



Town of Shallotte Board of Aldermen
ACTION AGENDA ITEM
2025

TO: Board of Aldermen

FROM: Brandon Eaton, Planner II

ACTION ITEM #: REZ 25-13

MEETING DATE: 9-2-2025

DATE SUBMITTED: _____

ISSUE/ACTION REQUESTED:

Review rezoning petition REZ #25-13 and supporting documentation and make a final decision.

PUBLIC HEARING: ☒ YES ☐ NO

BACKGROUND/PURPOSE OF REQUEST:

David Summerlin has submitted a petition for rezoning of property located at 117 Al St. (PID # 198AB006) on behalf of David & Ellen Frazee.

The property owner has requested that this parcel be zoned Central Business (CB). The property is currently zoned Residential (R-10).

The site is comprised of one parcel fronting Al Street, containing an existing single-family home and accessory structure.

The Town's Future Land Use Map identifies the area as "Mixed Use".

The proposed zoning is consistent with future land use map.

The surrounding properties are zoned as follows:

North - CB

South - CB

East – R-10

West – CB

The Board may:

Vote to recommend the rezoning as proposed; or

Vote to recommend denying the rezoning as proposed; or

Continue the item until additional information is presented.

FISCAL IMPACT:

BUDGET AMENDMENT REQUIRED:

☐ YES ☒ NO

CAPITAL PROJECT ORDINANCE REQUIRED:

☐ YES ☒ NO

PRE-AUDIT CERTIFICATION REQUIRED:

☐ YES ☒ NO

REVIEWED BY DIRECTOR OF FISCAL OPERATIONS

☐ YES ☒ NO

CONTRACTS/AGREEMENTS:**REVIEWED BY TOWN ATTORNEY:**☐ YES☒ NO☐ N/A

ADVISORY BOARD RECOMMENDATION:

Planning Board recommended approval of the map amendment at their August 12, 2025, meeting.

STAFF RECOMMENDATION:

Staff feel that the proposed map amendment is consistent with the FLUM and recommend approval.

FINANCE RECOMMENDATION: NA

ATTACHMENTS:

1. Rezoning Application
 2. Area maps
 3. Mixed Use Description
 4. Table of Permitted Uses
 5. Planning Board Statement of Consistency
 6. Draft BOA Statement of Consistency
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ACTION OF THE BOARD OF ALDERMEN**APPROVED:** ☐**ATTEST:****CLERK TO THE BOARD****DENIED:** ☐**DEFERRED****UNTIL:** _____**SIGNATURE****OTHER:**
