



# Town of Southern Shores

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## **A RESOLUTION OF THE SOUTHERN SHORES TOWN COUNCIL ENCOURAGING THE NORTH CAROLINA LEGISLATURE TO EXPAND AUTHORITY TO CONSTRUCT HOUSING FOR LOCAL GOVERNMENT EMPLOYEES**

Res # 2025-0403

**WHEREAS**, Dare County and its six municipalities, Duck, Southern Shores, Kitty Hawk, Kill Devil Hills, Nags Head, and Manteo, recognize that the availability of affordable housing for local government employees is essential to attracting and retaining qualified personnel necessary for providing vital public services; and

**WHEREAS**, the unique economic conditions, geographical constraints, and market dynamics of Dare County and its municipalities create significant barriers to adequate affordable housing for public sector employees, thereby affecting the recruitment, retention, and overall effectiveness of governmental operations; and

**WHEREAS**, 31% of households in Dare County are cost-burdened, meaning they spend more than 30% of their income on housing costs, leaving limited resources for other essential needs and making it increasingly difficult for public sector employees to afford housing within the communities they serve; and

**WHEREAS**, the lack of affordable housing options has resulted in long commutes for employees, workforce shortages, and challenges in maintaining essential public services, including law enforcement, emergency response, public works, and municipal administration; and

**WHEREAS**, providing housing or assisting employees with affordable housing options directly benefits public safety, educational quality, emergency response times, administrative effectiveness, and general employee wellbeing, ensuring the continued delivery of high-quality services to Dare County residents and visitors; and

**WHEREAS**, current North Carolina law restricts the ability of local government entities to construct, develop, or otherwise directly provide housing specifically targeted for their employees, creating additional obstacles to resolving the housing crisis; and

**WHEREAS**, Session Law 2004-16 granted the Dare County Board of Education the authority to construct affordable housing for teachers, setting precedent for local government involvement in workforce housing solutions, demonstrating the feasibility and benefits of such initiatives; and

**WHEREAS**, the high cost of land and housing development in Dare County exacerbates the difficulty in attracting and retaining government employees, making it imperative that local governments be given the flexibility to address this challenge through targeted housing solutions; and

**WHEREAS**, granting local authority through special legislation would enable Dare County and its municipalities to take a proactive, localized approach to addressing their specific housing challenges for essential public sector personnel.

**NOW, THEREFORE, BE IT RESOLVED**, that Southern Shores, in collaboration with Dare County and the municipalities of Duck, Nags Head, Kitty Hawk, Kill Devil Hills, and Manteo, respectfully requests that the North Carolina General Assembly enact local legislation granting express authorization to Dare County and its municipalities to construct, finance, manage, or otherwise provide housing for employees of the county and municipal governments thereby ensuring the stability and effectiveness of critical public services.

Adopted this 1st day of April 2025.

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Elizabeth Morey, Mayor  
Town of Southern Shores

ATTEST:

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Town of Southern Shores, Town Clerk