

BEACH MANAGEMENT PLANS AND AN OVERVIEW OF POLICY CONSIDERATIONS



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Presented at
North Carolina Beach, Inlet & Waterway
Association's 2023 Spring Meeting
May 11, 2023

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Coastal Resources Commission Rule Changes

Before August 1, 2022

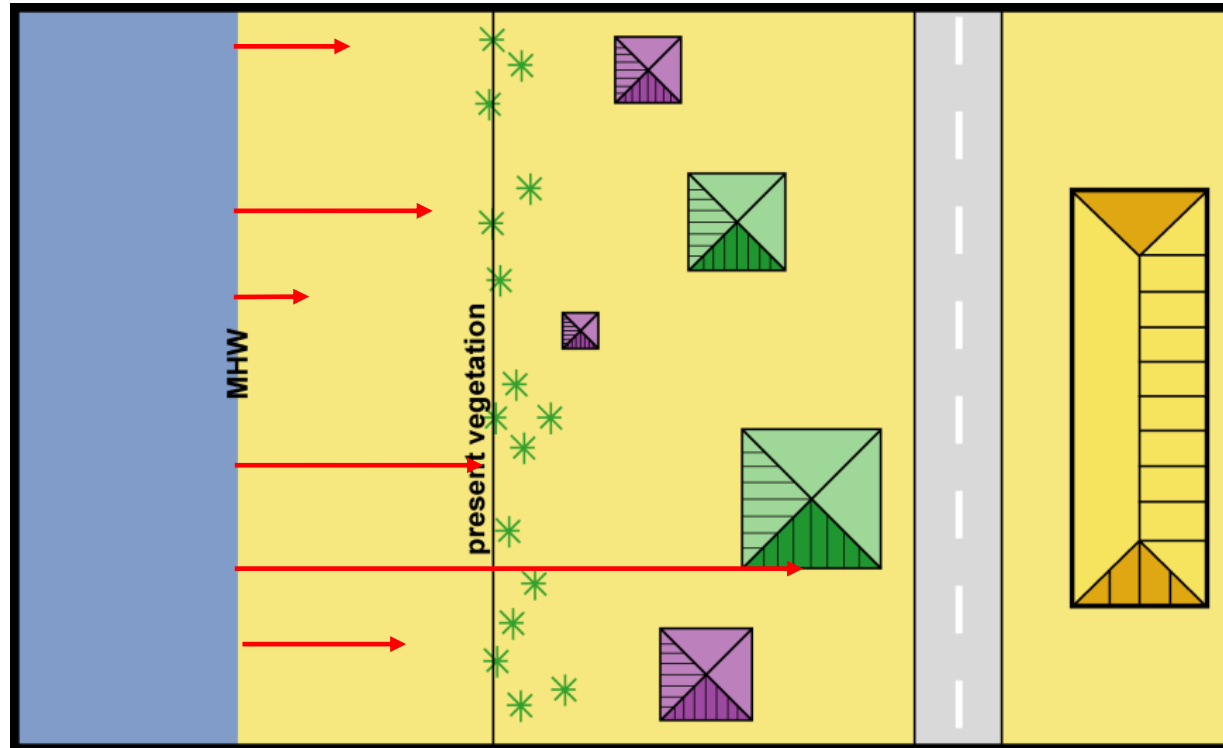
As of August 1, 2022

Static Vegetation Line	→	Pre-Project Vegetation Line
Static Line Exception	→	Beach Management Plan
Development Line	→	Eliminated

Oceanfront Setbacks

No Beach Nourishment

- › Minimum Setback Factor
("erosion rate") = 2 feet/year
- › <5,000 sqft... x30
- › 5-10K sqft.... x60
- › 10-20K sqft... x65
- › 20-40K sqft... x70
- › 40-60K sqft... x75
- › 60-80K sqft... x80
- › 80-100K sqft . x85
- › >100K sqft... x90



**Setbacks based on
size of structures
and long-term
erosion rates, and
measured from
existing FLSNV**

Oceanfront Setbacks

After Beach Nourishment Static Line

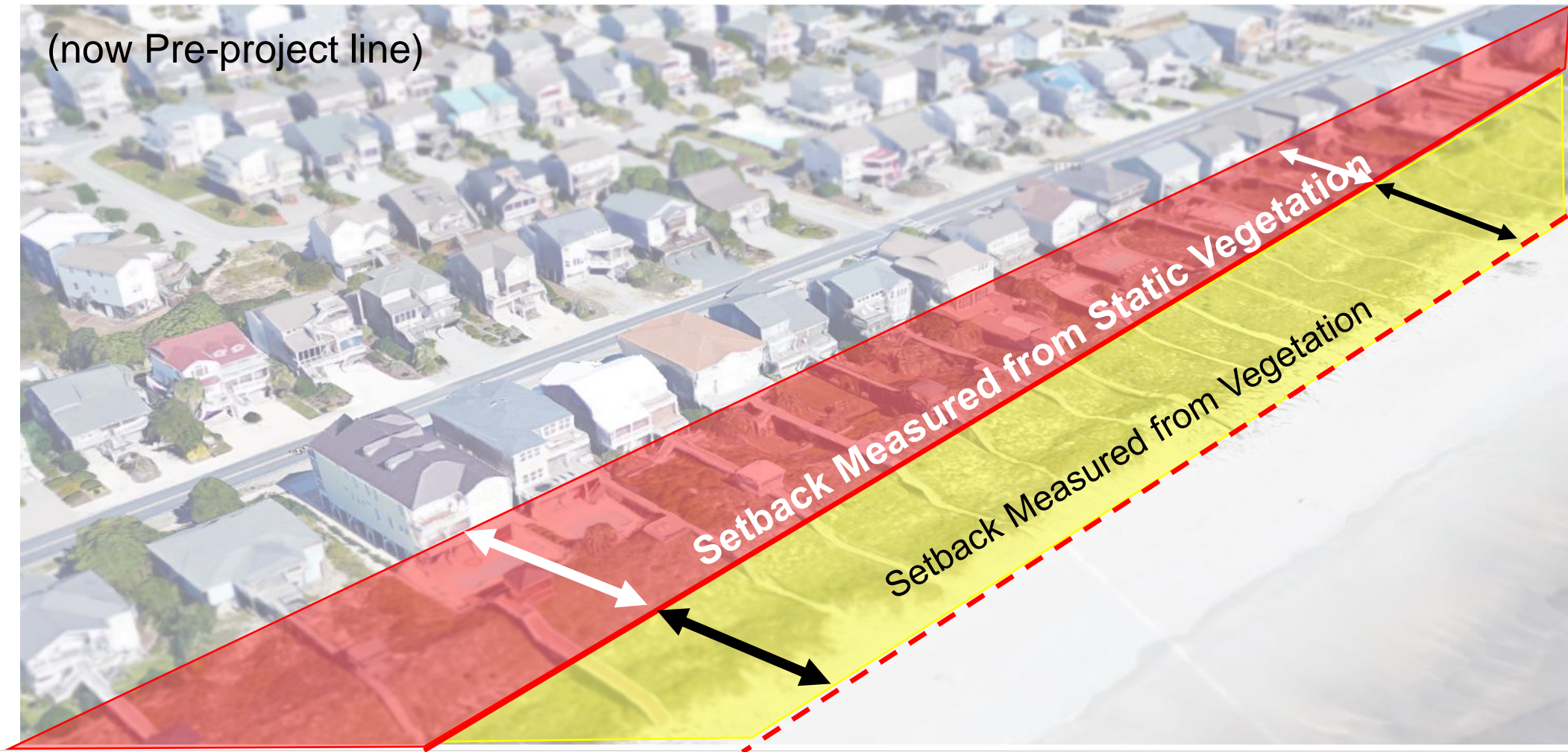
(now Pre-project line)

- › FLSNV in place prior to a large-scale beach nourishment project.
- › The Static Line shall be used as the line for measuring setbacks for all future developments.



Oceanfront Setbacks

After Beach Nourishment Static Line



Static Line Exception

(Now Beach Management Plan)

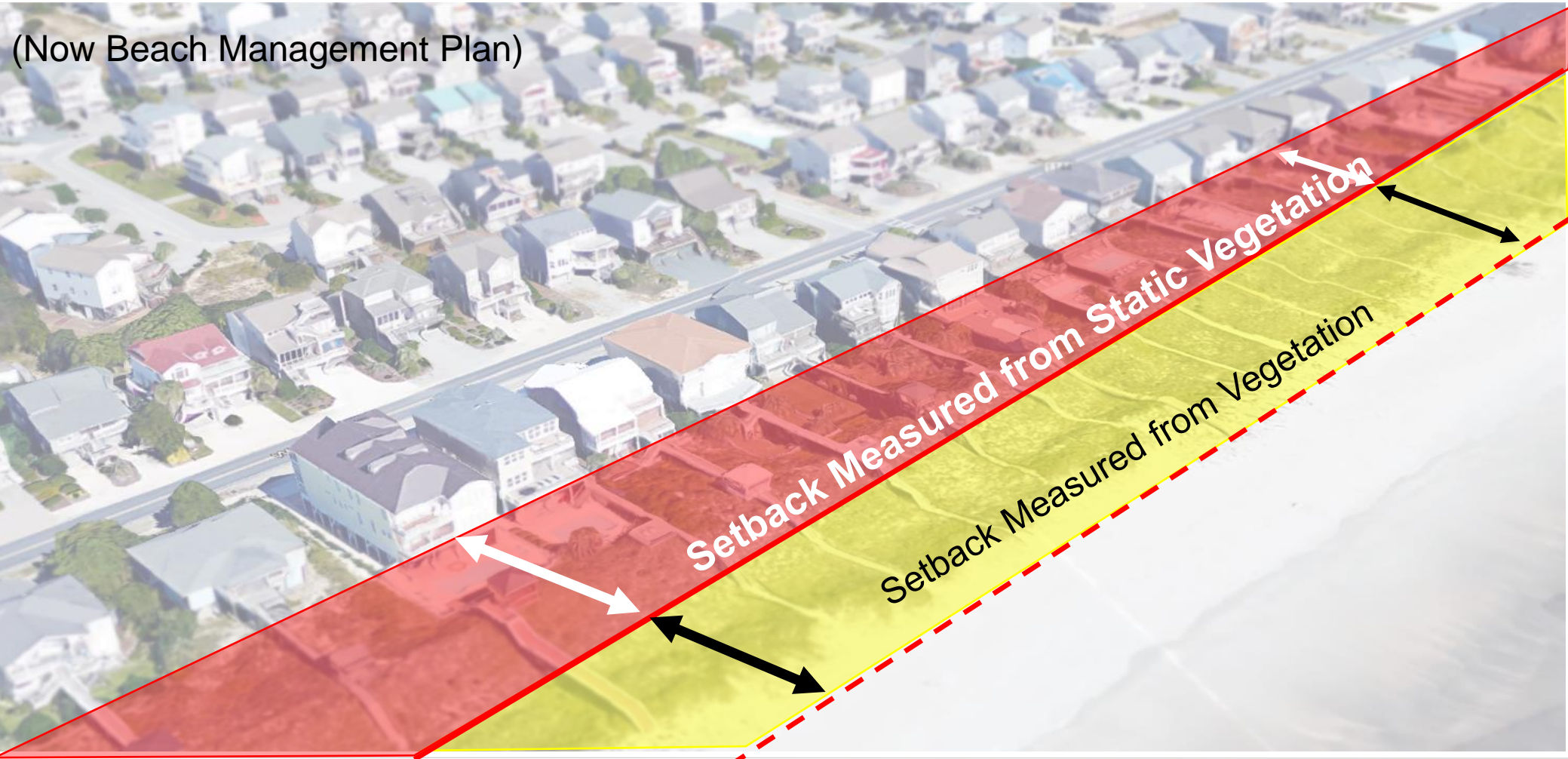
For communities that have a static line, may be able to use the existing FLSNV to measure setbacks, provided:

- › Can show that plans and finances are in place to maintain a nourishment program for a minimum of 30 years.



Oceanfront Setbacks

After Beach Nourishment Static Line Exception



Development Lines

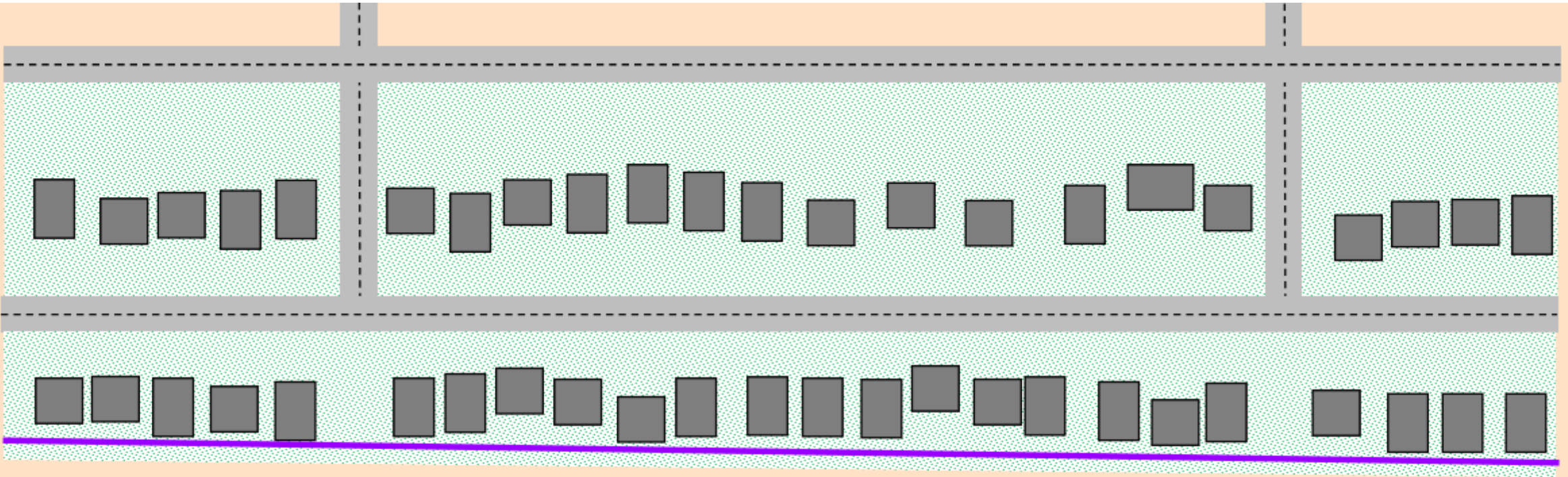
What is it?

- › “utilize an adjacent neighbor sight-line approach, resulting in an average line of structures. In areas where the seaward edge of existing development is not linear, the petitioner may determine an average line of construction on a case-by-case basis”
- › It’s not the same as the SVL Exception
- › It is not used as a reference feature to measure setbacks



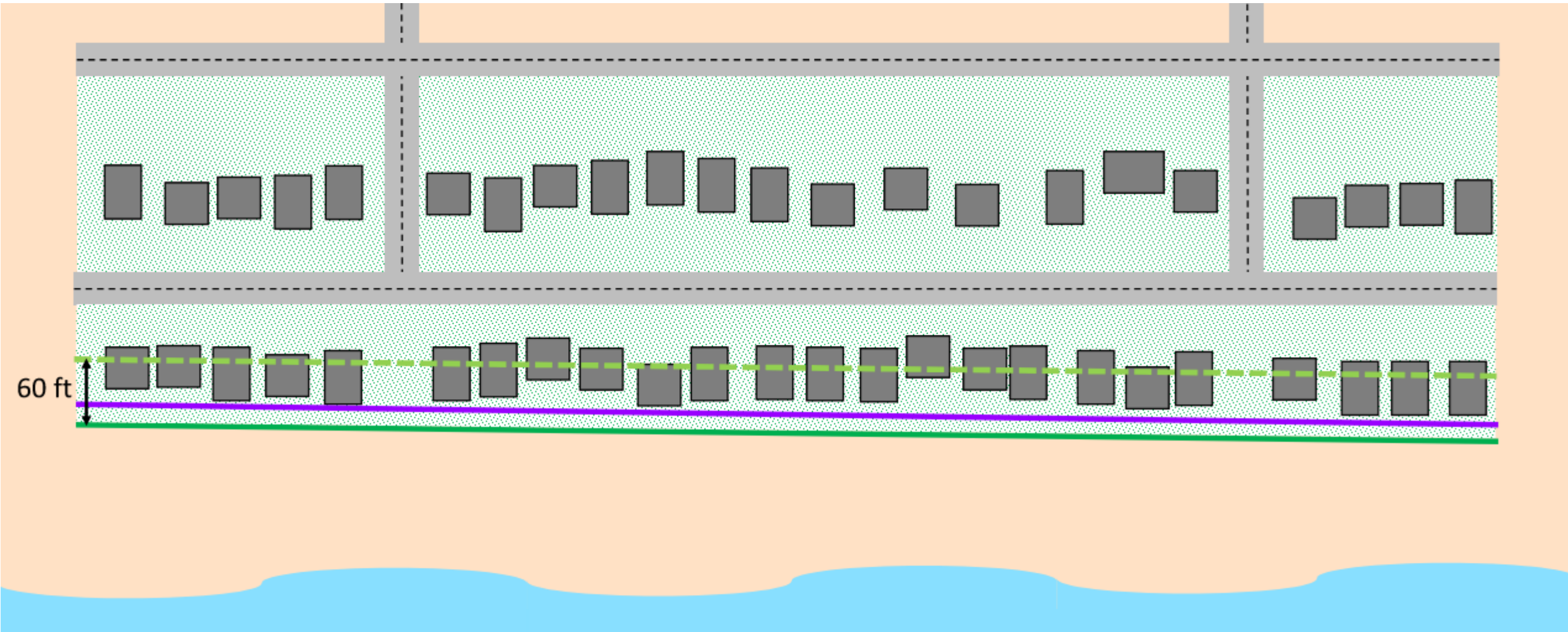
Oceanfront Setbacks

After Beach Nourishment Development Line



Oceanfront Setbacks

After Beach Nourishment Development Line



Development Line Procedures:

effective April 1, 2016

Carolina Beach:

CRC approved September 13, 2016.

Oak Island:

CRC approved December 20, 2016

Figure Eight Island:

CRC approved April 26, 2017

Kure Beach:

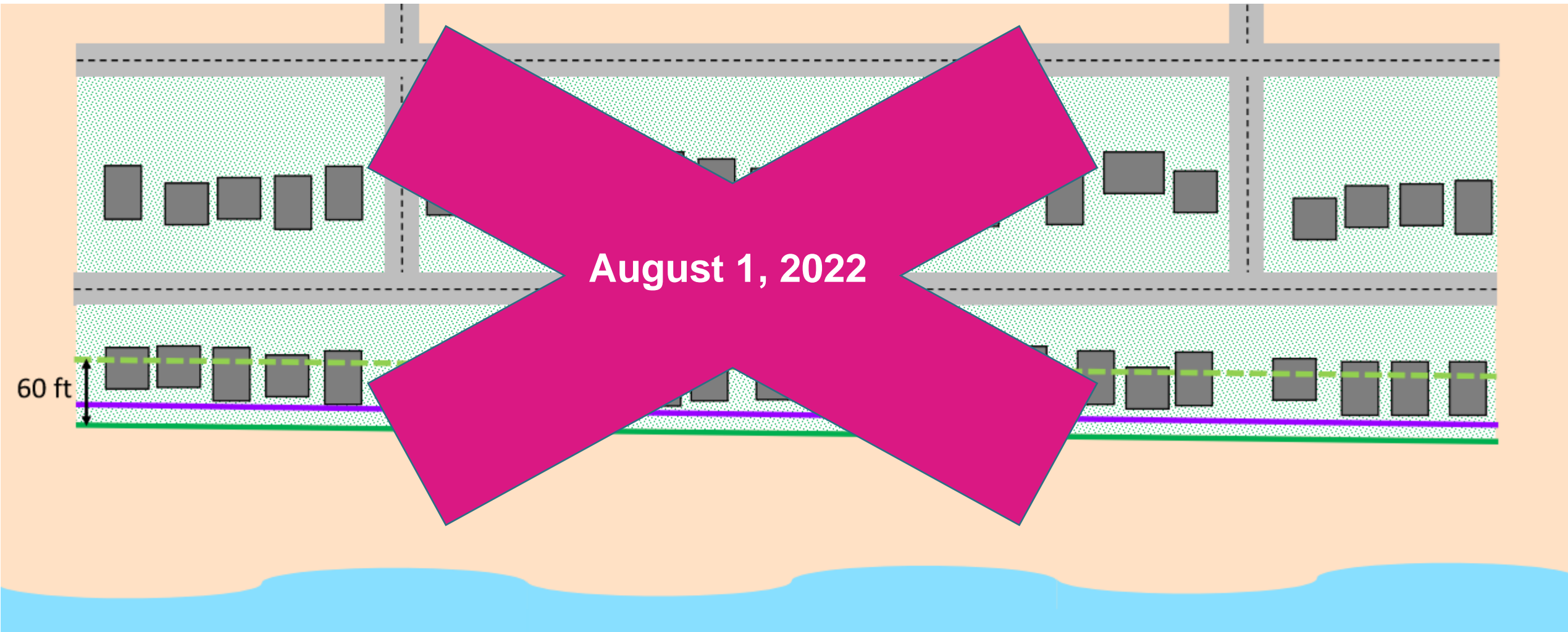
CRC approved November 8, 2017

**Development Line Procedures
Amendments:**

CRC adopted July 12, 2017, effective September 1, 2017

Oceanfront Setbacks

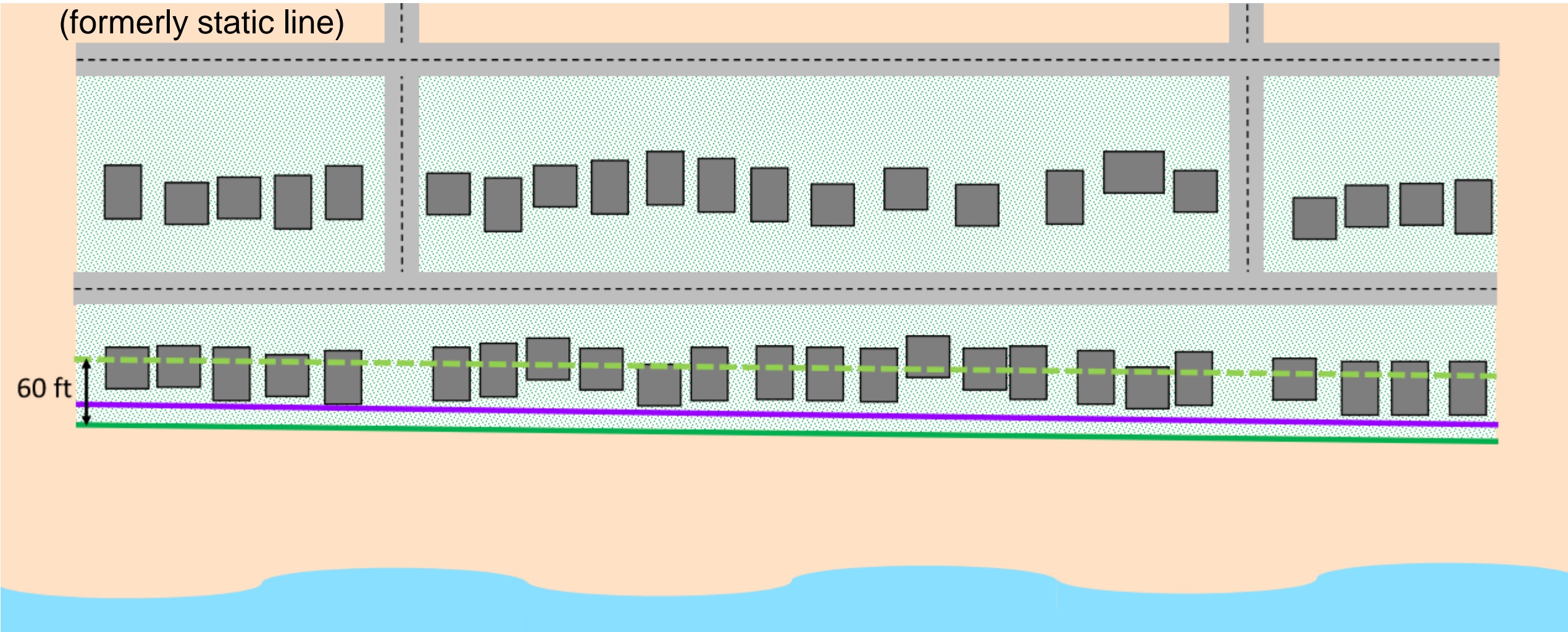
After Beach Nourishment Development Line



Oceanfront Setbacks

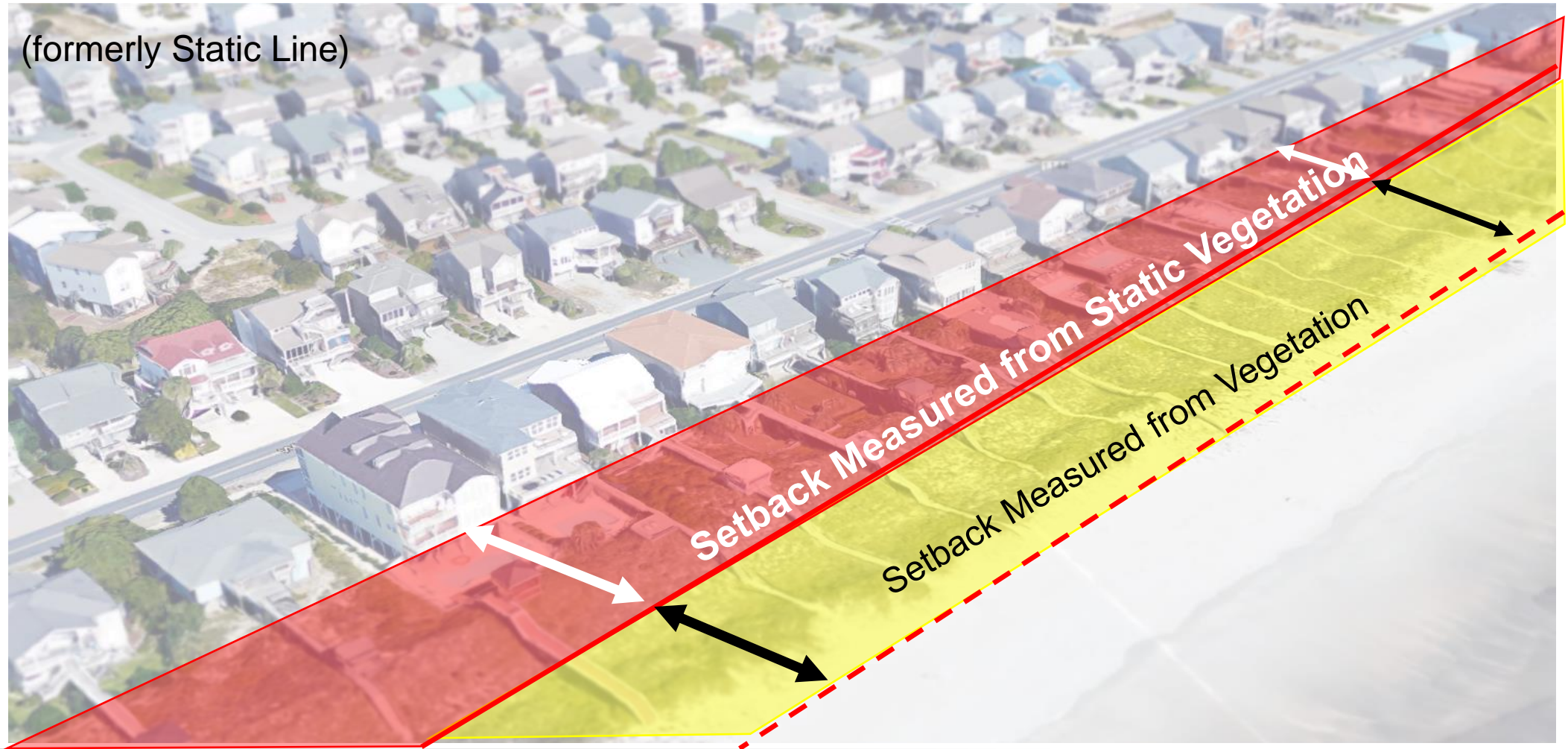
After Beach Nourishment Pre-project Line

(formerly static line)



Oceanfront Setbacks

After Beach Nourishment Pre-project Line



Beach Management Plan

(Formerly static line exception)

- › For communities that have an existing static line (now known as pre-project line), may be able to use the existing FLSNV to measure setbacks.



Beach Management Plan

(Formerly static line exception)

In order for this plan to be approved:

- › The Town is required to develop a long-term (minimum of 30 years) beach maintenance plan,
- › The plan must address:
 - › Anticipated maintenance event volume triggers and schedules,
 - › Long-term sand needs,
 - › Annual monitoring protocols, and
 - › Identification of financial resources and/or funding sources necessary to fund these long-term nourishment activities.
- › Plan must be approved by the Coastal Resources Commission.

Beach Management Plan

(Formerly static line exception)

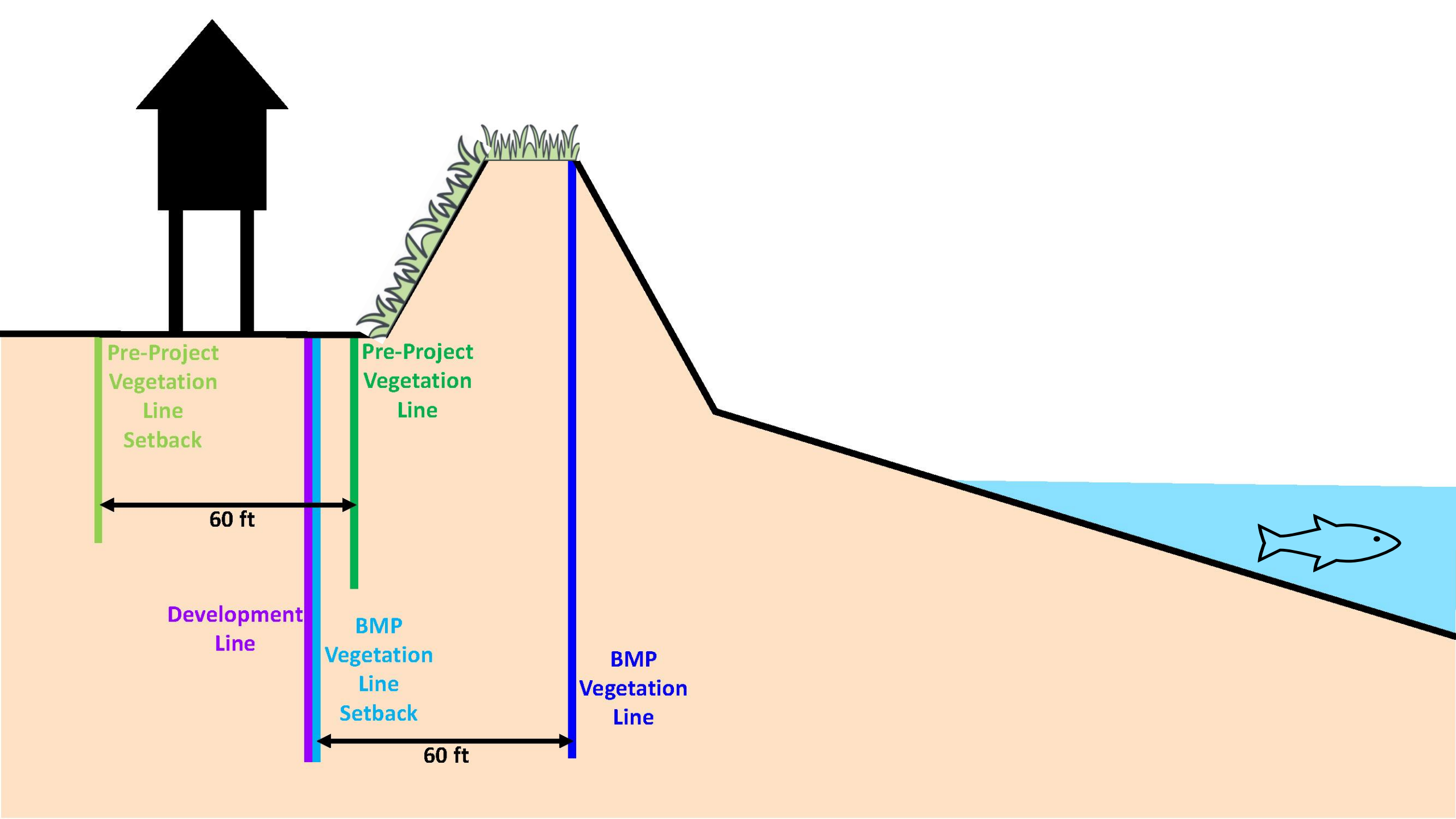
- › Current Static Line Exceptions are still valid until their next renewal date, at which time the exception must be brought into compliance with the new Beach Management Plan rules.
- › Beach Management Plans must be re-approved every five years by the Coastal Resources Commission.

Oceanfront Setbacks

After Beach Nourishment Beach Management Plan

(formerly Static Line Exception)





QUESTIONS?

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