

# **NOTICE TO SHORELINE PROPERTY OWNERS:**

The revised Jefferson County Shoreline Master Program (SMP) will take effect after State approval and local adoption, likely in late-2009.

All new goals, policies, use standards, and development regulations of the updated SMP will only apply to new shoreline uses and developments, many of which require a permit or exemption approval.

The revised SMP will not be retroactive. Permitted pre-existing structures will be “grandfathered” as legal non-conforming structures and will

not have to be moved to meet new buffer and setback requirements.

Maintenance and repair of existing structures will generally be allowed. However, additions to, extensions or replacements of existing structures, and proposed new structures will be subject to the provisions of the new SMP. These provisions may include incentives for implementing “best management practices” such as bulkhead removal, and planting trees or native vegetation.



## **NEW RULES ONLY APPLY TO NEW ACTIVITIES**