



Town of Shallotte Board of Aldermen  
**ACTION AGENDA ITEM**  
2026

**TO:** Board of Aldermen

**FROM:** Brandon Eaton, Planner II

**ACTION ITEM #:** REZ 26-01

**MEETING DATE:** 08-04-2026

**DATE**

**SUBMITTED:**

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**ISSUE/ACTION REQUESTED:**

Request Board's review and decision on rezoning petition REZ #26-01 and supporting documentation.

**PUBLIC  
HEARING:**

☒ YES ☐ NO

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**BACKGROUND/PURPOSE OF REQUEST:**

Gloria Bell has submitted a petition for rezoning of property located at 4740 Leona's Way SW (PID # 21300048).

The property owner has requested that this parcel be zoned Residential Agricultural Manufactured Home (RAM-15). The property is currently zoned Residential Agricultural (RA-15).

The site is comprised of one parcel fronting Leona's Way, containing an existing single-family home.

The Town's Future Land Use Map identifies the area as "Low Density Residential."

The proposed zoning is consistent with future land use map.

The surrounding properties are zoned as follows:

North - PUD  
South – CO-NC  
East – RAM-15  
West – RA-15

The Board may:

Vote to approve the rezoning as proposed; or

Vote to deny the rezoning as proposed; or

Continue the item until additional information is presented.

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**FISCAL IMPACT:**

**BUDGET AMENDMENT REQUIRED:**

☐ YES ☒ NO

**CAPITAL PROJECT ORDINANCE REQUIRED:**

☐ YES ☒ NO

**PRE-AUDIT CERTIFICATION REQUIRED:**

☐ YES ☒ NO

**REVIEWED BY FINANCE DIRECTOR**

☐ YES ☒ NO

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**CONTRACTS/AGREEMENTS:**

**REVIEWED BY TOWN ATTORNEY:**

☐ YES ☒ NO ☐ N/A

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**ADVISORY BOARD RECOMMENDATION:**

The Planning Board voted to recommend approval at their July 14, 2026, meeting.

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**STAFF RECOMMENDATION:**

Staff recommends Board approval of the proposed zoning map amendment (rezoning).

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**FINANCE RECOMMENDATION: NA**

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**ATTACHMENTS:**

1. Map Amendment Petition
2. Area Map
3. Low Density Residential Description
4. Permitted Use Table (RAM-15 Uses)
5. Planning Board Statement of Consistency
6. Draft BOA Statement of Consistency

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|-----------------------------------------------|------------------|---------------------------|
| <b><u>ACTION OF THE BOARD OF ALDERMEN</u></b> |                  |                           |
| <b>APPROVED:</b> <input type="checkbox"/>     | <b>ATTEST:</b>   | <b>CLERK TO THE BOARD</b> |
| <b>DENIED:</b> <input type="checkbox"/>       |                  |                           |
| <hr/>                                         |                  |                           |
| <b>DEFERRED UNTIL:</b>                        | <b>SIGNATURE</b> |                           |
| <b>OTHER:</b>                                 |                  |                           |