

CENTRAL REACH BEACH NOURISHMENT PROJECT EASEMENT FREQUENTLY ASKED QUESTIONS

WHAT IS IT?

Perpetual beach nourishment easement for that portion of ocean side lots seaward of either the Vegetation Line or the toe or Escarpment of the Frontal or Primary Dune whichever may be most landward.

WHY NEEDED?

Easements are required because:

- 1) The CAMA permit requires property easements before construction.
- 2) The Project will be financed by special obligation bonds which cannot be placed in the market without complying with permit conditions.
- 3) The Town's engineered beach status depends on permit compliance to remain eligible for FEMA storm damage reimbursements to rebuild the strand when a hurricane strikes.

WILL MY ACCESS TO THE STRAND BE RESTRICTED?

No. Property Owners' rights to access across dunes are specifically stipulated.

WHY NOW WHEN NOT BEFORE?

The Central Reach Project is the largest beach nourishment ever funded by the Town. Other projects were either paid for by the Federal government or were constructed under other older authorizations that negated or avoided easement acquisition. Financing for the current project requires strict compliance with provisions of the relatively recently issued permit which in addition to the easement requirement also includes extremely specific environmental compliance provisions and beach placement details.

WHY PERPETUAL?

It is inevitable that future maintenance of the Project will be required. Placement of sand in future nourishments, vegetation planting and sand fence maintenance are just a few of the maintenance needs in addition to monitoring requirements for land and biological surveys.

WHY WOULD TOWN NEED TO ASSIGN THE EASEMENT?

For the possible eventuality that the State of NC, the Federal government or Brunswick County assumes responsibility for beach nourishment at Holden Beach.

WHY EXECUTE IT?

The easement will allow nourishment of the strand which of course will increase storm damage protection, grow habitat, perpetuate recreational opportunities and enhance property values. Executing the easement will keep overall costs of the project down; thereby making more funds available for placing more sand on the strand.