

CM (Commercial Marina)

The purpose of this district is to promote the tourist and marina character of waterfront areas that attract tourists to the Morehead City area. Only those uses that will support and complement the marina and commercial fishing atmosphere shall be allowed in this district.

Permitted Uses	Special Uses
Accessory Building / Use	Government Building / Use
Boat Storage	Motel
Dock, Public	Petroleum Products, bulk
Marina, Commercial*	Public Utility Building / Use
Marine Storage / Repair Yard	Wholesaling, Marina Related
Office, Marina Related	
Recreation Use, governmental	
Restaurant	
Retail and Wholesaling, Marine Related with or without Outdoor Storage	

*refer to additional requirements in Article 14

PD (Planned Development)

It is the intent to establish a new planned development district (PD) for specialized purposes where tracts suitable in location, area, and character for the uses and structures proposed are to be planned and developed on a unified basis. Suitability of tracts for the development proposed shall be determined primarily by reference to the Morehead City Land Use Plan, but due consideration shall be given to the existing and prospective character of surrounding development.

The intent of this district is to permit flexibility from conventional development controls of use, setback, height, and minimum lot size requirements of other zoning districts while at the same time provide criteria for planned development based on performance.

Within the PD district, the regulations are designed to accomplish the purposes of zoning and the subdivision regulations to an equivalent or higher degree than where such regulations are designed to control unscheduled development on individual lots and to promote economical and efficient land use; an improved level of amenities, such as open space; appropriate and harmonious variety; creative design; and a better environment.

Permitted Uses
Accessory Building/Use
Church*
Dwelling, Multifamily
Dwelling, Single-Family Detached
Dwelling, Two-Family (Duplex)
Home Occupation*
Personal Services (P-a)
Public Utility Building/Use*
Recreation Use, Governmental
Recreation Use, Outdoor (Golf Course or Marina Only) (P-b)
Restaurant (P-a)
Retail, Indoor (P-a)
School*
Townhouse Duplex
Sign, Principal Use
Sign, Temporary Use

*refer to additional requirements in Article 14

(a) – Only permitted in PDs with ten more or acres/limited in area to 10% of built residential floor space. (b) – Permitted in a PD of any size