

DEFINITIONS & MEASUREMENT

10

Key Changes in Article 151.10:

- Article 151.10 consolidates all the definitions into a single summary table instead of including them throughout the code
- There is a new detailed set of rules of measurement that describe how to determine lot lines, setbacks, and dimensional requirements
- The article also includes the provisions for determination of numerical values like parking lot stalls, plant sizes, sign surface area, fence heights, and other measurement techniques
- The article includes a glossary of abbreviations used in the UDO
- At the end of the article is an index that will be completed following adoption
- The article also includes a set of endnotes that detail the proposed zoning districts and the changes that have been proposed in this UDO

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ARTICLE 151.10 DEFINITIONS & MEASUREMENT

10.1 TABLE OF ABBREVIATIONS

Table <>, Abbreviations, includes the abbreviations and their corresponding terms as used in this Ordinance.

TABLE 10.<>: ABBREVIATIONS	
ABBREVIATION	TERM
ADU	Accessory Dwelling Unit
AEC	Area of Environmental Concern
ADA	Americans with Disabilities Act
ARHS	Albemarle Regional Health Services
ATM	Automated Teller Machine
BMP	Best Management Practice
BOA	Board of Adjustment
BOC	Board of Commissioners
BFE	Base Flood Elevation
CAMA	Coastal Area Management Act
CBU	Cluster Mailbox Units
CC	Crossroads Commercial
CCO	Commercial Corridor Overlay District
CFO	Commercial Fishing Overlay District
CP	Conservation & Protection
CRC	Coastal Resources Commission
DBH	Diameter at Breast Height
DEQ	See "NCDEQ"
FAA	Federal Aviation Administration
FBFM	Flood Boundary Floodway Map(s)
FCC	Federal Communications Commission
FEMA	Federal Emergency Management Agency
FHBM	Flood Hazard Boundary Map
FIRM	Flood Insurance Rate Map
FIS	Flood Insurance Study
GFA	Gross Floor Area
HC	Highway Commercial
HI	Heavy Industrial
HOA	Homeowners' Association
HVAC	Heating, Ventilation, and Air Conditioning
kW	Kilowatt
LEED	Leadership in Energy and Environmental Design
LI	Light Industrial
LHO	Local Historic Overlay District
LOMA	Letter of Map Amendment
LOMR	Letter of [FIRM] Map Revision

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10.1 Table of Abbreviations

9.9.4 Nonpayment

TABLE 10.<>: ABBREVIATIONS	
ABBREVIATION	TERM
MC	Maritime Commercial
MX	Mixed-Use
NC	North Carolina
NCAC	North Carolina Administrative Code
NCDEQ	North Carolina Division of Environmental Quality
NCDOT	North Carolina Department of Transportation
NCGS	North Carolina General Statutes
NFIP	National Flood Insurance Program
NR	Neighborhood Residential
OZM	Official Zoning Map
PB	Planning Board
PD	Planned Development
PUD	Planned Unit Development
ROW	Right-of-Way
RR	Rural Residential
SF or sf or sq ft	Square Feet
SFO	Special Flood Hazard Area Overlay District
SR	Suburban Residential
TCIA	Tree Care Industry Association
TRC	Technical Review Committee
UDO	Unified Development Ordinance
US	United States
VC	Village Commercial
VFD	Volunteer Fire Department
VR	Village Residential
WL	Working Lands
WPO	Watershed Protection Overlay District

10.2 RULES OF MEASUREMENT

10.2.1 PURPOSE

The purpose of this section is to clarify the rules of measurement and exemptions that apply to all principal and accessory uses allowed in this Ordinance. These standards may be modified by other applicable sections of this Ordinance.

10.2.2 MEASUREMENTS, GENERALLY

A. Straight Lines

Unless otherwise stated in this Ordinance, distances specified in this Ordinance are to be measured as the length of an imaginary straight line joining two points.

B. Rounding

All calculations that result in a fractional unit or part of a whole number, the number shall be rounded up to the next highest whole number, unless otherwise provided in this section or elsewhere in this Ordinance.

C. Irregular Shapes

In cases where an irregular shape complicates the application of these standards, the UDO Administrator shall determine the applicable dimensional, setback, or bulk standards.

D. Separation

1. Lot to Lot

When the provisions of this Ordinance require separation between two or more lots, or a lot and another feature, separation shall be measured by drawing straight lines from the nearest point of one lot line to the nearest point of the lot line subject to the separation requirement (see **Figure <>: Separation**).

2. Use Type to Use Type

When the provisions of this Ordinance require one use type to be separated from another use type, separation shall be measured by drawing straight lines from the nearest point of the wall of the existing or proposed principal structure to the nearest point of the wall of the existing or proposed structure subject to the separation requirement.

Insert Separation Diagram

10.2.3 LOT DIMENSIONS

A. Lot Measurements

1. Minimum Lot Area

The minimum amount of required land area, measured horizontally, that must be included within the lines of a lot (see **Figure <>: Lot Measurement**). Lands located within any private easements shall be included within the lot area. The following features shall not be included in calculating minimum lot area:

- a. Public street rights-of-way;
- b. Private street common area;
- c. The "pole," arm," or "pan handle" portion of a flag lot; and
- d. Land that is submerged, regularly underwater (e.g., canal, stream, sound, etc.) and CAMA wetlands.

2. Lot Width

- a. The mean width measured at right angles to its depth at the actual or proposed building setback line.
- b. Lot width on a cul-de-sac lot is measured at a point 50 feet inwards from the street right-of-way edge.

3. Lot Depth

The distance along the perpendicular bisector of the lot.

4. Street Frontage

The length of the lot line of a single lot abutting a public or private street right-of-way.

5. Acreage

The total number or gross number of acres on a tract or site.

Insert Lot Measurement Diagram

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10.2 Rules of Measurement

10.2.5 Setback Encroachments 244F

B. Lot Lines

A lot line is a line of record bounding a lot which separates one lot from another lot or separates that lot from a public or private street or any other public space (see [Figure <>: Lot Lines](#)). The following terms describe differing types of lot lines:

1. **Front Lot Line**

The lot line connecting the two side lot lines along the edge of the street that provides a lot's street address or that opposes the primary entrance of a building.

2. **Rear Lot Line**

The lot line opposite and most distant from the front lot line.

3. **Side Lot Line**

The lot line connecting the front and rear lot lines regardless of whether it abuts a right-of-way or another lot line.

Insert Lot Lines Diagram

C. Lot Types

1. **Corner Lot**

A lot which occupies the interior angle at the intersection of two street lines or a single street which make(s) an angle of more than 45 degrees and less than 135 degrees. The front of the lot is the lot line adjacent to the street from which the lot obtains its street address.

2. **Flag Lot**

A lot having shape and configuration so that it connects to street frontage by an extension and/or arm of the main portion of the lot.

3. **Interior Lot**

A lot other than a corner lot with only one frontage on a street.

4. **Lot of Record**

A lot which is part of a subdivision, a plat of which has been recorded in the Carteret County Register of Deeds prior to the adoption of this Ordinance, or a lot described by metes and bounds, the description of which has been so recorded prior to the adoption of this Ordinance.

5. **Through Lot (Double Frontage Lot)**

A lot which fronts upon two parallel streets, and/or which fronts upon two streets which do not intersect at the boundaries of the lot.

Insert Lot Types Diagram

D. Lots Serving Condominium Use Types

Individual condominium uses, whether residential or nonresidential, are exempted from minimum lot area requirements in this Ordinance, but shall be located on a larger site or parent tract that meets the standards for the zoning district where located.

10.2.4 SETBACKS

A setback is the horizontal distance from a lot line or street right-of-way line to the nearest part of the applicable building, structure, sign, or activity, measured perpendicularly to the line.

A. Street Setback

1. A setback measured from the right-of-way edge associated with a public or private street.
2. The street setback is a minimum setback, and nothing shall prohibit a building from being located farther from the street right-of-way.
3. In cases where the street right-of-way edge is not readily identifiable, the location of the right-of-way edge shall be determined by measuring outwards from the street centerline one-half of the total right-of-way width. The right-of-way edge location shall be certified by the NCDOT or by a professional engineer or land surveyor licensed by the State of North Carolina.

B. Rear Setback

A setback from an interior lot line lying on the opposite side of the lot from the front setback.

C. Side Setback

Any interior property line setback other than a rear setback.

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10.2.5 SETBACK ENCROACHMENTS ²⁴⁵

A. Table <>, Allowable Encroachment into Setbacks, sets out the kinds of features that are permitted to encroach within a required setback, provided they do not obstruct visibility for motorists at any street intersection (see Figure <>: Setback Encroachments).

TABLE 10.<>: ALLOWABLE ENCROACHMENT INTO SETBACKS	
FEATURE	MAXIMUM ALLOWABLE ENCROACHMENT DISTANCE INTO REQUIRED SETBACK
Awnings	May encroach into any setback up to eight feet, but shall maintain a minimum height of at least nine feet above a sidewalk or other pedestrian access
Bicycle parking facilities	May encroach into any setback up to eight feet
Canopy, Attached	May encroach into any setback up to three feet, but shall maintain a minimum height of at least nine feet above a sidewalk or other pedestrian access
Canopy, Freestanding	May be located in a setback provided no portion is closer than 15 feet to a street right-of-way
Chimneys, fireplaces, or outdoor kitchens	May extend up to three feet into any setback, but shall be no closer than three feet from any lot line
Decks, Covered	Subject to the setbacks applied to principal structures
Decks, Uncovered	
Driveways	May be located in any required setback
Elevators, liftavators, and other mechanical devices for elevating people and cargo	May encroach into side setbacks no more than 18 inches and rear setbacks no more than 36 inches
Fences or walls, excluding retaining walls	May be located in any required setback, subject to the limitations in Section <>, Fences and Walls
Flagpoles, mailboxes, lamp and address posts	May be located in any required setback
Gazebo or garden structure	May not encroach into a required setback
Handicap ramps	May be located in any required setback provided it does not unduly obstruct pedestrian or vehicular access
Open balconies or fire escapes	May extend up to three feet into any required setback, but shall be no closer than three feet from any lot line
Outdoor equipment (e.g., HVAC condenser, water heater, etc.) serving single-family residential use	May extend up to three feet into any required setback, but shall be no closer than three feet from any lot line
Outdoor equipment serving a uses other than single-family detached residential	May not encroach into a required setback
Outdoor seating areas serving a non-residential use	May encroach into a setback up to eight feet
Outdoor storage	May not encroach into a required setback
Patio, Covered	Subject to the setbacks applied to principal structures
Patio, Uncovered	May extend into or be located in any required setback, if less than 12 inches above grade
Pet shelters	Subject to the setbacks applied to principal structures
Playground equipment accessory to a residential use	May extend up to three feet into any required setback, but shall be no closer than three feet to any lot line
Porches, Covered	Subject to the setbacks applied to principal structures
Porches, Uncovered	May extend into or be located in any required setback, if less than 12 inches above grade

²⁴⁵ This section replaces the setback encroachment provisions in Section 151.063(c), Setback Requirements, from the current ordinance, and has been broadened to address a wider variety of encroaching elements.

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10.2 Rules of Measurement
10.2.7 Gross Floor Area (GFA)

TABLE 10.<>: ALLOWABLE ENCROACHMENT INTO SETBACKS	
FEATURE	MAXIMUM ALLOWABLE ENCROACHMENT DISTANCE INTO REQUIRED SETBACK
Porch steps, uncovered	May encroach into a setback no more than four steps or 18 inches, whichever is less
Retaining walls	May not encroach into a required setback
Roof eaves, rakes, and overhangs	May extend up to three feet into any required setback, but shall be no closer than three feet from any lot line
Signs	May extend into or any required setback in accordance with Section <>, Signage
Swimming pool, Permanent (including all ancillary appurtenances)	May not encroach into a required setback
Swimming pool, Temporary (including all ancillary appurtenances)	May extend into any required setback, but shall be no closer than three feet from any lot line
Underground structures (including septic systems but excluding swimming pools)	May be located in any required setback
Vegetation and landscaping features	May be located in any required setback
Vehicular parking area	May be located in any required setback
Walkway	May extend into or be located in any required setback, if less than 12 inches above grade; otherwise, may not encroach into a required setback
Well house (functional or aesthetic)	May be located in any required setback, but shall be no closer than eight feet from a right-of-way
Window sills, bay windows, or entablatures	May extend up to 12 inches into any required setback

B. Setbacks into a right-of-way shall only be considered in accordance with the standards in Section <>, Right-of-Way Encroachment.

Insert Setback Encroachments Diagram

10.2.6 RESIDENTIAL DENSITY

Residential density is the maximum allowable number of residential dwelling units permitted on a particular site, tract, lot, or other unit of land area, typically expressed as a maximum number of residential units per acre.

A. Calculation

- Maximum residential density is calculated by dividing the square footage of a lot by the number of square feet in an acre (43,560), then multiplying the maximum number dwelling units allowed in the zoning district, and rounding the product downwards to remove any fractions.
Example:
Lot size: 52,000 square feet / 43,560 = 1.19 acres.
Zoning district maximum density is 1.08 units per acre: 1.19 x 1.08 = 1.28.
Maximum number of residential units = 1 (fractions are rounded downwards).
- Land area associated with floodplains and riparian buffers may be included in the calculation of the square footage of a tract or site for the purposes of determining the maximum residential density.
- Maximum residential density in a particular zoning district may be increased beyond the amount stated in Article 151.3: Districts, in accordance with the standards in Section <>, Sustainable Development Incentives.
- Maximum residential density may rely on the ability to serve a lot, site, or tract with public infrastructure.
- Accessory dwelling units shall not be counted towards the maximum allowable residential density.

10.2.7 GROSS FLOOR AREA (GFA)

Gross floor area (GFA) shall be defined as the sum in square feet of all floors of the building measured from the exterior face of the exterior walls. The gross floor area shall include or exclude areas as indicated below:

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10.2 Rules of Measurement

10.2.11 Open Space

A. Areas Included in Gross Floor Area

1. All enclosed habitable space.
2. Elevators, hallways, and stairwells on stories containing habitable space.
3. On stories containing both enclosed habitable space and off-street parking, the pro-rata portion of the area of the elevators, hallways, and stairwells on that story apportioned to the enclosed habitable space function.

B. Areas Excluded from Gross Floor Area

1. Unenclosed porches or decks.
2. Off-street parking areas, including the elevators, hallways, mechanical equipment, and stairwells on stories containing off-street parking.
3. Utility services areas devoted to the electric service, the potable water service, the wastewater system, the telephone service, the cable service, or to a backup generator.
4. Mechanical areas and uninhabited enclosed spaces on tops of roofs not intended for general storage.
5. On stories containing both enclosed habitable space and off-street parking, the pro-rata portion of the area of the elevators, hallways, and stairwells on that story apportioned to the off-street parking function.

10.2.8 HEIGHT

A. Measurement

Building height shall be measured from the existing grade elevation prior to any land disturbing activities.

B. Maximum Height

Building height is calculated from the existing grade elevation to the highest point of the roof.

C. Exceptions

1. Residential Construction

Spires, belfries, cupolas, domes, and chimneys, and similar features located above the roof level for decorative purposes and not intended for human occupancy or general storage may exceed maximum height requirements by no more than five feet (see [Figure <>: Height](#)).

2. Non-residential Construction

Water tanks, ventilators, elevator housing, mechanical equipment or other structures placed above the roof level and not intended for human occupancy or general storage may exceed maximum height requirements by no more than 10 feet.

Insert Height Diagram

10.2.9 LOT COVERAGE

That portion of a lot occupied by buildings, structures and/or improvements, including paving and/or surface treatment materials that are impervious. Unless subject to an approved CAMA Major Permit, impervious surfaces located waterward of the CAMA Normal High Water line, but located within the lot boundaries, shall be counted towards lot coverage.

10.2.10 SLOPE AND ELEVATION

A. Slope

The degree of deviation of the ground surface from a flat, horizontal elevation, usually expressed in percent or degrees of deviation from horizontal.

B. Base Flood Elevation

A determination of the water surface elevations of the base flood as published in the Flood Insurance Study. When the BFE has not been provided in a "Special Flood Hazard Area", it may be obtained from engineering studies available from a Federal, State, or other source using FEMA approved engineering methodologies. This elevation establishes the Regulatory Flood Protection Elevation.

C. Finished Grade

The established grade following grading, excavation, or other land-disturbing activity.

D. Natural Grade

The level of the ground elevation prior to the commencement of development or land disturbing activity (see [Figure <>: Grade Determination](#)).

E. Regulatory Flood Protection Elevation

The minimum height allowable for lowest structural member comprising habitable space within a building. This is a height equivalent to one linear foot in elevation above the base flood elevation.

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10.2 Rules of Measurement

10.2.14 Signage

Insert Grade Determination Diagram

10.2.11 OPEN SPACE

However, land that is submerged, regularly underwater, or part of a CAMA wetland may be credited towards the open space standards in accordance with **Section <>, Open Space Set Aside.**

10.2.12 PARKING SPACE COMPUTATION

A. Rounding

When computation of the number of required parking spaces results in a fraction, the fraction shall be rounded up to the next whole number.

B. Multiple and Mixed Uses

Unless otherwise approved, development containing more than one principal use shall provide off-street parking in an amount equal to the total requirements of all individual uses, unless the UDO Administrator determines that a lower standard would be adequate because of differences in peak operating hours.

C. Seat Based Standards

Where the minimum number of off-street parking spaces is based on the number of seats, all computations shall be based on the design capacity of the areas used for seating, including outdoor and waiting areas.

D. Employee Based Standards

When the minimum number of off-street parking spaces is based on the number of employees, the computations shall be based on the number of employees on the largest shift.

E. Floor-Area Based Standards

Where the minimum number of off-street parking spaces is based on square feet of floor area, all computations shall be based on gross floor area. The square footage shall include outdoor use area.

F. Driveways Used to Satisfy Requirements

Driveways may be used to satisfy minimum off-street parking standards for single-family detached, single-family attached, and duplex dwellings, provided sufficient space is available to satisfy the standards of this Ordinance.

Insert Parking Space Diagram

10.2.13 LANDSCAPING

A. Determining Tree Size at Time of Planting

1. Trees under Four Inches in Caliper

Minimum size at time of planting shall be determined by taking a measurement of the girth or circumference of the tree trunk, in inches, at a height of six inches above the bole, or the location where tree trunk meets the soil it is planted in.

2. Trees over Four, but less than Twelve Inches, in Caliper

Minimum size at time of planting shall be determined by taking a measurement of the girth or circumference of the tree trunk, in inches, at a height of 12 inches above the bole, or the location where tree trunk meets the soil it is planted in.

Insert Plant Size Diagram

B. Determining Tree Size of Existing Trees

1. Existing tree size shall be determined by taking a measurement of the girth or circumference of the tree trunk, in inches, at a height of four-and-one-half feet above the bole, or the location where tree trunk meets the soil it is planted in.

2. In the case of a multi-stemmed tree, the cumulative DBH shall be the square root of the sum of all the individual stem diameters squared. As an alternative, the tree's basal area is the sum of the diameters of all tree stems.

C. Setback Less than the Required Planting Area

1. In cases where the required building setback is less than the required planting area width, the building setback shall control, reducing the required planting area width only alongside the building.

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10.2 Rules of Measurement

10.2.15 Exterior Lighting

2. The planting rate of the required planting area shall still apply.

D. Rounding

When computation of the amount of landscaping material to be provided results in a fraction, the minimum number of shrubs or trees to be provided shall be rounded upwards to the next highest whole number.

10.2.14 SIGNAGE

A. Sign Area Determination

1. The surface area of a sign is computed as including the entire area within a parallelogram, triangle, circle, semi-circle, or other regular geometric figure, including all of the elements of the display, but not including blank masking (a plain strip, bearing no advertising matter around the edge of a sign), frames, display of identification or licensing officially required by any governmental body, or structural elements outside the sign surface and bearing no advertising matter.
2. In the case of signs mounted back-to-back, only one side of the sign is to be included in the area. Otherwise, the surface area of each sign is to be separately computed.
3. When two identical sign faces are placed back to back so that both faces cannot be viewed from any point at the same time, and when such sign faces are part of the same sign structure and are not more than 42 inches apart, the sign area shall be computed by the measurement of one of the faces.
4. For multi-faced signs, the sign area shall be computed by including all sign faces visible from any one point.
5. In the case of cylindrical signs, signs in the shape of cubes, or other signs, which are substantially three-dimensional with respect to their display surfaces, the entire display surface or surfaces, is included in computations of area.
6. In the case of embellishments (display portions of signs extending outside the general display area), surface area extending outside the general display area and bearing advertising material is to be computed as part of the total surface area of the sign.
7. If a sign is attached to an entrance wall or fence, only that portion of that wall or fence on which the sign face or letters are placed shall be calculated in the sign area.

Insert Sign Face Area Diagram

B. Sign Height Determination

1. Sign height shall be computed as the distance from the base of the sign at the finished grade or from the nearest adjacent street grade to which the sign is oriented and on which the lot has frontage, whichever is higher, to the top of the highest component of the sign.
2. Finished grade shall be the grade after construction, exclusive of any filling, berming, mounding, or excavating solely for the purpose of locating the sign.

Insert Sign Height Diagram

C. Lots with Multiple Frontages

Lots fronting on two or more streets are allowed the permitted sign area for each street frontage. The total sign area that is oriented toward a particular street, however, may not exceed the portion of the lot's total sign area that is derived from that street frontage or building frontage.

D. Wall Area (for the purposes of Sign Area Measurement)

For the purposes of determining allowable sign area, a wall is the vertical exterior surface of a building, the area of which shall be determined as follows:

1. The area of all parallel vertical surfaces along a single building elevation regardless of offsets shall be counted as one wall.
2. The front of each unit of a multiple tenant commercial building shall be counted as a separate wall.
3. The area of an angled wall surface shall be counted as part of whichever adjoining wall surface it is most parallel with.
4. A 45 degree angled wall may be counted as part of the area of either adjoining wall, but not as a part of both.

Insert Wall Sign Diagram

10.2.15 EXTERIOR LIGHTING

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10.2 Rules of Measurement

10.2.16 Fence and Wall Height

A. Measured at the Lot Line

Light level measurements shall be made at the lot line of the land upon which light to be measured is being generated. If measurement on private property is not possible or practical, light level measurements may be made at the boundary of the public street right-of-way that adjoins the land.

B. Measured at Finished Grade

Measurements shall be made at finished grade (ground level), with the light-registering portion of the meter held parallel to the ground pointing up. The meter shall have cosine and color correction and have an accuracy tolerance of no greater than plus or minus five percent.

C. Measurement Device

Measurements shall be taken with a light meter that has been calibrated within two years.

Insert Lighting Measurement Diagram

10.2.16 FENCE AND WALL HEIGHT

A. Measurement Location

1. In cases where a fence or wall is located within a required setback or required yard, fence height shall be determined along the grade of the adjacent lot or street.
2. In cases where a fence or wall is located outside a required setback or yard, the height shall be determined based on the finished grade.
3. In cases where a fence or wall is placed on a berm, the maximum fence or wall height shall include the height of the berm, as measured from the toe of the slope.
4. Fence height shall be measured at the highest point above grade (not including columns or fence posts) on the portion of the fence nearest an abutting or adjacent lot or street right-of-way.

B. Column and Post Height

Columns or posts shall not exceed a height 18 inches above the built height of the fence.

C. Railings Not Included

Safety railings required by the State Building Code shall not be included in wall height measurements.

Insert Fence Height Diagram

10.3 DEFINITIONS

Table <>, Definitions, includes definitions of terms used throughout the UDO. Use categories and use types are defined in Table <>, Table of Principal Uses.

TABLE 10.<>: DEFINITIONS	
TERM	DEFINITION
Note: use types are defined in Table <>, Table of Principal Uses	
A	
ABANDONMENT	The relinquishment of property or a cessation of the use of the property for a continuous period.
ABUTTING LAND	For the purpose of public notice, abutting land is the condition of two parcels of land having a common property line or boundary, including cases where two or more parcels of land adjoin at a corner, but not including cases where parcels of land are separated by a street or alley.
ACCENT	The use of an alternate material or color to a detail that is emphasized by contrasting with its surroundings.
ACCESS EASEMENT	An easement which grants the right to cross land.
ACCESSORY BUILDING	A detached building, the use of which is incidental to that of the principal building and which is located on the same lot as the principal building.
ACCESSORY DWELLING UNIT	A secondary dwelling unit established in conjunction with and clearly subordinate to a principal dwelling unit, whether part of the same structure as the principal dwelling unit, or as a detached structure on the same lot.
ACCESSORY STRUCTURE	A detached subordinate or incidental structure, the use of which is incidental to the principal structure and which is located on the same lot as the principal structure.
ACCESSORY USE	As used in the flood damage prevention standards, a structure located on the same parcel of property as the principal structure and the use of which is incidental to the use of the principal structure. Garages, carports and storage sheds are common urban accessory structures. Pole barns, hay sheds and the like qualify as accessory structures on farms, and may or may not be located on the same parcel as the farm dwelling or shop building.
ADDITION	A use that is incidental, appropriate, and subordinate to the principal use of land or buildings and located on the same lot.
ADJACENT	Land set aside for the residents or a development and under common ownership that is configured for active forms of recreation. Active open space typically includes playgrounds, athletic fields and courts, and similar features devoted to movement, activity, or sports pursuits.
ADMINISTRATIVE ADJUSTMENT	Any walled and roofed expansion to the perimeter of a building in which the addition is connected by a common load-bearing wall other than a fire wall. Any walled and roofed addition that is connected by a fire wall or is separated by an independent perimeter load bearing wall is new construction.
ADJACENT	For the purposes flood damage prevention, addition (to an existing building) means an extension or increase in the floor area or height of a building or structure.
ADJACENT	A parcel of land or development that shares all or part of a common lot line or boundary with another parcel of land, or a parcel of land that would abut another parcel of land, but for the fact a street, waterbody, or right-of-way divides the parcels.
ADOPTED POLICY GUIDANCE	A type of flexibility permit approval reviewed and approved or denied by the UDO Administrator in accordance with Section <>, Administrative Adjustment.
AFFECTED PARTY	The combined future land-use policy guidance provided by the adopted CAMA Land Use Plan, area plans prepared for specific parts of the County, and system plans related to the County's infrastructure systems.
AFFORESTATION	Owners of land adjoining the land subject to an application and any other person who could suffer an adverse effect to a property interest from a proposed development.
AFFORESTED AREA	The establishment of a forest or a stand of trees in an area where there was no previous tree cover.
AGGRIEVED PARTY	An area intended for the placement and establishment of new trees in pursuit of creating forest cover.
AGGRIEVED PARTY	A person, with a legally recognized interest (i.e., fee simple ownership) and standing to appeal, that is injuriously affected by a decision from any decision-making body of the County, including any officer or agent of the County.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

All Weather Surface

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
ALL WEATHER SURFACE	Paving or surface treatment to a walkway or vehicular use area that is capable of withstanding adverse weather while still maintaining its regular or typical surface characteristics.
ALTERATION	Any change or expansion in the size, configuration, or location of a structure; or any change or expansion in the use of a structure or lot, from a previously approved or legally existing size, configuration, location, or use.
AMENDMENT	A minor change, addition, or deletion to a legal statutory document.
ANTENNA	Communications equipment that transmits, receives, or transmits and receives electromagnetic radio signals used in the provision of all types of wireless communications services.
APPEAL	A request for review of an administrative official's or decision-making body's interpretation or decision made under this UDO.
APPLICANT	A person who has submitted a development application for review under applicable provisions of this Ordinance.
APPLICATION	The completed form or forms and all accompanying documents, exhibits, and fees required of an applicant by the appropriate Town department or board as part of the development review processes.
ARBOR	A structure with an open roof system providing partial shading and which may also have non-opaque fencing on the outside perimeter.
ARCADE	A series of arches supported by piers or columns. It is typical for an arcade to have habitable floor space directly above it.
ARCH	A curved, semicircular opening in a wall.
AREA OF ENVIRONMENTAL CONCERN	Areas of natural importance including estuarine and ocean areas, areas where public water supplies originate, marshes, wetlands, and other natural and cultural resource areas identified by the Coastal Resources Commission as areas that could be damaged by uncontrolled development.
ARTICULATION	The presence or projections, recesses, or other architectural features along a building façade.
AS-BUILT PLANS	A set of engineering or site drawings that delineate the specific permitted development as actually constructed.
AUTHORIZED AGENT	A person with express written consent to act upon another's behalf.
AWNING	A plastic, canvas, or metal porch or shade supported by a frame and often foldable that is placed over a storefront, doorway, or window.
B	
BARE-ROOT STOCK	Trees intended for use in afforestation activities that have no soil medium around the roots.
BASE FLOOD	The flood having a 1 percent chance of being equaled or exceeded in any given year. Also known as the "100-year flood."
BASE FLOOD ELEVATION	A determination of the water surface elevations of the base flood as published in the flood insurance study.
BASEMENT	As used in the flood damage prevention standards, any area of the building having its floor subgrade (below ground level) on all sides.
BERM	An elongated earthen mound typically designed or constructed on a site to separate, screen, or buffer adjacent uses or site features.
BEST MANAGEMENT PRACTICE	A structural or non-structural management-based practice used singularly or in combination to reduce nonpoint source inputs to receiving waters in order to achieve water quality protection goals.
BIO-RETENTION CELL OR DEVICE	A stormwater infiltration device consisting of an excavated basin that is refilled with engineered soil and mulch that allows stormwater run-off to collect and percolate through the engineered soil where it is treated prior to infiltrating into the surrounding undisturbed soil. Also known as a rain garden or bio-cell.
BLOCK	The land lying within an area bounded on all sides by streets.
BLOCK FACE	The lands abutting on one side of a street and lying between the two nearest intersecting or intercepting streets, railroad right-of-way, watercourse, or un-subdivided land.
BOARD OF ADJUSTMENT	A quasi-judicial board appointed by the Board of Commissioners.
BOARD OF COMMISSIONERS	The Board of Commissioners for Camden County, North Carolina.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Bona Fide Farm

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <>, Table of Principal Uses
ANY TRACT OR TRACTS OF LAND	Any tract or tracts of land, one of which must contain at least ten acres and which meets the following criteria: <ol style="list-style-type: none"> 1. On property an owner or lease is actively engaged in a substantial way in the commercial production or growing of crops, plants, livestock or poultry; and 2. The property has produced or yielded, during each of the three immediately preceding years, a gross income from the above-described commercial production or growing of crops, plants, livestock or poultry, including payments received under soil conservation or land retirement programs, but not land rents paid to a non-resident owner, of at least \$1,000.
BONA FIDE FARM	Uses exempted from regulation except in accordance with Article 151.7, Environmental Provisions, shall only include any dwelling which is or will be the permanent residence of the owner or owner-occupant of the bona fide farm, the permanent residence of the son, daughter, mother, father, grandfather or grandmother of the owner or the permanent residence of the individual and his or her family where the individual earns at least 75% of his or her income from employment on the farm.
BOND	See “performance Guarantee.”
BREAKAWAY WALL	A wall that is not part of the structural support of the building and is intended through its design and construction to collapse under specific lateral loading forces without causing damage to the elevated portion of the building or the supporting foundation system. A breakaway wall with loading resistance of more than 20 pounds per square foot is accompanied by a professional engineer or architect’s certificate indicating its ability to perform as required.
BUFFER	An area of natural or planted vegetation adjoining or surrounding a use and unoccupied in its entirety by any building, structure, paving or portion of such use, for the purposes of screening and softening the effects of the use.
BUFFER, PERIMETER	Vegetative material and structures (i.e., walls, fences) that are used to separate uses from each other as required by this Ordinance, including but not limited to the Type A Opaque, Type B Semi-Opaque, and Type C intermittent.
BUFFER, STREETYARD	Vegetative material and structures (i.e., walls, fences) that are used to visually separate uses from streets abutting the lot.
BUILDING	A structure having a roof supported by walls or columns constructed or used for residence, business, industry, or other public or private purposes.
BUILDING FAÇADE	See “Façade.”
BUILDING INSPECTOR	The professional staff member responsible for inspecting new construction and issuing building permits, certificates of occupancy, and land disturbance permits.
BUILDING MASS	The visual form of a building that includes the exterior walls, projections, recesses, roof features, and any attachments.
BUILDING PERMIT	An official administrative authorization issued by the Town prior to beginning construction consistent with the provisions of Section 153A-357 of the North Carolina General Statutes.
BUILDING, ACCESSORY	See “Accessory Building.”
BUILDING, PRINCIPAL	See “Principal Building or Structure.”
BUSINESS DAY	Any day in which normal business is conducted. A business day does not include a holiday or a weekend day.
C	
CALENDAR DAY	All days in every month, including weekends and holidays.
CALIPER	Measurement for determining the size of trees at time of planting. Caliper is the quantity in inches of the diameter of trees measured at six inches above the ground.
CAMA WETLANDS	See “Wetlands, CAMA.”
CANOPY	A permanent structure other than an awning made of cloth, metal, or other material attached or unattached to a building for the purpose of providing shelter to patrons or automobiles, or as a decorative feature. A canopy is not a completely enclosed structure.
CANOPY TREE	A species of tree which normally grows to a mature height of 40 feet or more with a minimum mature crown width of 30 feet.
CARETAKER’S QUARTERS	An accessory dwelling unit located on the premises of another principal use for the occupancy of a caretaker, security guard, or other person charged with oversight and/or protection of the principal use.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Casualty Damage

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <>, Table of Principal Uses
CASUALTY DAMAGE	The damage to or loss of a nonconforming structure or use that is sudden, unexpected, and unusual. Typically associated with fire, severe weather, or Act of God.
CERTIORARI	A situation where an appellant may file an appeal of a decision directly to a higher court of law.
CHANGE OF USE	The change in the use of a building, structure, or land. "Change of use" includes a change from one use type to another use type.
CHILD CARE, INCIDENTAL	A program or arrangement, licensed by the State and located in the provider's residence where, at any one time, twelve or fewer children under the age of 13, receive child care on a regular basis from persons other than their guardians, full-time custodians, or persons related to them by blood, marriage, or adoption. This type of facility of facility is also referred to as an incidental home occupation and may include the State defined family child care home and child care center in a residence. This definition does not include day care centers, cooperative arrangements among parents (See Section 110-86 of the North Carolina General Statutes.).
CIRCULATION AREA	The portion of the vehicle accommodation area used for access to parking or loading areas or other facilities on the lot. Driveways and other maneuvering areas, other than parking aisles, comprise the circulation area.
CLUSTER MAILBOX UNITS	A centralized series of two or more mailboxes that serve individual housing units within a development.
COASTAL AREA MANAGEMENT ACT	North Carolina's Coastal Area Management Act. This act, along with the Dredge and Fill Law and the federal Coastal Zone Management Act, is managed through North Carolina Department of Environmental Quality's (NCDEQ's) Division of Coastal Management (DCM).
COLLOCATION	The placement or installation of wireless facilities on existing structures, including electrical transmission towers, water towers, buildings, and other structures capable of structurally supporting the attachment of wireless facilities in compliance with the wireless telecommunications sites and towers standards in this Ordinance.
COMMERCIAL VEHICLE	A truck or other self-propelled vehicle of any type (along with a trailer or towed appurtenance) used or maintained primarily to transport material or to aid in the operation of a commercial establishment or business.
COMMON LAW VESTED RIGHT	Legal doctrine that recognizes where property owners have reasonably made a substantial expenditure of money, time, labor or energy in a good faith reliance on a permit from the government, that they acquire "vested rights" or a protected right to complete the development of their land as originally begun despite any changes in the zoning on the property.
COMMUNITY CHARACTER	The sum or combined effect of the attributes and assets that make the County unique and that establish Camden County's "sense of place." Attributes include the resident population, local institutions, visual characteristics, natural features, and shared history.
COMPLETE APPLICATION	<p>A complete application is one that:</p> <ol style="list-style-type: none"> 1. Contains all information and materials established by the UDO Administrator as required for submittal of the particular type of application; 2. Is in the form established by the UDO Administrator as required for submittal of the particular type of application; 3. Includes information in sufficient detail to evaluate the application to determine whether it complies with the appropriate review standards of this Ordinance; and 4. Is accompanied by the fee established for the particular type of application. <p>An application will not be accepted for review until it is complete.</p>
COMPREHENSIVE PLAN	The <i>Camden County 2035 Comprehensive Plan</i> , adopted on October 1, 2012.
CONDITION (OF APPROVAL)	A limitation or stipulation on the range of allowable uses, density, intensity, configuration, or operational parameters of new development or redevelopment. A condition may be proposed by an applicant, a staff member, or an advisory or decision-making body that must be accepted by an applicant to become binding.
CONDOMINIUM	A building or group of buildings in which dwelling units, offices or floor area are owned individually and the structure, common areas and facilities are owned by all the owners on a proportional undivided basis.
CONNECTIVITY	The relative degree of connection between streets, sidewalks, or other means of travel.
CONSERVATION SUBDIVISION	The division of a tract of land into two or more lots, building sites, or other divisions along with additional land area set aside as open space for conservation and/or recreation purposes.
CONSTRUCTION	The erection of any building or structure or any preparations (including land disturbing activities) for the same.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Construction Plans

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
CONSTRUCTION PLANS	Drawing and specifications prepared by a qualified person showing buildings, structures, utilities, infrastructures, and site configuration aspects associated with development.
CONTAINERIZED STOCK	Trees or other vegetation delivered for planting or establishment in individual or group containers.
CONTIGUOUS	Abutting directly or immediately adjacent to a boundary or separated only by a street, railroad or public utility right-of-way.
CONTINUANCE	The adjournment or postponement of review or decision on an application to specified future date.
CONTROL CORNER	A recognized corner of a lot or piece of real property that is permanently marked with a monument or marker for the purpose of determining distances, bearing, or metes and bounds descriptions of the lot or real property.
CORNICE	Any horizontal member, structural or nonstructural, of any building, projecting outward from the exterior walls at the roof line, including eaves and other roof overhang.
COUNTY	A governmental unit with powers as described in Section 153A of the North Carolina General Statutes. For the purposes of this Ordinance, Camden County, North Carolina.
COVENANT	A binding written agreement between two or more private parties regarding the use, occupancy, or configuration of development that runs with the land.
CROSS-ACCESS	Vehicular access provided between the vehicular use areas of 2 or more development sites or parcels of land intended to allow travel between the sites without the use of a public or private street.
CROSS-ACCESS EASEMENT	Land area that is designated for the construction of and use as a cross accessway.
CUPOLA	A domelike structure on top of a roof or dome, often used as a lookout or to admit light and air.
CURB	A constructed element used to stabilize paving, gutter, planting areas, or sidewalks.
D	
DECIDUOUS	Trees, shrubs, or grasses that shed their leaves every year.
DECK	A structure, without a roof, directly adjacent to a principal building which has an average elevation above finished grade.
DEDICATION	The act of giving, donating, or dedicating land or infrastructure improvements to a unit of government for their operation and maintenance.
DEED RESTRICTION	A written private agreement that restricts the use, occupancy, or configuration placed upon the title of real estate often by the developer.
DEFERRAL	A postponement of consideration of an application or request to a future date that may or may not be specified.
DEMOLITION	Complete or constructive removal of a building or portion of a building on any site.
DESIGNEE	A person selected or designated to carry out a duty or role.
DEVELOPER	A person engaging in land, site, or building development.
DEVELOPMENT	Any man-made change to improved or unimproved real estate, including but not limited to: buildings or other structures; mining; dredging; filling; grading; paving; excavation; drilling operations; or storage of equipment or materials. "Development" also includes any land-disturbing activity that adds to or changes the amount of impervious or partially impervious cover on a land area or that otherwise decreases the infiltration of precipitation into the soil.
DEVELOPMENT AGREEMENT	A written agreement between the County and a developer or applicant that sets down the rights and responsibilities of each party as pertaining to a single development.
DOCK	A structure, typically comprised of wood, that extends alongshore or outwards from the shore into a body of water that allows access to the water or to moored boats or watercraft.
DRAINAGE	General terms applied to the removal of surface or resurface water from a given area either by gravity via natural means or by systems constructed so as to remove water, and is commonly applied herein to surface water.
DRAINAGE EASEMENT	An easement which grants the right to maintain, relocate, or, utilize land within the easement for the improvement of drainage and stormwater flow.
DRAINAGE, POSITIVE	An area that has been graded or shaped to prevent pooling of stormwater runoff.
DRIPLINE	A perimeter formed by the points farthest away from the trunk of a tree where precipitation falling from the branches of that tree lands on the ground.
DRIVE THROUGH	A facility designed to enable a person to transact business while remaining in a motor vehicle.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Driveway

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
DRIVEWAY	The portion of the vehicle accommodation area that consists of a travel lane bounded on either side by an area that is not a part of the vehicle accommodation.
DWELLING UNIT	One or more rooms, designed, occupied, or intended for occupancy as separate living quarters, with cooking, sleeping, and sanitary facilities provided therein.
E	
EASEMENT	The right to use or temporarily occupy the real property of another owner for a specifically identified purpose. An easement is a recognized interest in real property, but legal title to the underlying land is retained by the owner granting the easement.
EAVE	The projecting lower edges of a roof that overhangs the wall of a building.
EGRESS	An exit from a building or site.
ELEVATED BUILDING	For the purposes of flood damage prevention, a non-basement building which has its reference level raised above ground level by foundation walls, shear walls, posts, piers, pilings, or columns.
ELEVATION CERTIFICATE	A written certificate of the elevation of a building or structure located in a special flood hazard area used to determine the proper flood insurance premium rate for the building.
ENCROACHMENT	The location of a building, structure, or portion of a building or structure in an open space, setback, yard, or other area typically required to remain free of buildings or structures. For the purposes of flood damage prevention, the advance or infringement of uses, fill excavation, buildings, permanent structures or development into a floodplain, which may impede or alter the flow capacity of a floodplain.
EROSION	The wearing away of land surface by the action of wind, water, gravity, or any combination thereof.
EROSION CONTROL MEASURE	A device which controls the soil material within the land area under responsible control of the person conducting a land-disturbing activity.
EVERGREEN	A woody plant with one or more stems that does not lose the majority of its leaves during winter or dormancy.
EX PARTE COMMUNICATION	Any communication between a member of a decision-making body and a person involved in a development application that is made without the presence or knowledge of the other members of the same decision-making body.
EXEMPTION	A use, site feature, or development condition that is exempted authorized to deviate from otherwise applicable requirements
EXPANSION	An increase in the floor area of an existing structure or building, or the increase of area of a use.
EXPENDITURE	A sum of money paid out in return for some benefit or to fulfill some obligation. The term also includes binding contractual commitments to make future expenditures, as well as any other substantial changes in positions.
F	
FACADE	The entire exterior wall of a building facing a lot line measured from the grade to the eave or highest point of a flat or mansard roof. Facades may be on the front, side, or rear elevation of the building.
FAMILY	One or more persons living together as a single housekeeping unit and who are related to each other by blood, adoption, or marriage.
FARMING ACTIVITIES	Agricultural activities as broadly defined by Section 106-581.1 of the North Carolina General Statutes.
FARM-RELATED BUILDINGS	Agricultural buildings or structures as broadly defined by Section 106-581.1 of the North Carolina General Statutes.
FEE	An amount charged in accordance with the regularly adopted fee schedule of the County.
FENCE (OR WALL)	A physical barrier or enclosure consisting of wood, stone, brick, block, wire, metal, or similar material used as a boundary or means of protection or confinement, but not including a hedge or vegetation.
FENESTRATION	The arrangement of windows and doors on a building's façade.
FILL	The act of depositing soil, sand, stone, or other inert debris customarily used for supplementing or augmenting land. The term "fill" also applies to the deposit soil, sand, stone, or other deposited material.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Final Plat

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
FINAL PLAT	A plan or drawing recorded in the office of the register of deeds that identifies the metes and bounds as well as all applicable conditions applied to a lot or group of lots that have been subdivided.
FINANCIAL GUARANTEE	See “Performance Guarantee.”
FINE	A sum of money imposed on a violator as punishment for violation of law.
FIRE LANE	A lane or designated area in a parking lot or on a street that is reserved for firefighting equipment or staging of people during a fire and is not intended for the parking of vehicles or storage.
FLAG	A piece of cloth or similar material, typically oblong or square, attachable by one edge to a pole or rope and used as the symbol, emblem, or decoration.
FLOOD HAZARD AREA	An area designated on the Flood Hazard Boundary Map as Zone A.
FLOOD HAZARD BOUNDARY MAP (FHBM)	An official map of the County, issued by the Federal Emergency Management Agency, where the boundaries of the areas of special flood hazard have been defined as Zone A.
FLOOD INSURANCE	The insurance coverage provided under the National Flood Insurance Program.
FLOOD INSURANCE RATE MAP	An official map of a community issued by the Federal Emergency Management Agency, on which both the special flood hazard areas and the risk premium zones applicable to the County are delineated.
FLOOD INSURANCE STUDY	An examination, evaluation, and determination of flood hazard areas, corresponding water surface elevations (if appropriate), flood insurance risk zones and other flood data in a community issued by FEMA. The Flood Insurance Study report includes Flood Insurance Rate Maps (FIRMS) and Flood boundary and floodway maps (FBFMs), it publishes.
FLOOD-RESISTANT MATERIAL	Any building product capable of withstanding direct and prolonged contact (minimum 72 hours) with floodwaters without sustaining damage that requires more than low-cost cosmetic repair. Any material that is water-soluble or is not resistant to alkali or acid in water, including normal adhesives for above-grade use, is not flood-resistant. Pressure-treated lumber or naturally decay-resistant lumbers are acceptable flooring materials. Sheet-type flooring coverings that restrict evaporation from below and materials that are impervious, but dimensionally unstable are not acceptable. Materials that absorb or retain water excessively after submergence are not flood-resistant.
FLOOD OR FLOODING	For flood damage prevention purposes, a general and temporary condition of partial or complete inundation of normally dry land areas from: the overflow of inland or tidal waters; and/or the unusual and rapid accumulation of runoff of surface waters from any source.
FLOOD ZONE	A geographical area shown on a Flood Hazard Boundary Map or Flood Insurance Rate Map that reflects the severity or type of flooding in the area.
FLOODPLAIN	Any land area susceptible to being inundated by water from any source.
FLOODPLAIN ADMINISTRATOR	The individual appointed to administer and enforce the flood damage prevention provisions in this Ordinance. The Building Inspector is designated as the Floodplain Administrator.
FLOODPLAIN MANAGEMENT	For flood damage prevention purposes, the operation of an overall program of corrective and preventive measures for reducing flood damage and preserving and enhancing, where possible, natural resources in the floodplain, including but not limited to emergency preparedness plans, flood control works, floodplain management regulations, and open space plans.
FLOODPLAIN OR FLOOD PRONE AREA	Any land area susceptible to being inundated by water from any source.
FLOODPROOFING	Any combination of structural and nonstructural additions, changes, or adjustments to structures, which reduce or eliminate risk of flood damage to real estate or improved real property, water and sanitation facilities, or structures with their contents.
FLOODWAY	The channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than one foot.
FLOOR	The top surface of an enclosed area in a building, including basement, such as, top of slab in concrete slab construction or top of wood flooring in frame construction.
FOOTCANDLE	A unit of measure of the intensity of light falling on a surface. It is often defined as the amount of illumination the inside surface of a one-foot-radius sphere would be receiving if there were a uniform point source of one candela in the exact center of the sphere. One footcandle is equal to one lumen per square foot.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Freeboard

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
FREEBOARD	The additional amount of height added to the Base Flood Elevation (BFE) to account for uncertainties in the determination of flood elevations. The freeboard requirement plus the Base Flood Elevation equals the Regulatory Flood Protection Elevation.
FREE-FLOWING DRAINAGE SYSTEM	A stormwater conveyance system that allows stormwater runoff to collect and flow to another location without prior collection or containment.
FRONTAGE	A strip or extent of land abutting and extending along a street.
FUNCTIONAL PLANS AND DOCUMENTS	Plans, documents, and regulations relating to future development, provision of public infrastructure and services, economic development, and tourism.
FUNCTIONALLY-DEPENDENT FACILITY	A facility or structure that cannot be used for its intended purpose unless it is located within or in close proximity to water, such as a dock, port, or use type associated with the operation of boats.
FUTURE DEVELOPMENT SITE	A parcel or parcels designated for future land development as identified in a preliminary plat, site plan, PD master plan, or other plan of development.
G	
GABLE	A triangular area of an exterior wall formed by two sloping roofs
GARAGE OR YARD SALE	A sale conducted by an occupant of a residence alone or in cooperation with neighbors conducted for the purpose of selling surplus household items for profit or for charitable purposes. Such sales are usually conducted from a garage associated with the residence or from the yard of the residence. Garage or yard sales may be distinguished from flea markets by the number of days of sale.
GENERAL ASSEMBLY	The General Assembly for the State of North Carolina. Also referred to as the Legislature.
GENERAL STATUTES	A statute is a written law passed the General Assembly that sets forth general propositions of law that courts apply to specific situations.
GENERAL ZONING DISTRICT	A zoning district designation applied to an individual lot.
GLARE	The effect produced within the visual field by a high intensity or insufficiently shielded light source that is significantly brighter than the level to which the eyes are adapted, causing annoyance, discomfort, or loss of visual performance or visibility of objects.
GLAZING	The portion of an exterior building surface occupied by glass or windows.
GOOD CAUSE	Legally adequate or substantial grounds or reason to take a certain action based upon the circumstances of each individual case.
GRADING	Excavating, filling (including hydraulic fill) or stockpiling of earth material, or any combination thereof, including the land in its excavated or filled condition.
GREEN ROOF	The roof of a building that is partially or completely covered with vegetation and a growing medium, planted over a waterproofing membrane. It may also include additional layers such as a root barrier and drainage and irrigation systems.
GROUND COVER	Low growing plants such as grasses, ivy, creeping bushes and similar decorative plantings as well as mulch, pinestraw, or other similar materials used to cover the ground within required landscaping areas.
GROUND-BASED MECHANICAL EQUIPMENT	Utility or other equipment of a mechanical nature that is mounted on or below grade on the site it serves.
H	
HABITABLE SPACE	A space in a building for living, sleeping, eating or cooking, or used as a home occupation.
HARDSHIP	Special or specified circumstances that place an unreasonable or disproportionate burden on one applicant or landowner over another.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Historic Structure

TABLE 10.<->: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <->, Table of Principal Uses
HISTORIC STRUCTURE	<p>Any structure that is:</p> <p>(1) Listed individually in the National Register of Historic Places (a listing maintained by the U.S. Department of Interior) or preliminarily determined by the Secretary of Interior as meeting the requirements for individual listing on the National Register;</p> <p>(2) Certified or preliminarily determined by the Secretary of Interior as contributing to the historical significance of a registered historic district or a district preliminarily determined by the Secretary to qualify as a registered historic district;</p> <p>(3) Individually listed on a state inventory of historic places;</p> <p>(4) Individually listed on a local inventory of historic places in communities with historic preservation programs that have been certified:</p> <p style="padding-left: 20px;">(a) By an approved state program as determined by the Secretary of Interior, or</p> <p style="padding-left: 20px;">(b) Directly by the Secretary of Interior in states without approved programs.</p>
HOLIDAY	A holiday observed by the County.
HOME OCCUPATION	Any activity carried out for gain by a resident their principal residence.
HOMEOWNERS' ASSOCIATION	An organization of homeowners or property owners of lots or land in a particular subdivision, condominium, or planned development. The owners' association is responsible for maintaining and enhancing the shared private infrastructure (e.g., stormwater, streets, and sidewalks) and common elements such as recreation areas.
I	
IMMEDIATE FAMILY	Family members within two degrees of kinship (i.e., spouse, parent, sister, bother, child, grandparent).
IMPERVIOUS SURFACE (OR COVER)	Any structure, material or ground cover consisting of, but not limited to, asphalt, concrete, stone, brick, terrazzo, roofing, ceramic tile or any other natural or man-made material that prevents the absorption of surface water into the soil.
IMPROVEMENT	The construction of buildings and the establishment of basic services and amenities associated with development, including, but not limited to streets and sidewalks, parking areas, water and sewer systems, drainage system, property markers and monuments, recreation facilities (i.e., lakes, swimming pools, tennis courts, golf courses, club houses, cabanas, marinas, docks and the like) and other similar construction or establishment.
INGRESS	Access or entry to a building or site.
IN-LIEU FEE	Monetary compensation offered by a landowner or applicant as an alternative to provision of some other required site or development feature.
INTERPRETATION	A determination, made in writing, by the UDO Administrator regarding the proper application of provisions in the UDO, the boundaries on the Official Zoning Map, or a prior-approved condition of approval.
J	
JURISDICTION	The official power to make legal decisions and judgements. The term can also be used to describe the geographic boundaries of a municipal corporation or the extent over which a particular agency has control.
JURISDICTIONAL STREAM	A stream or other waterbody that meets the definition of "waters of the United States" or "waters of the State," and is thus subject to the jurisdiction of the USD Army Corps of Engineers or the NC Department of Environmental Quality.
JUST CAUSE	Legitimate cause; legal or lawful ground for action.
K	
L	
LAND DISTURBANCE	Any movement of earth or substrate, manually or mechanically, including but not limited to any modification of existing grade by dredging, demolition, excavation or fill, grading, scraping, vegetation removal, landscaping, coring, well drilling, pile driving, undergrounding utility lines, trenching, bulldozing, sheeting, shoring and excavation for laying or removing foundations, pilings or other purposes.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Land Disturbing Activity

TABLE 10.<=>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <=>, Table of Principal Uses
LAND DISTURBING ACTIVITY	Any use of the land by any person in residential, industrial, educational, institutional or commercial development, highway and road construction and maintenance that results in a change in the natural grade and may cause or contribute to sedimentation, except activities that are exempt under Section 113A 52(6) of the North Carolina General Statutes. Sedimentation occurs whenever solid particulate matter, mineral or organic, is transported by water, air, gravity, or ice from the site of its origin.
LANDOWNER	As applied to the standards related to vested rights, an owner of a legal or equitable interest in real property, including the heirs, devisees, successors, assigns, and personal representative of the owner.
LANDSCAPING	The improvement of a lot, parcel or tract of land with grass, shrubs, and trees. Landscaping may include pedestrian walks, flower beds, ornamental objects such as fountains, statuary, and objects designed and arranged to produce an aesthetically pleasing effect.
LEGISLATIVE DECISION	A decision by an elected body that establishes policies and have broad-based application across the jurisdiction. Examples include adoption and amendment of plans and ordinances.
LEGISLATIVE PUBLIC HEARING	A hearing held for the purpose of soliciting public comments on a proposed change in the zoning text or zoning map. Reasonable time limits on speakers may be imposed and responsible decorum maintained. However, unlike quasi-judicial hearings, there is no requirement for oaths, no limits on expression of personal opinions, and no limit on discussing the matter outside the context of the hearing.
LIGHT TRESPASS	Unwanted light that shines from one lot to another.
LOADING AREA (OR SPACE)	Space logically and conveniently located for bulk pickups and deliveries, scaled to delivery vehicles, and not considered as part of the minimum required off-street surface parking.
LOT	A legally described piece of contiguous land that has been or may be developed as a unit. This term is synonymous with “parcel.”
LOT OF RECORD	A lot which is a part of an approved subdivision, a plat of which has been recorded in the Office of the Camden County Register of Deeds or a lot described by metes and bounds the description of which has been so recorded and which at the time of recordation and the time it was originally subdivided met all applicable subdivision and zoning regulations then in effect. In addition, this definition shall include lots for which a plat and/or deed is recorded in the Office of the Register of Deeds and the lot was created prior to the adoption of the County's first subdivision regulations or a lot upon which an existing structure is located provided a valid building permit was obtained for the construction or a lot which at the time of creation met all subdivision and zoning requirements.
LOWEST ADJACENT FLOOR	The elevation of the ground, sidewalk or patio slab immediately next to the building, or deck support, after completion of the building. For Flood Zone A, use the natural grade elevation prior to construction.
LOWEST FLOOR	For the purposes of flood damage prevention, the subfloor, top of slab or grade of the lowest enclosed area (including basement). An unfinished or flood resistant enclosure, usable solely for parking of vehicles, building access, or limited storage in an area other than a basement area is not considered a building's lowest floor provided that such an enclosure is not built so as to render the structure in violation of the applicable non-elevation design requirements of this subchapter.
M	
MAIN ROADWAY CORRIDOR	Key roadways that serve the County as defined in the 2035 Comprehensive Plan: US 17, US 158, NC 343, and NC 34.
MAINTENANCE WARRANTY	The set aside of funds or establishment of a written guarantee of funds by a subdivider or developer to ensure the proper performance of stormwater management facilities after the final approval of development, or to ensure that replacement trees remain alive through the required establishment period.
MAJOR CHANGE	A significant deviation in an application, proposed development, or portion of a development that impacts the operation, appearance, function, value, or compatibility of proposed development with its surroundings.
MANSARD ROOF	A sloped roof or roof-like facade architecturally comparable to a building wall.
MARKET VALUE	The building value, not including the land value and that of any accessory structures or other improvements on the lot. Market value may be established by independent certified appraisal, replacement cost depreciated for age of building and quality of construction (actual cash value), or adjusted tax assessed values.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Master Plan

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <>, Table of Principal Uses
MASTER PLAN	For the purposes of developing in a Planned Development (PD) district, a master plan is the required document depicting the general configuration and relationship of the principal elements of the proposed development, including uses, general building types, density/intensity, resource protection, pedestrian and vehicular circulation, open space, public facilities, and phasing.
MATERIAL CHANGE	A change in the meaning or language of a legal document, such as a contract, agreement, or approval that is made by one party to the document without the consent of the other after it has been signed or completed.
MAXIMUM EXTENT PRACTICABLE	No feasible or practical alternative exists, as determined by the County, and all possible efforts to comply with the standards or regulation to minimize potential harmful or adverse impacts have been undertaken by an applicant. Economic considerations may be taken into account but shall not be the overriding factor determining “maximum extent practicable.”
MEAN SEA LEVEL	The National Geodetic Vertical Datum (NGVD) as corrected in 1929, the North American Vertical Datum (NAVD) as corrected in 1988, or other vertical control datum used as a reference for establishing varying elevations within the floodplain, to which Base Flood Elevations (BFEs) shown on a FIRM are references. Refer to each FIRM panel to determine datum used.
MINISTERIAL DECISION	A non-discretionary decision, often made by the UDO Administrator or staff. An example is a building permit for a structure that is an outright permitted use in the zone. An example is final plat review.
MINOR CHANGE	An insignificant deviation in an application, proposed development, or portion of a development that does not impact the operation, appearance, function, value, or compatibility of proposed development.
MIXED USE DEVELOPMENT	A tract of land or structure developed for two or more different uses, such as, but not limited to, residential, office, retail, institutional, public, or entertainment. Such uses are functionally integrated and share vehicular use areas, ingress/egress, and pedestrian access.
MOBILE HOME, CLASS A	A mobile home constructed after July 1, 1976, that meets or exceeds the construction standards promulgated by the U.S. Department of Housing and Urban Development that were in effect at the time of construction. Class A mobile homes are more than 20 feet wide.
MOBILE HOME, CLASS B	A mobile home constructed after July 1, 1994, that meets or exceeds the construction standards promulgated by the U.S. Department of Housing and Urban Development that were in effect at the time of construction, but that is less than 20 feet wide.
MOBILE HOME, CLASS C	A mobile home constructed prior to July 1, 1994, that does not meet the definitional criteria of a Class A or Class B mobile home and is less than 18 feet wide.
MONUMENT	For the purposes of the subdivision regulations, a permanent marker, typically inserted into the ground, showing the location of a lot line, lot corner, or other demarcation associated with a lot or right-of-way.
MUNICIPALITY	An incorporated city, town, or village with powers as described in Section 160A of the North Carolina General Statutes.
N	
NEIGHBORHOOD MEETING	A meeting conducted by the applicant of a proposed development with those in the area around the proposed development.
NEW CONSTRUCTION	For flood damage prevention purposes, structures for which the start of construction commenced on or after the effective date of the original version of Ordinance 2004-09-01 and includes any subsequent improvements to such structures.
NONCONFORMING LOT	A lot of record that that was lawful at the date on which it was established, but does not conform to the current dimensional requirements of the zoning district in which it is located.
NONCONFORMING SIGN	Any sign that was lawfully established, but does not meet the standards of this Ordinance.
NONCONFORMING SITE	A site that was legally established, but that is not presently in full compliance with elements of this Ordinance pertaining to landscaping, lighting, access and on-site circulation, parking areas, and screening.
NONCONFORMING STRUCTURE	A structure that was lawful on the date on which it was established, but does not conform to current dimensional, elevation, location, or other requirements of this Ordinance.
NONCONFORMING USE	A use type which was lawful on the date on which it was established, but is now no longer a permitted use of that lot, building, or structure under this Ordinance. A use that when established did not require a special use permit, but now requires a special use permit shall be considered a nonconforming use until special use permit approval is obtained.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Nonconformity

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
NONCONFORMITY	Any land use, development, structure, or site, including any lot of record, that was legally established, but that is not presently in full compliance with the provisions of this Ordinance.
NON-ENCROACHMENT AREA	The channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than one foot as designated in the Flood Insurance Study report.
NOTICE OF PUBLIC HEARING	The formal legal notification of a public hearing on a proposed development application. A "published notice" is one required to be printed in a newspaper of general circulation. A "mailed notice" is one delivered to specified individuals by US Mail. A "posted notice" is a sign posted on or near the property subject to the application
NOTICE OF VIOLATION	A notice indicating a violation of this Ordinance.
NUISANCE FLOODING	Somewhat common or typical flooding that takes places in the same locations or with regular frequency.
O	
OATH	The term "oath" shall be construed to include an affirmation in all cases in which, by law, an affirmation may be substituted for an oath, and in like cases the terms "swear" and "sworn" shall be equivalent to the terms "affirm" and "affirmed."
OCCUPANCY	The act, state, or condition of holding, possessing, residing, or otherwise using a premises, lot, site, building, or dwelling.
OFFICIAL ZONING MAP	The Official Zoning Map upon which the boundaries of various zoning districts are drawn and which is an integral part of this Ordinance.
OFF-STREET PARKING AREA	The portion of the vehicle accommodation area consisting of lanes providing access to parking spaces.
ON-CENTER PLANTING	Placement of landscape material in a regularly-spaced pattern of equal distance between plants.
OPAQUE	The inability to see across or through a landscaping buffer or similar visual screen.
OPACITY	A measurement indicating the degree of obscuration of light or visibility.
OPEN SPACE	Areas of land free from buildings, structures, or encumbrances, as well as lands with buildings or structures devoted to active or passive recreational purposes.
OPEN SPACE SET-ASIDE	Land and/or water areas within the site designated for a particular development, not individually owned or dedicated for public use, which is designed and intended for the common use or enjoyment of the residents of the development, but not including any lands occupied by streets, street rights-of-way or off-street parking.
OPEN SPACE SET-ASIDE, ACTIVE	See "Active Open Space Set-Aside."
OPEN SPACE SET-ASIDE, PASSIVE	See "Passive Open Space Set-Aside."
OPEN SPACE SET-ASIDE, URBAN	See "Urban Open Space Set-Aside."
ORDINANCE	A legislative enactment of Camden County, North Carolina.
ORDINARY REPAIRS AND MAINTENANCE	Work done on a sign or structure to prevent deterioration or to replace any part thereof in order to correct any deterioration, decay or damage to any part thereof in order to restore same as nearly as practical to its condition prior to such deterioration, decay or damage.
OUTDOOR DISPLAY	The keeping of any goods, merchandise, or vehicles, in an unroofed area for marketing or sales purposes.
OUTDOOR STORAGE	The keeping of any goods, junk, material or merchandise in an unroofed area, in the same place for a period of time exceeding 24 hours, but excluding temporary construction and related activities.
OUTPARCEL	A lot located within a multi-tenant development (e.g., a shopping center) which may or may not have access from a public road abutting the development. The lot is treated as part of the larger development with respect to applicable yard and dimensional requirements.
OVERLAY ZONING DISTRICT	A zoning district that is superimposed over either all or a portion of one or more underlying general, or base, zoning districts with the intent of supplementing generally applicable development regulations with additional development regulations that address special area-specific conditions, features, or plans while maintaining the character and purposes of the underlying zoning district.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Owner

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
OWNER	The person firm or organization in whom is vested the ownership, dominion or title of property. The person firm or organization who is recognized and held responsible by the law as the owner of property.
P	
PACKAGE TREATMENT PLANT	A privately- or publicly-owned facility, other than a conventional residential septic tank system, that is constructed for the purpose of treating sewage and discharging treated effluent.
PARAPET	A building façade that rises above the roof level, typically obscuring a gable or flat roof as well as any roof-mounted equipment.
PARCEL	See “Lot.”
PARKING SPACE, ACCESSIBLE	A space designated for the parking or temporary storage of one motor vehicle in addition to the space necessary for the ingress and egress from the vehicle by a disabled person and any equipment needed for that purpose.
PARTY WALL	A wall separating and common to two or more buildings on individual lots that consists of noncombustible material as specified by the State Building Code.
PASSIVE OPEN SPACE SET-ASIDE	Open space areas designated for passive recreation uses including walking trails, pathways, gazebos, picnic areas, fountains, and similar areas. Such areas may also include undisturbed natural vegetation.
PATIO	An area, usually paved, adjoining a building - used as an area for outdoor lounging, dining, or gathering.
PEDESTRIAN PATHWAY	Interconnected paved walkway that provides a pedestrian passage through blocks running from street to street, vehicular use areas, through sites, or other locations.
PENALTY	Punishment for violation of a law or rule.
PERFORMANCE GUARANTEE	Cash or other guarantee provided by an applicant in-lieu of completion of public infrastructure or installation of required private site features prior to issuance of a building permit or other development approval.
PERGOLA	An accessory structure consisting of parallel colonnades supporting an open roof of girders and cross rafters.
PERIMETER BUFFER	A specified land area, located parallel to and within the outer perimeter of a lot or parcel and extending to the lot or parcel boundary line, together with the planting and landscaping required on the land. A buffer may also contain, or be required to contain, a barrier such as a berm, fence or wall, or combination thereof, where such additional screening is necessary to achieve the desired level of buffering between various land use activities.
PERMANENT RESIDENCE	The place where a person has his or her true, fixed, and permanent home and principal establishment to which, whenever absent, he or she has the intention of returning. A person has only one permanent residence at a time.
PERSON	An individual, trustee, executor, other fiduciary, corporation, firm, partnership, association, organization or other entity acting as a unit.
PERSONAL PROPERTY	All forms of property, except real property.
PERVIOUS SURFACE	Any land surface not effectively covered by impervious surface, in which rainfall and stormwater runoff can naturally infiltrate.
PHASE	The discrete portion of a proposed development.
PILASTER	A rectangular column with a capital and base that is attached or affixed to a wall as an ornamental design feature.
PITCHED ROOF	A roof that is configured at an angle to the ground.
PLANNED DEVELOPMENT	An area of land under unified ownership or control to be developed and improved as a single entity under a planned development master plan in accordance with this Ordinance.
PLANNING BOARD	An advisory or decision-making body responsible for decisions on preliminary plat applications, review and recommendations on UDO text and Official Zoning Map amendments and development agreements. The Planning Board also makes special studies of land use and assists in the preparation and revision of the Land Use Plan.
PLANTING SEASON	The dormant time of the year for trees beginning with leaf drop and ending with bud break; generally late fall to early spring.
PLAZA	An open space at the intersection of important streets or adjacent to important structures, set aside for civic purposes and commercial activity, which may include parking, consisting of durable pavement, and formal landscaping or tree plantings.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Porch

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
PORCH	A covered projection (can be glazed or screened) from the main wall of a building, with a separate roof, that is not used for livable space.
PORTICO	A large porch usually with a pediment usually associated with an entrance, supported by columns.
POST-FIRM	Construction or other development which started on or after the effective date of the initial Flood Insurance Rate Map for the other area.
PRE-APPLICATION CONFERENCE	A meeting or conference conducted by a potential applicant for a permit or development approval and County staff for the purposes of discussing a potential application or County rules regarding development.
PRE-FIRM	Construction or other development which started before the effective date of the initial Flood Insurance Rate Map for the other area.
PRELIMINARY PLAT	A drawing or plan showing the proposed organization of lot boundaries, streets, public infrastructure, open space, and other site configuration features associated with a proposed development including two or more lots.
PRIMARY ENTRANCE	The place of ingress and egress to a building, parcel, or development used most frequently by the public.
PRINCIPAL BUILDING OR STRUCTURE	A structure in which is conducted the principal use(s) of the lot on which it is located.
PRINCIPAL USE	A primary or predominate use of a lot or parcel.
PRIVATE SITE IMPROVEMENT	Required site features or elements of a development located on a development site, including but not limited to: landscaping, off-street parking, screening, exterior lighting, and similar elements.
PRIVATE STREET OR ROAD	A road or way for the use of private individuals that is not dedicated to the State or other public agency.
PROTECTED TREE	A tree that is present prior to the commencement of development or land disturbance that is required or intended to remain after completion of development or land disturbing activities.
PUBLIC HEARING, LEGISLATIVE	A meeting open to the public advertised in advance in the local printed media, or as otherwise required by statute, concerning proposed ordinances, amendments or other official county business which require public participation and input.
PUBLIC HEARING, QUASI-JUDICIAL	A formal public hearing involving the legal rights of specific parties conducted by the Board of Commissioners or the Board of Adjustment based on evidence and sworn testimony presented during the public hearing. Decisions made during such hearings are based upon and supported by the record developed at the hearing, and typically involve findings of fact made by the decision-making body.
PUBLIC INFRASTRUCTURE	Infrastructure or facilities (such as water lines, streets, storm drainage, sidewalks, trails, etc.) owned by the public and intended for use by the public.
Q	
QUASI-JUDICIAL DECISION	A decision by an elected or appointed body that applies previously-established policies. Examples include decisions on subdivision plats, site plan review, and special exceptions.
QUASI-JUDICIAL PUBLIC HEARING	A formal public hearing involving the legal rights of specific parties conducted by the Board of Commissioners or the Board of Adjustment based on evidence and sworn testimony presented during the public hearing. Decisions made during such hearings are based upon and supported by the record developed at the hearing, and typically involve findings of fact made by the decision-making body.
QUORUM	The minimum number of council, board, or commission members that must be present in order to conduct official business or take official action.
R	
REAL PROPERTY	All land, all buildings, all structures, and other fixtures firmly attached thereto.
RECREATIONAL VEHICLE	A wheeled vehicular portable structure, built on a chassis, designed to be used as a temporary dwelling for travel and/or recreational purposes, having a body width not exceeding ten feet. A recreational vehicle may be self-propelled.
REDEVELOPMENT	Installation of any improvements, new construction, or reconstruction on a lot or site that has pre-existing uses.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Reference Level

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
REFERENCE LEVEL	The portion of a structure or other development that must be compared to the regulatory flood protection elevation to determine regulatory compliance of this subchapter. For structures within special flood hazard areas designated as zones AE or A, the reference level is the top of the lowest floor or bottom of lowest attendant utility including ductwork, whichever is lower.
REGULATORY FLOOD PROTECTION ELEVATION	The elevation, in relation to mean sea level, to which the reference level of all structures and other development located within special flood hazard areas must be protected. Residential construction within areas where Base Flood Elevations (BFEs) have been determined, this elevation shall be the BFE plus one foot of freeboard. Commercial construction required to meet or exceed BFE.
REMEDY	The manner in which a right or law is enforced or satisfied when a violation of the UDO or related law has occurred.
REQUIRED YARD	The land area located between a lot line and the boundary of a required setback.
RESERVE FUND	A bank account containing reserve funds for the purpose of maintaining commonly-held land, infrastructure, or facilities.
RESOLUTION	The official written expression of the opinion or the will of the Board of County Commissioners, Board of Adjustment, or Planning Commission.
RETAINING WALL	A structure, either masonry, metal, or treated wood, designed to prevent the lateral displacement of soil, rock, fill, or other similar material.
REVERSE FRONTAGE	A lot with two or more street frontages that includes a building or structure that is oriented in a manner that differs from other existing structures or from the development patterns indicated by adopted policy guidance or good planning practice.
RIGHT-OF-WAY	Property located within and adjoining the streets, roads and highways within the County, which rights-of-way are owned or otherwise maintained by the state.
RIPARIAN BUFFER	A vegetated area near a stream, usually forested, which helps shade and partially protect a stream from the impact of adjacent land uses.
ROAD	See "Street."
ROAD, PUBLIC	See Street, Public."
ROOF-MOUNTED EQUIPMENT	Equipment, appurtenances, utilities, infrastructure, or similar objects mounted on or near the roof of a building.
ROOT ZONE	The area inside the dripline of a tree that contains its roots.
ROUTINE MAINTENANCE	Small-scale, ongoing activities (usually requiring only minimal skills or training) associated with regular (daily, weekly, monthly, etc.) and general upkeep of a building, equipment, machine, plant, or system to mitigate the negative impacts of normal wear and tear.
S	
SCREENING	Fences, walls, vegetation, building features, or other constructed devices intended to shield a site feature from view.
SEDIMENT	Solid particulate matter, both mineral and organic, that is transported by water, air, gravity, or ice from its site of origin.
SEDIMENTATION	The process by which sediment resulting from accelerated erosion is transported off-site by land-disturbing activity.
SHARED PARKING	The joint use of off-street parking facilities by two or more uses whether located on the same or different lot as the parking facilities.
SHIELDING	The portion of a light fixture constructed and installed in such a manner that all light emitted by it, either directly from the lamp (bulb) or a diffusing element, or indirectly by reflection or refraction from any part of the fixture, is projected below the horizontal plane of the fixture.
SHOPPING CENTER	A group of commercial establishments planned, developed and/or managed as a unit with off-street parking provided on the property that is located on a tract of land at least four acres in area. A group of commercial establishments that are located on a tract of land less than four acres in area shall be subject to the standards established for the district in which they are located and the combination use requirements of this chapter.
SHORELINE	The location where the mean high-water mark meets the land or bulkhead along any canal, waterway, or boat basin.
SHORELINE ARMORING	The use of groins, jetties, offshore breakwaters, sea walls, tombolos or other hardened beach structures designed to protect the land from erosion particularly during storms and usually made of metal, wood, or rock.
SHRUB	A woody plant, smaller than a tree, consisting of several small stems emerging from the ground, or small branches near the ground. Shrubs may be deciduous or evergreen.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Sidewalk

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
SIDEWALK	A paved area public right-of-way running parallel to the street for the purposes of pedestrian travel and to facilitate pedestrian access to adjacent streets and land.
SIGHT DISTANCE TRIANGLE	The triangular area formed by a diagonal line connecting two points located at designated locations on intersecting right-of-way lines or a right-of-way line and the curb or a driveway.
SIGN	An object, device, display, or structure, or part thereof, which is used to advertise, identify, display, direct, or attract attention to an object, person, institution, organization, business, product, service, event, or location by any means, including but not limited to words, letters, pennants, banners, emblems, trademarks, trade names, insignias, numerals, figures, design, symbols, fixtures, colors, illumination, or projected images or any other attention directing device.
SIGN FACE AREA	The portion of sign that contains the message being conveyed.
SIGN, AWNING	A sign placed on a canvas or metal awning affixed to a building.
SIGN, BANNER	A strip of cloth, paper, plastic, or metal bearing a message and intended to be affixed to a building wall or strung between vertical projections.
SIGN, EXTERNALLY ILLUMINATED	A sign lighted by an external source that casts light on the face of the sign.
SIGN, FENCE WRAP	A temporary sign affixed to fencing surrounding an active construction site.
SIGN, FLAG	See "Flag."
SIGN, FLASHING	A sign that uses an intermittent scrolled or flashing light or message to attract attention, or is otherwise designed or constructed to have intermittent, flashing or scrolled light emitted from it.
SIGN, FREESTANDING	Any sign permanently attached to the ground and not attached to any building which is located on a single parcel occupying an entire structure or building.
SIGN, GOVERNMENT	Any temporary or permanent sign erected and maintained for any government purposes.
SIGN, ILLUMINATED OR LIGHTED	A sign either internally or externally illuminated.
SIGN, INCIDENTAL	A small sign affixed to a wall, post, or similar mounting device intended to provide directional or location information to a viewer on or passing by a site.
SIGN, INTERNALLY ILLUMINATED	Sign where the source of the light is inside the sign and light emanates through the message of the sign, rather than being reflected off of the face of the sign.
SIGN, MONUMENT	Any sign permanently attached to the ground and not attached to any building or pole.
SIGN, OBSOLETE	Nonconforming signs or parts of signs which pertain to a use that no longer exists, or that has been discontinued for 180 days or more.
SIGN, OFF-PREMISE	Any sign that directs one's attention to a service, commodity, entertainment or business that is offered elsewhere than on the premise where the sign is displayed.
SIGN, ON-PREMISE	Any sign that directs one's attention to a service, commodity, entertainment or business offered on the premise where the sign is located.
SIGN, POLITICAL	Any sign that advocates for political action.
SIGN, PORTABLE	A reusable and removable sign, which by its construction or nature, may be or is intended to be freely moved from on location to another. A portable sign is not permanently affixed to the ground, structure, or building.
SIGN, PROJECTING	Any sign, other than a wall, awning, canopy or marquee sign, which is affixed to a building and is supported only by the wall on which the sign is mounted.
SIGN, SAFETY	A sign intended to provide basic safety or directional information for the site where its located, including signage related to: private parking, unofficial traffic signs indicating on-site directions, entrances, exits, or traffic hazards, signs pertaining to above or below ground utilities, equipment, or potentially hazardous conditions, or signs warning the public against trespassing, against danger from animals, or other dangerous conditions.
SIGN, TEMPORARY	A sign that is used in connection with a circumstance, situation or event that is designed, intended or expected to take place or to be completed within a reasonably short or definite period after the erection of such sign; or is intended to remain on the location where it is erected or placed for a period of not more than 15 days. If a sign display area is permanent but the message displayed is subject to periodic changes, that sign shall not be regarded as temporary.
SIGN, VEHICLE OR MOBILE	A permanent or temporary sign affixed to, painted or drawn on, or placed or mounted in or upon any parked vehicle, parked trailer, or other parked towable device which is displayed in public view.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Sign, Wall

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
SIGN, WALL	Any sign which is placed against a building or other structure, which is attached to the exterior front, rear, or side wall of such building or structure and which does not project above the highest part of the structure. A sign or mural painted on the surface of a structure shall be considered a wall sign.
SIGN, WINDOW	Any sign appearing in, on, or through a window of a structure and visible from outside. The term window sign shall not be used to define a window display.
SIGNIFICANT TREE	An existing canopy or understory tree required to be retained on-site during and after development.
SITE FEATURES	Structures or elements (not including principal or accessory structures) required or authorized to accompany a development, such as off-street parking, landscaping, exterior lighting, or signage.
SITE PLAN, MAJOR	The review procedure for larger or more complex proposed development projects, as described in Section <> , Major Site Plan .
SITE PLAN, MINOR	The review procedure for small-scale or low intensity proposed development projects, as described in Section <> , Minor Site Plan .
SITE SPECIFIC DEVELOPMENT PLAN	A development plan prepared in accordance with Section 160A-385.1 of the North Carolina General Statutes.
SPECIAL FLOOD HAZARD AREA	The land area anticipated to be covered by the floodwaters associated with the base flood event.
SPECIAL LEGISLATION	Acts of the North Carolina General Assembly that apply specifically and uniquely to one county or municipality and empower that county or municipality with special powers not broadly available.
SPECIAL PURPOSE LOT	Lots that are exempted from the typical lot dimensional requirements in this Ordinance due to their special purpose or history of establishment.
SPIRE	A tapering, conical, or pyramidal structure on top of a building, typically a religious building.
STACKING SPACE	A portion of the vehicular use area on a site that is dedicated to the temporary storage or “standing” of vehicles engaged in drive-through use of the site or development.
STANDARD REVIEW PROCEDURE	Actions undertaken by County staff or requirements of applicants that are uniformly applied to all types of development applications reviewed and decided under this UDO.
START OF CONSTRUCTION	<p>For other than new construction or substantial improvements under the Coastal Barrier Resources Act, the same being PL. 97-348, USC 3501 et seq., includes substantial improvement, and means the date the building permit was issued, provided the actual start of construction, repair, reconstruction, rehabilitation, addition, or improvement was within 180 days of the permit date.</p> <p>The actual start means the first placement of permanent construction of a structure, including a manufactured home, on a site, such as the pouring of slabs or footings, installation of piles, construction of columns or any work beyond the stage of excavation or the placement of a manufactured home on a foundation. Permanent construction does not include land preparation, such as clearing, grading, and filling; nor does it include the installation of streets and/or walkways; nor does it include excavation for a basement, footings, piers or foundations, or the erection of temporary forms; nor does it include the installation on the property of accessory buildings, such as garages or sheds not occupied as dwelling units or not part of the main structure.</p> <p>For a substantial improvement, the actual start of construction means the first alteration of any wall, ceiling, floor or other structural part of the building, whether or not that alteration affects the external dimensions of the building.</p>
STATE	The state of North Carolina.
STATE BUILDING CODE	A series of ordinances enacted by the General Assembly and State Building Code Council that establish the minimum requirements that must be met in the construction and maintenance of buildings and structures.
STEALTH WIRELESS TELECOMMUNICATIONS FACILITY	A wireless facility that is integrated as an architectural feature of an existing structure or any new wireless support structure designed to camouflage or conceal the presence of antennae or towers so the purpose of the facility or support structure is not readily apparent to a casual observer.
STOP WORK ORDER	An order issued by the County to a landowner or developer to cease and desist all land-disturbing or development activity on a site pending resolution of a problem or conflict.
STORMWATER CONVEYANCE	Stormwater management facilities or features designed to facilitate the movement of stormwater runoff.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Stormwater Management Device

TABLE 10.<:>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
STORMWATER MANAGEMENT DEVICE	A structure or facility intended to control stormwater runoff on an individual lot or development site.
STORMWATER RUNOFF	The surface flow of water resulting from precipitation in any form and occurring immediately after rainfall or melting.
STREET	A paved or unpaved travelway intended for use by automobiles and bicycles.
STREET SETBACK	The minimum required distance between a street right-of-way and the nearest portion of a building.
STREET STUB	A nonpermanent dead end street intended to be extended in conjunction with development on adjacent lots or sites.
STREET, ARTERIAL	A street whose principal function is to carry large volumes of traffic at higher speeds through the county or from one part of the County to another.
STREET, ARTERIAL ACCESS	A street that is parallel to and adjacent to an arterial street and that is designed to provide access to abutting properties so that these properties are somewhat sheltered from the effects of the through traffic on the arterial street and so that the flow of traffic on the arterial street is not impeded by direct driveway access from a large number of abutting properties.
STREET, COLLECTOR	A street whose principle function is to carry traffic between local streets and arterial streets but that may also provide direct access to abutting properties. It generally serves or is designed to serve, directly or indirectly, more than 100 dwelling units and is designed to be used or is used to carry more than 800 trips per day.
STREET, CUL-DE-SAC	A street that terminates in a vehicular turnaround.
STREET, LOCAL	A street whose primary function is to provide access to abutting properties. It generally serves or is designed to serve less than 100 dwelling units and handles less than 800 trips per day.
STREET, LOOP	A street that has its beginning and points on the same road.
STREET, MAJOR ARTERIAL	Arterial streets that are part of the state's primary road system, including US 158, US 168 and NC 343.
STREET, MINOR ARTERIAL	All arterials other than major arterials.
STREET, PRIVATE	A vehicular travelway not dedicated or offered for dedication as a public street but resembling a cul-de-sac or a local street by carrying traffic from a series of driveways to the public street system.
STREET, PUBLIC	A pre-existing public street as well as a new street created by a subdivider that meets the public street standards of this Ordinance and all applicable state requirements.
STREET, PUBLIC	A dedicated public right-of-way in which the roadway has been accepted or constructed to public standards for vehicular traffic, but not an alley.
STRUCTURE	See "Building."
SUBDIVISION	<p>As used in this ordinance means all divisions of a tract or parcel of land into two or more lots, building sites or other divisions for the purpose of sale or building development (whether immediate or future) and shall include all divisions of land involving the dedication of a new street or a change in existing streets; but the following shall not be included within this definition provided, however, that any subdivision document or plat to be recorded pursuant to such exclusions shall have the notation of "No Approval Required" and the signature of the UDO Administrator or his designated agent before filing in the office of the Camden County Register of Deeds.</p> <p>A "Subdivision" shall not include the following:</p> <ol style="list-style-type: none"> 1. The combination or recombination of portions of previously platted lots where the total number of lots is not increased and the resultant lots are equal to or exceed the standards of the County as shown in this Ordinance. 2. The division of land into parcels greater than ten acres where no street right-of-way dedication is involved. 3. The public acquisition by purchase of strips of land for the widening or opening of streets. 4. The division of a tract in single ownership whose entire area is no greater than two acres into not more than three lots, where no street right-of-way or easement dedication is involved and where the resultant lots equal or exceed the standards set forth in this Ordinance. 5. The trading or exchanging of portions of previously platted and recorded properties that are contiguous and that necessitate the creation of parcels not conforming to the requirements of this chapter provided that a statement is placed on the plat to be recorded to the effect that such parcels are not created as individual building lots and are not approved as such and that no building permit shall be issued for construction on such parcels.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Subdivision, Court Ordered

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
SUBDIVISION, COURT ORDERED	The division of land between two or more parties as ordered as part of a settlement imposed by the judicial system.
SUBDIVISION, EXEMPT	A division of land that is exempted from review and approval by the County in accordance with the North Carolina General Statutes.
SUBDIVISION, EXPEDITED	A subdivision of land reviewed and approved administratively that is exempted from most of the public infrastructure requirements.
SUBDIVISION, FAMILY	See “Transfer Plat.”
SUBDIVISION, MAJOR	A subdivision of land that includes five or more lots (including the residual parcel) or that involves extension of public streets, public water, public sewer, or other public utility.
SUBDIVISION, MINOR	A subdivision of land that includes up to five lots (including the residual parcel) with no extension of public streets, public water, public sewer, or other public utility.
SUBMERGED LANDS	Lands within a jurisdictional boundary and which are covered by water on a temporary or permanent basis. Submerged lands include, but are not limited to, tidal lands, islands, sandbars, shallow banks and lands waterward of the ordinary or mean high water line.
SUBSTANTIAL CLEARING	Removal of the majority of exiting vegetation on a lot, tract, or site prior to or concurrent with development activity.
SUBSTANTIAL IMPROVEMENT	Any combination of repairs, reconstruction, rehabilitation, addition, or other improvement of a structure, taking place during any one-year period for which the cost equals or exceeds 50 percent of the market value of the structure before the start of construction of the improvement. This term includes structures which have incurred substantial damage, regardless of the actual repair work performed. The term does not, however, include any correction of existing violations of state or community health, sanitary, or safety code specifications which have been identified by the community code enforcement official and which are the minimum necessary to assure safe living conditions; or any alteration of a historic structure, provided that the alteration will not preclude the structure=s continued designation as a historic structure.
SURETY BOND	See “Performance Guarantee.”
SUSTAINABLE DEVELOPMENT PRACTICE	One or more development features voluntarily provided by an applicant or developer as a means of promoting sustainable development and/or taking advantage of available sustainable development practice incentives.
SWALE	A depression in the land that collects stormwater runoff and conveys it to another location.
T	
TECHNICAL REVIEW COMMITTEE	A group of County staff members and others associated with development review in the County.
TEMPORARY HEALTH CARE STRUCTURE	A transportable residential structure, providing an environment facilitating a caregiver’s provision of care for a mentally or physically impaired person on the same lot as a single-family detached dwelling.
TEMPORARY USE PERMIT	A permit authorizing the operation of a temporary use or special event.
TENANT	A person who alone or jointly or severally with others occupies a building under a lease or holds a legal tenancy.
TEN-YEAR STORM EVENT	A storm event that has a 10 percent probability of being equaled or exceeded (in terms of rainfall production) during any single year.
TEXT AMENDMENT	An amendment to the language of this Ordinance.
TRACT	A separate tract of land under common or unified ownership in existence on the effective date of this Ordinance.
TRANSFER PLAT	The conveyance of a single lot from one family member to another immediate family member.
TRAVEL TRAILER	A structure that is: <ol style="list-style-type: none"> 1. Intended to be transported over the streets and highways (either as a motor vehicle or attached to or hauled by a motor vehicle), and 2. Is for temporary use as sleeping quarters, but that does not satisfy one or more of the definitional criteria of a manufactured home.
TREE, SIGNIFICANT	See “Significant Tree.”
U	

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

UDO Administrator

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
	Note: use types are defined in Table <> , Table of Principal Uses
UDO ADMINISTRATOR	The County official responsible for interpretation and enforcement of the UDO text and the Official Zoning Map.
UNDERSTORY TREE	A species of tree which normally grows to a mature height of 15 to 35 feet.
UNIFIED GOVERNMENT	A local governance structure in which the county and its municipalities and/or townships have merged into one governance unit.
URBAN OPEN SPACE SET-ASIDE	A private common open space area located within a village center or mixed-use district that is intended to facilitate gathering of people, such as an outdoor dining area, plaza, or atrium.
USE	The purpose for which land or structures thereon is designed, arranged or intended to be occupied or used, or for which it is occupied, maintained, rented, or leased.
USE OR OCCUPANCY OF A BUILDING OR LAND	Anything and everything that is done to, on or in that building or land.
UTILITY EASEMENT	An easement which grants the right to install and maintain utilities including, but not limited to, water lines, sewer lines, storm sewer lines, electrical power lines, telephone lines, natural gas lines, and community antenna television systems.
V	
VEGETATION, NATIVE	Any indigenous tree, shrub, ground cover or other plant adapted to the soil, climatic, and hydrographic conditions occurring on the site.
VERTICAL MIXED-USE	A two or more story development that includes residential and non-residential development. It is typical for vertically-oriented mixed-use development to include residential development on the upper floors and nonresidential development on the ground or street level.
VESTED RIGHT	A right pursuant to North Carolina General Statutes Section 160A-385.1 to undertake and complete the development and use of property under the terms and conditions of an approved site-specific development plan.
VILLAGE CENTER	The area that forms the core of each township area. A village center should be compact and walkable and should provide opportunities for residents to gather, shop, recreate, and receive government services.
VIOLATION	A breach, infringement, or transgression of a law or requirement in this Ordinance or a permit or development approval.
VISUALLY PERMEABLE	A condition where a person may see through a building material, fence, or screening device. A material does not need to be transparent to be visually permeable, but it may not be opaque.
W	
WALL (OR FENCE)	See "Fence (or Wall)."
WALL PACK	An exterior lighting device that is flush-mounted on a vertical wall surface.
WALL, BUILDING	The entire surface area, including windows and doors, of an exterior wall of a building.
WATER SURFACE ELEVATION	The height, in relation to mean sea level, of floods of various magnitudes and frequencies in the floodplains of coastal or riverine areas.
WATERCOURSE	A lake, river, creek, stream, wash, channel or other topographic feature on or over which waters flow at least periodically. Watercourse includes specifically designated areas in which substantial flood damage may occur.
WETLANDS, 404	Wetlands either with or without a surface or subsurface connection to a larger body of water under the permitting jurisdiction of the US Army Corps of Engineers.
WETLANDS, CAMA	Those areas of land, marsh or swamp which are frequently saturated or covered with water designated by various state agencies as CAMA Wetlands.
WORKING LANDS	A term used to describe agricultural, horticultural, and forestry land uses.
WRIT OF CERTIORARI	A writ of superior court to call up the records of an inferior court or a body acting in a quasi-judicial capacity.
X	
Y	
YARD	An open space on the same lot with a building or group of buildings which open space lies between the building or group of buildings and the nearest lot line and is occupied and unobstructed from the ground upward by buildings or structures except by permitted accessory buildings or uses.

ARTICLE 151.10 DEFINITIONS & MEASUREMENT

Zoning Map

TABLE 10.<>: DEFINITIONS

TERM	DEFINITION
Note: use types are defined in Table <> , Table of Principal Uses	
Z	
ZONING MAP	See "Official Zoning Map."