, Inc. (ISO) to DHS/FEMA concerning credits under the Community Rating System (CRS) for the above named community.

A total of 3049 credit points are verified. The community has not met all Class 4 prerequisites; therefore it is recommended that the community remain a CRS Class 5. The community has met all Class 5 prerequisites. The following is a summary of our findings with the total CRS credit points for each activity listed in parenthesis:

Activity 310 – Construction Certificate Management: Credit is provided for having written construction certificate management procedures for all new and substantially improved/substantially damaged buildings. (38 points)

Activity 320 – Map Information Service: Credit is provided for furnishing inquirers with basic flood zone information from the community's latest Flood Insurance Rate Map (FIRM). Credit is also provided for the community offering additional FIRM information, historical flood information, and natural floodplain functions. The service is publicized annually and records are maintained. (90 points)

Activity 330 – Outreach Projects: Credit is provided for informational outreach projects, general outreach projects, and targeted outreach projects. These projects are disseminated annually. Credit is also provided for having a pre-flood plan for public information. (100 points)

Activity 340 – Hazard Disclosure: Credit is provided for state and community regulations requiring disclosure of flood hazards. Real estate agents provide a brochure advising prospective buyers about insurance and checking property flood hazards. (18 points)

Activity 350 – Flood Protection Information: Documents relating to floodplain management are available in the reference section of the Sneads Ferry Library. Credit is also provided for floodplain information displayed on the community's website. (52 points)

Activity 360 – Flood Protection Assistance: Credit is provided for offering one-on-one advice regarding property protection and making site visits before providing advice. Credit is also provided for offering advice on financial assistance programs. The service is publicized annually and records are maintained. (55 points)

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Date Report Prepared: August 6, 2023

AW-720

Town of North Topsail Beach

Service



Integrity

Police Department

Chief William K. Younginer

Department Report for July 1, 2023 - July 30, 2023

Arrests	
Assault	2
DUI	2
Traffic	8

Citations	
State Citations	8
Town Citations	9
Warning Citations	6

Summary	
Total Calls for Service	279
Total Citations Issued	23
Total Reports	64
Total Security Checks	1417

Assist Other Agencies	
E. M. S.	15
N.T.B. F.D.	27
O.C.S.	13
S.C.P.D.	6
S.H.P.	1

Calls For Service	
Accidents	9
Alarm Calls	4
Animal	1
Assaults	4
B&E	2
Cit / Mot / Ped Assists	61
Communicating Threats	1
Disturbances	6
Domestic Disturbances	10
911 Hang Up	8
Hit & Run	1
Larceny	3
Misc. Calls	53
Missing Person	9
Open Door	1
Property Damage	3
Sexual Battery	1
Suspicious Activity	15
Trespassing	10
Water Incident/Rescue	11
Welfare	4

BOARD OF ALDERMEN
CONSENT AGENDA ITEM

ISSUE: MOTV Tax Refund

DEPARTMENT: Finance

PRESENTED BY: Caitlin Elliott, Finance Officer

DATE: September 6, 2023

BACKGROUND: Received notice from the Onslow County Tax Office regarding the following MOTV Tax Refunds for the following residents:

- Britney Leigh Glassman \$41.56
- Kenneth L Moyer II \$79.83

Total: \$121.39

ATTACHMENT(S): Onslow County MOTV Tax Report

RECOMMENDATION: Approve refund as recommended

ACTION NEEDED: Yes

SUGGESTED MOTION: *"I, _____, make a motion for the Finance Department to proceed with processing the following tax refund(s) as reported."*

FUNDS: 10

FOLLOW UP: Finance Officer

primary_owner	Address_1	Address_3	Refund_Type	Bill_Num
GLASSMAN, BRITNEY LEIGH	4524 24TH AVE	N TOPSAIL BEACH, NC 28460	Proration	69224963
MOYER, KENNETH L II	PO BOX 696	SNEADS FERRY, NC 28460	Proration	51732764

PlateNum	Refund_Description	Refund_Reason	RefundAmount
TMF5617	Refund Generated due to proration on Bill #0069224963-2022	Tag Surrender	(\$41.56)
JD9259	Refund Generated due to proration on Bill #0051732764-2022	Tag Surrender	(\$79.83)
			(\$121.39)



Joann M. McDermon, Mayor
Mike Benson, Mayor Pro Tem

Alice Derian, ICMA-CM
Town Manager

Aldermen:
Fred Fontana
Richard Grant
Tom Leonard
Connie Pletl

Nancy Avery
Interim Town Clerk

Board of Aldermen
Agenda Item: Consent Agenda
Date: 09 06 2023

Issue: Planning Board Committee Report – Mrs. Hanna McCloud, Chair
Department: Planning
Prepared by: Deborah J. Hill MPA AICP CFM CZO
Presentation: No

At the Planning Board’s regular meeting on August 10, 2023, the members discussed:

- **Proposed Text Amendments to Wetland Regulations and Enforcement** with Mr. Mickey Sugg, Chief of the Wilmington Regulatory Field Office for the U.S. Army Corps of Engineers, Mr. Robb Mairs, Local Permit Officer (LPO) Minor Permits Coordinator for the North Carolina Division of Coastal Management of the North Carolina Department of Environmental Quality and Deb Hill, Planning Director. **Mrs. Susan Meyer made a motion that the Board of Aldermen conducts a public hearing on September 6, 2023, and adopts attachments 4 (“An Ordinance Amending the Unified Development Ordinance of the Town Of North Topsail Beach, North Carolina by Updating Standards for Protecting Wetlands Pursuant to North Carolina Senate Bill 582 and Providing for Certain Enforcement Penalties for Unpermitted Disturbance”) and 5 (“Amendment to Town of North Topsail Beach FY 2023-2024 Fee Schedule Planning & Zoning Fees”).** The motion was seconded by Mr. Scott Morse and passed unanimously, 5-0.
- **Use Standards for Ocean Hazard Areas Exceptions.** On August 3, 2023, the Board of Aldermen reached a consensus and directed the Town Manager to work through the Planning Board and Director to address the following issues and come back to the Board of Aldermen with recommendations at its October meeting:
 - Should pools or any construction be allowed to be built in the sixty- foot setback?
 - What steps can be taken to eliminate construction within the sixty-foot setback?
 - What can we do to protect the dune structure we have?
 The Planning Board reviewed and discussed 15A NCAC 07H .0309 Use Standards for Ocean Hazard Areas: Exceptions. Alderman Grants wants a recommendation presented to the Board of Aldermen at the meeting on October 4, 2023.

SEPTEMBER PLANNING BOARD

The Planning Board will:

1. Continue their discussion and possible action on the Board of Aldermen's directive to address the following issues and come back to the Board of Aldermen with recommendations at its October meeting: 1. Should pools or any construction be allowed to be built in the sixty- foot setback? 2. What steps can be taken to eliminate construction within the sixty-foot setback? 3. What can we do to protect the dune structure we have?
2. Possibly review a rezoning application.



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Board of Aldermen

Agenda **Consent**
Item: **Agenda**
Date: **09 06 2023**

Issue: Zoning Board of Adjustment Committee Report
Mrs. Hanna McCloud, Chair

Department: Planning

Prepared by: Deborah J. Hill MPA AICP CFM CZO

Presentation: No

No meeting was held, as there were no applications for appeal or variance.

SEPTEMBER BOARD OF ADJUSTMENT

The Board of Adjustment may hear and decide an appeal application, after conducting a public hearing in September.

To: NTB Board of Aldermen

Subject: BISAC Monthly Meeting Report

From: Larry Strother, Chair

Date: August 15, 2023

Manager's Update. Manager Derian, *ex officio*, updated the committee on the status of the shoreline projects.

She provided a letter of acknowledgement to the US Army Corps of Engineers regarding their intent to construct the Surf City portion of the Coastal Storm Risk Mgt project for the Town of Surf City. There is to be a transition between the two towns that will extend approximately 1,000 feet into the southern town limit of North Topsail Beach. The intent of the letter was to acknowledge the the project and to advise that we will assist in communications with residents in securing any necessary easements.

Annual monitoring was completed in June and Fran has been working on a beach wide volume comparison with last year's survey. She advised that this information would be discussed in greater detail at the September BOA. The nourishment benefits in Phase 1 and 5 are evident and also appears there are to be some nourishment spreading benefits into Phase 4. Overall, an additional 424,000 CY's gain in sand was measured largely due to nourishment efforts.

She advised that she had requested an extension for our state grant for Phase 4 work. If approved, it will be until December 18, 2025. The extension is being asked for due to environmental window restrictions and project production rates. Basically, the contractor only has 5.5 months out of the entire year to perform the work due to the regulatory turtle nesting/hatching window (May to November 15). The contractor has been trying to ramp up the production rate but there are limitations (as well as weather/mechanical delays) that are included for the time estimate.

NTB 5 Year Action Plan and 30 Year Plan

Chris Gibson, by Web-Ex, presented an overview of the plans and led a question and answer discussion to be followed up by the written plan at the September BISAC meeting.

The Beach Management Area & The Beach Management Plan for the next 5 years was discussed in depth to include cost. He addressed utilizing DA-143 to pump from for Phases 1-3, estimating the cost for mobilization, pumping and placement.



Town of North Topsail Beach

Beach, Inlet, and Sound Advisory Committee

We discussed the projected cost, timing funding, etc. for the 5 year plan as well as an in depth overview of the continuing maintenance needs for the coming years!

Chris will be presenting the completed hard copy Plan Proposal in person at the September 19th, 2023 BISAC meeting.

No Public Comments

The next BISAC meeting is Tuesday, September 19, 2023 at 10:30 am