

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

AGENDA

September 8, 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 (August 11, 2022)
4. Announcements/Registration to Address the Board of Adjustment
5. Consideration of Applications and Requests

ITEMS:

a.) Case No. ZVA22-52, LaGrasse Property

Request: approval of a variance from section 2.3.25.3(f) of the Baldwin County Zoning Ordinance as it pertains to the construction of a dune walkover. This application was tabled at the August 11, 2022, meeting for additional documentation.

Location: The subject property is located at 1266 State Highway 180 in Planning District 25

Attachments: *Within Report and Attached*

b.) Case No. ZVA22-56, Bluff of Orange Beach LLC Property

Request: approval of a variance from section 4.6.5 of the Baldwin County Zoning Ordinance as it pertains to the rear (street) yard setback to allow for the construction of a single-family dwelling.

Location: The subject property is located at 5326 Beach Boulevard in Planning District 25

Attachments: *Within Report and Attached*

c.) Case No. ZVA22-68, Onyenwenyi 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 1372 Sandy Lane, in Planning District 25

Attachments: *Within Report and Attached*

d.) Case No. ZVA22-69, Parker Property

Request: approval of a variance from section 4.2.5 and section 12.5.2(f) of the Baldwin County Zoning Ordinance as it pertains to the side, and V-Zone setbacks 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

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

Request: approval of a variance from section 4.2.5 and section 12.5.2(f) of the Baldwin County Zoning Ordinance as it pertains to the side, and V-Zone setbacks to allow for the construction of a single-family dwelling.

Location: The subject property is located at 2409 Choctaw Road in Planning District 25

Attachments: Within Report and Attached

6. Old Business:

ITEMS:

a) Report from staff regarding dune walkover regulations for Planning District 25

7. New Business

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>