



The Shallotte Planning Board met for their regularly scheduled meeting on March 12, 2024, at the Shallotte Town Hall Meeting Chambers with Chairman Ron Johnson presiding.

Members Present: Carson Durham, Richard Gannaway, Ron Johnson, Melodie Bryant, Maria Paslick, Amy Causey and Edward Springer.

Members Absent: Glenn Humbert.

Staff Present: Robert Waring, Debra White and Brandon Eaton

Aldermen Liaison: Absent

Public Comments: None

Agenda Amendment: None

1. **Approval of Agenda:** Maria Paslick motioned to approve the agenda, seconded by Carson Durham. The motion passed 7 yes, 0 no.
2. **Approval of Minutes:** Maria Paslick motioned to approve the February 13, 2024 minutes as read, seconded by Melodie Bryant. The motion passed 7 yes, 0 no.
3. **Conflict of Interest Statement**

The Chairperson ask the Board members if they have any potential conflict of interest with the items on the agenda per NCGS 160D-109.

There was no conflict of Interest.

4. **Zoning Map Amendment ANX 24-01 - David Haddock Properties, LLC. & James Haddock** - David Haddock has submitted a petition for annexation & rezoning of property located at 2795 & 2811 Ocean Hwy W. (PID# 18200192, 1820012903, & 1820012901).

The property owner has requested that his parcels be zoned Highway Business (HB). The properties are currently zoned & B-2.

Action Taken:

Melodie Bryant motioned to recommend approval to the Board of Aldermen for the rezoning of property located at 2795 & 2811 Ocean Hwy W. (PID# 18200192, 1820012903, & 1820012901), seconded by Richard Gannaway. The motion passed 7 yes 0 no.

Carson Durham motioned that the Shallotte Planning Board adopt the Statement of Consistency as drafted, seconded by Amy Causey. The motion passed 7 yes, 0 no.

5. **Zoning Text Amendment TXT 24-02** – Staff Initiated Text amendment. to Town of Shallotte Unified Development Ordinances. Article 3. Section 3-15 appointing primary and alternate positions of the Town’s Zoning Board of Adjustment.

Action Taken:

Maria Paslick motioned to recommend approval to the Board of Aldermen for the Zoning Text Amendment TXT 24-02 - Article 3. Section 3-15, appointing primary and alternate positions of the Town’s Zoning Board of Adjustment., seconded by Carson Durham. The motion passed 7 yes 0 no.

Maria Paslick motioned that the Shallotte Planning Board adopt the Statement of Consistency as drafted, seconded by Richard Gannaway. The motion passed 7 yes, 0 no.

6. **Zoning Text Amendment TXT 24-03** Staff Initiated Text amendment. to Town of Shallotte Unified Development Ordinances. Article 10. Section 10-2 & Article 13, Section 13-6 Residential Cluster Development.

Action Taken:

Carson Durham motioned to recommend approval to Board of Aldermen of the Zoning Text Amendment TXT 24-03, Article 10: Section 10-2, & Article 13, Section 13-6, Residential Cluster Development. Motion seconded by Melody Bryant. The motion passed 7 yes 0 no.

Richard Gannaway motioned that the Shallotte Planning Board adopt the Statement of Consistency as drafted, seconded by Carson Durham. The motion passed 7 yes, 0 no.

Old & New Business

- a. Monthly Planning Dept. Staff Report – No action required.

Adjournment

Carson Durham made a motion to adjourn, seconded by Melodie Bryant. The motion passed 7 yes 0 no.

Respectfully Submitted,

Debra White

Debra White,
Planning Board Clerk