

**PLANNING AND ZONING
BOARD OF ADJUSTMENT NUMBER 2**

AGENDA

**Thursday, October 13, 2022
Regular Meeting 3:30 p.m.
Baldwin County Satellite Courthouse
Large Meeting Hall
201 East Section Avenue
Foley, Alabama**

1. Call to Order
2. Roll Call
3. Approval of Previous Meeting Minutes (September 8, 2022)
4. Announcements/Registration to Address the Board of Adjustment
5. Consideration of Applications and Requests

ITEMS:

a.) Case No. ZVA22-70, Rehwoldt Properties LLC Property

Request: Approval of a variance from section 4.2.5 and section 12.5.2 of the Baldwin County Zoning Ordinance as it pertains to the side, and V-zone setback to allow for the construction of a single-family dwelling.

Location: The subject property is located on Choctaw Road in Planning District 25.

Attachments: *Within Report and Attached*

b.) Case No. ZVA22-71, Shumate Property

Request: Approval of a variance from Section 12.5.2(f) of the Baldwin County Zoning Ordinance as it pertains to the V-zone setback to allow for the construction of a single-family dwelling.

Location: The subject property is located at 2417 Choctaw Road in Planning District 25.

Attachments: *Within Report and Attached*

c.) Case No. ZVA22-73, Levelup Growth Solutions LLC Property

Request: Approval of a variance from Section 10.4.4 of the Baldwin County Zoning Ordinance as it pertains to the setback from a wetland to allow for the construction of a single-family dwelling.

Location: The subject property is located at 6035 Sawgrass Circle, in Planning District 25.

Attachments: *Within Report and Attached*

d.) Case No. ZVA22-74, Rogers Land & Cattle Co LLC Property

Request: Approval of a variance from Section 10.4.4 of the Baldwin County Zoning Ordinance as it pertains to the setback from a wetland to allow for the construction of a barn.

Location: The subject property is located at 11230 County Road 95 in Planning District 32.

Attachments: *Within Report and Attached*

e.) Case No. ZVA22-75, Cody & Finlay LLC Property

Request: Approval of a variance from Section 10.4.4 of the Baldwin County Zoning Ordinance as it pertains to the setback from a wetland to allow for the construction of a single-family dwelling.

Location: The subject property is located at 6092 Morganway Circle in Planning District 25.

Attachments: *Within Report and Attached*

f.) Case No. ZVA22-76, Cummans Property

Request: Approval of a variance from Section 10.4.4 of the Baldwin County Zoning Ordinance as it pertains to the setback from a wetland to allow for the construction of a single-family dwelling.

Location: The subject property is located at 469 Cabana Beach Road in Planning District 25.

Attachments: *Within Report and Attached*

g.) Case No. ZVA22-77, Ellenburg Property

Request: Approval of a variance from Section 13.1.2(b) of the Baldwin County Zoning Ordinance as it pertains to the location of a residential accessory structure.

Location: The subject property is located at 24600 Lazy Lane in Planning District 22.

Attachments: *Within Report and Attached*

h.) Case No. ZVA22-78, Smart Property

Request: Approval of a variance from Section 10.4.4 of the Baldwin County Zoning Ordinance as it pertains to wetland setbacks and Section 13.1.2(b) as it pertains to the front yard setbacks to allow for the construction of an accessory structure.

Location: The subject property is located at 32326 Sandpiper Drive in Planning District 24.

Attachments: *Within Report and Attached*

6. Old Business
7. New Business
 - a. Approval of 2023 Meeting and Deadline Calendar
8. Adjournment

To view maps/plats in higher resolution please visit the ‘Upcoming Items’ Planning and Zoning webpage”

<https://baldwincountyal.gov/departments/planning-zoning/meeting-agenda>