



# MEMORANDUM

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**To:** Mayor and City Councilors

**From:** Rich Olson, City Manager  
June Brooks, Planning Director

**Date:** March 21, 2013

**Re:** Consideration – Hold a public hearing to discuss/approve the City's plan to apply for a Coastal Management Grant for 2013

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***BACKGROUND:***

During the March 11, 2013 City Council meeting, the Council scheduled a public hearing for March 25, 2013 to obtain citizen comments regarding the submission of a proposed application for a Division of Coastal Management grant.

***ANALYSIS:***

The North Carolina Department of Environment and Natural Resources - Division of Coastal Management will provide 20 coastal counties in the State a total of approximately \$1,400,000 in grant funds this year. The primary objective of the public access grant is to provide pedestrian access to public beaches and public trust waters. Grant funds may be used for land acquisition (including "unbuildable" lots) and site improvement projects that are consistent with State guidelines for public access in the coastal area. Eligible projects for funding include land acquisition for future public access facilities, land easement acquisitions, parking areas with restrooms, urban waterfront access sites, handicap facilities to improve accessibility at existing facilities, and boat launch facilities, just to name a few.

Staff has identified two parcels belonging to Riverside Houses LLC located at 702 Riverside Avenue and 708 Riverside Avenue. These two parcels are adjacent to the water on the east side of the Charles Creek Bridge. Currently there are several metal buildings on site, which are in fair to poor condition. Acquiring this site gives the City an opportunity to expand its waterfront recreational area and widen its boat access launch in Waterfront Park while cleaning up our downtown waterfront.

The parcel at 702 Riverside Avenue has a tax value of \$29,700. The 708 Riverside Avenue parcel has a tax value of \$236,800. Staff is working with Josh Tunnell to establish a fair market appraisal for these sites. It is anticipated that the appraisal will be close to the tax assessment. In addition, the City will have to supply to CAMA a Contract for Purchase executed by the principals of Riverside Houses LLC. Due to the uncertainty of receiving the grant award, I will not be including this project in the FY 13-14 recommended budget.

The City's matching contribution for acquisition is 15% of the total project cost. At least half of the local contribution must be a cash match. The remainder of the match requirement may be an in-kind match. Grant application submittals are due April 5, 2013

The Finance Committee discussed this matter during their meeting held on March 21, 2013 and recommends approval.

***STAFF RECOMMENDATION:***

Hold a public hearing on March 25, 2013 to obtain citizen comment on the proposed grant application.

***At the conclusion of the public hearing:***

By motion, authorize City staff to submit a grant application to NCDENR for 2013 Division of Coastal Management grant funds for the purpose described herein.

## 702 and 708 Riverside Avenue Parcels



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