

SHALLOTTE BOARD OF ALDERMEN

REGULAR MEETING

June 6, 2023

5:15 P.M.

The Shallotte Board of Aldermen met for a regular meeting on June 6, 2023 at 5:15 p.m. in the meeting chambers located at 110 Cheers Street with Mayor Walt Eccard presiding.

Aldermen present: Larry Harrelson, Gene Vasile, and Jimmy Bellamy.

Aldermen absent: Bobby Williamson and Carson Durham.

Staff present: Mimi Gaither, Robert Waring, Natalie Goins, Isaac Norris, Paul Dunwell, Robert Gravino, Dan Formyduval and Attorney Laura Thompson.

I. **CALL TO ORDER**

Mayor Eccard called the meeting to order. A motion was made by Jimmy Bellamy seconded by Gene Vasile to open the meeting. Motion carried 3 yes 0 no.

II. **INVOCATION & PLEDGE**

Fran Salone-Pelletier gave the Invocation followed by the Board and audience reciting the Pledge of Allegiance.

III. **CONFLICT OF INTEREST**

Mayor Eccard asked if any member of the Board had a conflict of interest or the appearance of a conflict of interest with regard to any item on the agenda. None stated.

IV. **AGENDA AMENDMENTS & APPROVAL OF AGENDA**

A motion was made by Gene Vasile seconded by Jimmy Bellamy to make the following amendments and approve the amended agenda:

Add:

VI. DEPARTMENT REPORTS – 4. Public Utilities - A. Change Order

X. DISCUSSION – 1. Employee Incentives

Motion carried 3 yes 0 no.

V. **PUBLIC COMMENTS**

Rube McMullan shared visions for the Town's future with the Board, largely regarding the Riverwalk and connectivity. Ideas included an outdoor adventure center, charter fishing, canoes/kayaks, boat tours and dinner boat cruises. He shared his viewpoint for closing off Mulberry Street, stating pedestrian concerns as well as protecting historic buildings in that

area. Mayor Eccard thanked Mr. McMullan for attending and expressed appreciation for presenting his ideas.

VI. DEPARTMENT REPORTS

1. Police

2. Fire

3. Planning

4. Public Utilities

A. Change Order (Mulberry Park Pump Station)

A motion was made by Gene Vasile seconded by Larry Harrelson to approve the change order proposal. Motion carried 3 yes 0 no.

5. Finance

A. Bad Debt Policy

A motion was made by Gene Vasile seconded by Larry Harrelson to approve the Bad Debt Policy that will be added to the Town's current "Finance Department Policies and Procedures" manual. Motion carried 3 yes 0 no.

6. Media & Events

7. Administration

8. Mayors Monthly Activities

Mayor Eccard informed the Board that Brunswick Family Assistance is in the process of moving to a new location up Hwy 17, to Old Shallotte Road. They will still be providing service in Shallotte, however those details have not been finalized.

VII. CONSENT AGENDA

A motion was made by Larry Harrelson seconded by Jimmy Bellamy to approve the following consent agenda items:

- May 2, 2023 Regular Meeting Minutes
 - May 3, 2023 Budget Workshop Minutes
 - May 10, 2023 Budget Workshop Minutes
 - May 17, 2023 Budget Workshop Minutes
 - May 24, 2023 Budget Workshop Minutes
 - May 31, 2023 Budget Workshop Minutes
 - Budget Adjustment: BA 22-23-14 (BEMC loan payoff \$400,000)
- Motion carried 3 yes 0 no.

VIII. PUBLIC HEARING (1)

**PETITION FOR VOLUNTARY ANNEXATION: RONALD & REGINA BERRY
1255 VILLAGE POINT RD. (PARCEL ID # 23000052).**

Ronald and Regina Berry have submitted an Annexation Petition for property located at 1255 Village Point Rd. (PID# 23000052). The property owners have requested that the property be rezoned to R-10.

1. A motion was made by Jimmy Bellamy seconded by Gene Vasile to open Public Hearing Motion carried 3 yes 0 no.
2. Public Comments/Questions
3. A motion was made by Larry Harrelson seconded by Gene Vasile to close Public Hearing. Motion carried 3 yes 0 no.
4. Board Comments/Questions
5. A motion was made by Jimmy Bellamy seconded by Gene Vasile to approve Ordinance 23-02, annexing property located at 1255 Village Point Road (PID# 23000052). Motion carried 3 yes 0 no.
6. Mayor Eccard read into record the Zoning Statement of Consistency:
 - The size of the area to be rezoned, which is ±.88 acres, is compatible with the proposed rezoning to R-10.
The area exceeds the minimum lot size and width in the proposed zoning district and development type.
 - All permitted uses in Article 10 Table of Permitted Uses of the Shallotte Unified Development Ordinance have been considered in this decision.
The Table of Permitted Uses was reviewed.
 - The proposed rezoning to R-10 is compatible with the Town of Shallotte Land Use Plan.
The Future Land Use Map identifies this area as Low Density Residential and the uses allowed within the R-10 zoning district are consistent with this description.
 - The benefits of rezoning the tract to R-10 outweigh any detriments.
The property is currently zoned in a similar manner.
 - The relationship between the uses of the proposed zoning of R-10 and the surrounding area are either identical or compatible.
The abutting property are zoned residential.
 - This new zoning promotes the public health, safety, and general welfare of the community.
*The new zoning will promote public health, safety, and general welfare by providing residential zoning.*A motion was made by Jimmy Bellamy seconded by Gene Vasile to approve the Board of Aldermen Zoning Statement of Consistency. Motion carried 3 yes 0 no.
7. A motion was made by Larry Harrelson seconded by Gene Vasile to approve rezoning 0.88 acres located at 1255 Village Point Road. Motion carried 3 yes 0 no.

IX. PUBLIC HEARING (2) *Quasi-judicial*

SPECIAL USE PERMIT: 171 Permit Lane & Smith Ave (Hwy 130) WithersRavenel on behalf of The Tides of Shallotte LLC, has submitted a request for consideration of a Revised Special Use Permit (SUP) so as to revise plans for a Multi-Family Development located in the area of Smith Ave. (Hwy 130) and Main St. (Hwy 17 Business) Parcel ID # 1980001901 & 1980001914. The property is zoned Multifamily-10 (MF-10) and such use is a special use within the MF-10 zoning district.

1. A motion was made by Jimmy Bellamy seconded by Gene Vasile to open the Public Hearing. Motion carried 3 yes 0 no.
2. A motion was made by Gene Vasile seconded by Larry Harrelson to continue the Public Hearing at the request of the applicant to the July 5, 2023 meeting. Motion carried 3 yes 0 no.

X. DISCUSSION

1. Employee Incentives

Town Manager, Mimi Gaither, shared employee incentive ideas with the Board:

- Health Savings Account. Unanimous support for this-would likely need an employee outreach program to inform employees of the importance of this benefit and to get a sufficient number of participants.
 - Periodically provide free lunches from a food truck. Supervisors should be encouraged to tell their employees to mingle with employees from other departments.
 - Provide an additional 4/8 hours of paid leave for attending child events or home repair and similar situations.
 - Provide opportunities for 3 day weekends or half day on Fridays. This presents some challenges for Departments such as Police and Fire. Perhaps give Department heads some flexibility in arranging workers schedules and not have a uniform rule.
 - Change State of Emergency guidelines so people who work get 1.5 normal pay and if employees don't work provide paid time off. One supervisor expressed concern that if employees were paid for not working he would have difficulty in having them report to work.
 - Employee Assistance Program – estimated cost @4,000 for the year.
- *Budget Public Hearing is scheduled for June 15, 2023 at 3:30 in the meeting chambers located at 110 Cheers Street.*

XI. ADJOURN

A motion was made by Jimmy Bellamy seconded by Gene Vasile to adjourn the meeting at 6:06 p.m. Motion carried 3 yes 0 no.

Respectfully submitted,

Natalie Goins
Town Clerk