

STATE OF ALABAMA                    )

COUNTY OF BALDWIN                )

**RESOLUTION # 2022-142  
OF THE  
BALDWIN COUNTY COMMISSION**

**EXERCISING THE AUTHORITY PROVIDED IN ALABAMA ACT 2021-297 TO AGREE WITH THE CITY OF BAY MINETTE FOR THE BALDWIN COUNTY COMMISSION TO ASSUME JURISDICTION OVER AND ISSUE PERMITS FOR THE SOUTH ALABAMA MEGASITE.**

WHEREAS, pursuant to Alabama Act 2021-297, the Baldwin County Commission (“County”) may enter into an agreement with a municipality to assume jurisdiction over and issue permits for properties which lie partially in the police jurisdiction of the municipality and partially in the unincorporated area of the County; and

WHEREAS, the City of Bay Minette, Alabama (“City”) is a municipal corporation located in Baldwin County and organized and existing under the laws of the State of Alabama; and

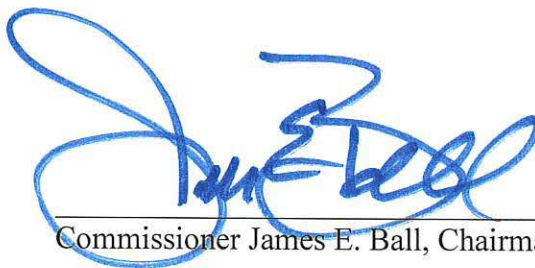
WHEREAS, the South Alabama Megasite, which is shown on Exhibit “A” hereto, is an industrial development that lies partially in the City’s police jurisdiction and partially in the unincorporated area of Baldwin County; and

WHEREAS, the County has determined that it is wise, expedient, and economical for the County to assume responsibility for all building permitting for the South Alabama Megasite to promote cohesive development of the property; and

WHEREAS, the City has determined that it will relinquish jurisdiction over the South Alabama Megasite.; now therefore

BE IT RESOLVED BY THE BALDWIN COUNTY COMMISSION, IN REGULAR SESSION ASSEMBLED, that that, pursuant to the authority granted the Baldwin County Commission in Alabama Act 2021-297, and to protect the health, safety and welfare of the public, the Baldwin County Commission will enter into an agreement, attached as Exhibit “B” hereto, with the City of Bay Minette for the Baldwin County Building Official to assume jurisdiction over and issue all permits for the South Alabama Megasite development.

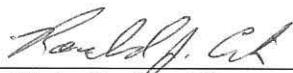
DONE, under the Seal of Baldwin County, Alabama, as affixed on this the 2nd day of August 2022.



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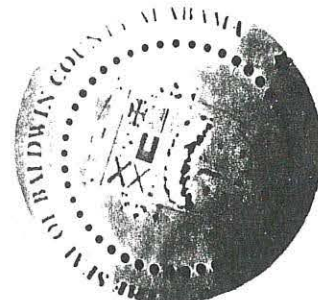
Commissioner James E. Ball, Chairman

ATTEST:



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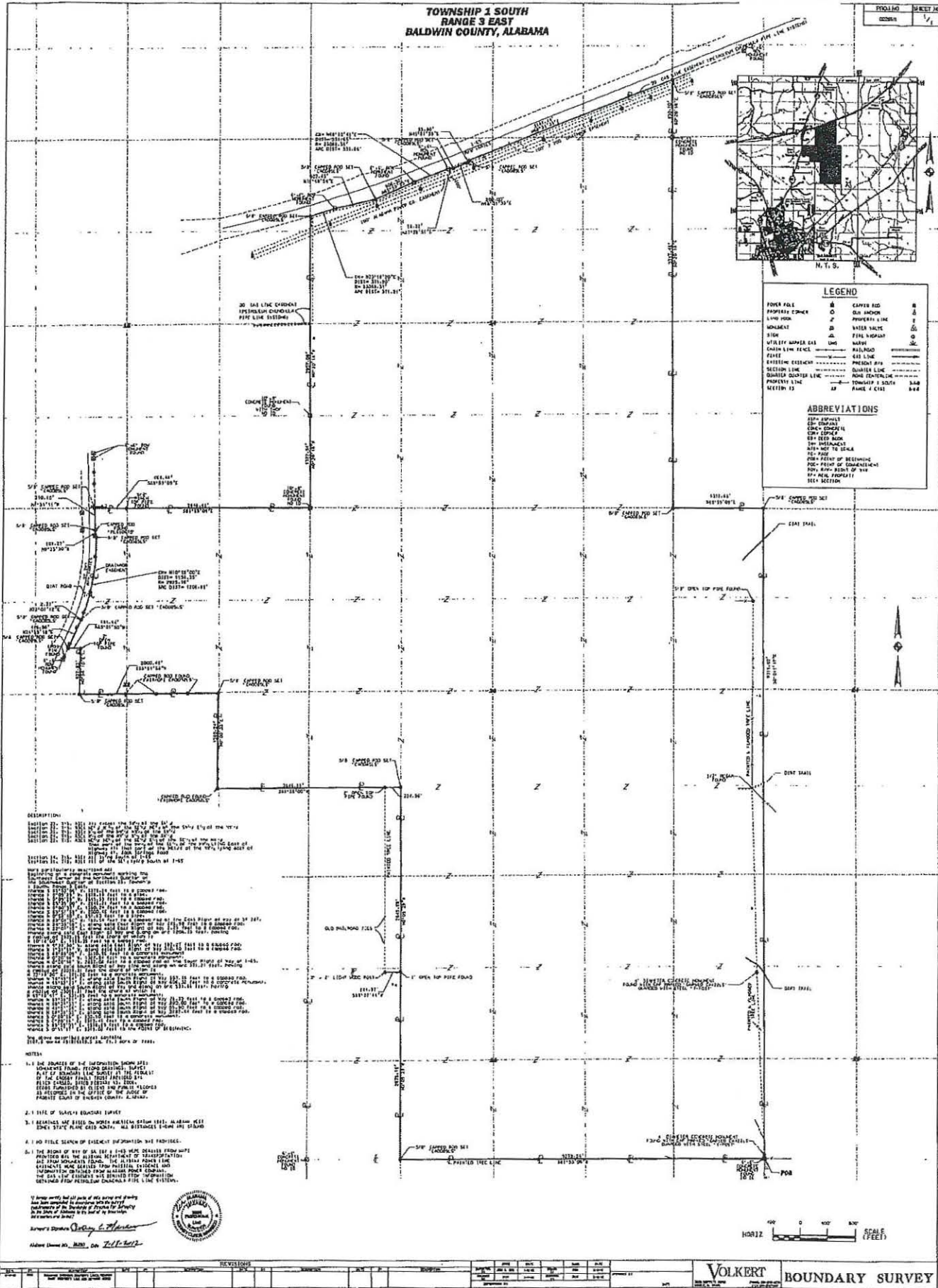
Ronald J. Cink, Budget Director



A map of the New York City area, showing the Hudson River valley and surrounding regions. The map includes major roads, rivers, and city boundaries. A shaded area in the Hudson River valley indicates the location of the study area. The map is labeled with 'N. Y. S.' at the bottom.

|                      |                  |                          |
|----------------------|------------------|--------------------------|
| POWER FOLE           | CANYON ACC       | 4                        |
| POSSIBLY CORNER      | CLN ANCHOR       | 4                        |
| LINED POKER          | PROPERTY LINE    | 8                        |
| NOBMENT              | WATER VALVE      | 20                       |
| SIGN                 | FIRE HOSE/ANT    | 2                        |
| UTILITY MAPPING CAS  | WATER            | 1                        |
| CHAIN LINE PENCIL    | HAZARDOUS        | PROPERTY CORNER          |
| PEPPER               | 4-8 LINE         | PROPERTY CORNER          |
| EXISTING DESIGN      | PRESIDENT R/O    | 100' FROM THE END OF THE |
| SECTION LINE         | QUARTER LINE     |                          |
| QUARTER QUARTER LINE | ONE CENTRAL LINE |                          |
| PROPERTY LINE        | TOWNSHIP & SECT  | 3.64                     |
| SECTION LINE         | POLE             | 1.64                     |

CD= COMPANY  
COC= COMEAL  
COP= COPY#  
ED= DEED BOOK  
IN= INSTRUMENT  
NLS= NOT TO SELL  
N= PAGE  
PB= POINT OF BEGINNING  
POC= POINT OF COMMENCEMENT  
R= RIGHT OF WAY  
R= REAL PROPERTY



DESCRIPTION (Cont.)

1. 1941 1942 1943 1944 1945 1946 1947 1948 1949 1950 1951 1952 1953 1954 1955 1956 1957 1958 1959 1960 1961 1962 1963 1964 1965 1966 1967 1968 1969 1970 1971 1972 1973 1974 1975 1976 1977 1978 1979 1980 1981 1982 1983 1984 1985 1986 1987 1988 1989 1990 1991 1992 1993 1994 1995 1996 1997 1998 1999 2000 2001 2002 2003 2004 2005 2006 2007 2008 2009 2010 2011 2012 2013 2014 2015 2016 2017 2018 2019 2020 2021 2022 2023 2024 2025 2026 2027 2028 2029 2030 2031 2032 2033 2034 2035 2036 2037 2038 2039 2040 2041 2042 2043 2044 2045 2046 2047 2048 2049 2050 2051 2052 2053 2054 2055 2056 2057 2058 2059 2060 2061 2062 2063 2064 2065 2066 2067 2068 2069 2070 2071 2072 2073 2074 2075 2076 2077 2078 2079 2080 2081 2082 2083 2084 2085 2086 2087 2088 2089 2090 2091 2092 2093 2094 2095 2096 2097 2098 2099 2100 2101 2102 2103 2104 2105 2106 2107 2108 2109 2110 2111 2112 2113 2114 2115 2116 2117 2118 2119 2120 2121 2122 2123 2124 2125 2126 2127 2128 2129 2130 2131 2132 2133 2134 2135 2136 2137 2138 2139 2140 2141 2142 2143 2144 2145 2146 2147 2148 2149 2150 2151 2152 2153 2154 2155 2156 2157 2158 2159 2160 2161 2162 2163 2164 2165 2166 2167 2168 2169 2170 2171 2172 2173 2174 2175 2176 2177 2178 2179 2180 2181 2182 2183 2184 2185 2186 2187 2188 2189 2190 2191 2192 2193 2194 2195 2196 2197 2198 2199 2200 2201 2202 2203 2204 2205 2206 2207 2208 2209 2210 2211 2212 2213 2214 2215 2216 2217 2218 2219 2220 2221 2222 2223 2224 2225 2226 2227 2228 2229 2230 2231 2232 2233 2234 2235 2236 2237 2238 2239 2240 2241 2242 2243 2244 2245 2246 2247 2248 2249 2250 2251 2252 2253 2254 2255 2256 2257 2258 2259 2260 2261 2262 2263 2264 2265 2266 2267 2268 2269 2270 2271 2272 2273 2274 2275 2276 2277 2278 2279 2280 2281 2282 2283 2284 2285 2286 2287 2288 2289 2290 2291 2292 2293 2294 2295 2296 2297 2298 2299 2300 2301 2302 2303 2304 2305 2306 2307 2308 2309 2310 2311 2312 2313 2314 2315 2316 2317 2318 2319 2320 2321 2322 2323 2324 2325 2326 2327 2328 2329 2330 2331 2332 2333 2334 2335 2336 2337 2338 2339 2340 2341 2342 2343 2344 2345 2346 2347 2348

[illegible]

17. I hereby certify that all parts of this survey and drawing have been completed in accordance with the survey requirements of the Department of Justice for Security for the State of California to the best of my knowledge and to the best of my belief.

Surveyor's Signature Orville L. Anderson

Seal of the State of California, Department of Justice, Surveyors' Office, Sacramento, California.

# VOLKERT BOUNDARY SURVEY

## INTERGOVERNMENTAL AGREEMENT

This Intergovernmental Agreement ("Agreement") is entered into by and between the Baldwin County Commission (hereinafter "County") and the City of Bay Minette, Alabama (hereinafter "City"), as follows:

### **RECITALS**

**WHEREAS**, the County is the duly formed governing body in and for Baldwin County, Alabama, and the City is an incorporated municipality of the State of Alabama; and

**WHEREAS**, on August 2, 2022, the County adopted and approved Resolution #2022-142, attached hereto and incorporated herein, authorizing entering into an Agreement to assume jurisdiction over the South Alabama Megasite and handle all necessary permitting for its development; and

**WHEREAS**, on August 1, 2022, the City adopted and approved Resolution 0822-02, attached hereto and incorporated herein, relinquishing jurisdiction over the South Alabama Megasite; and

**WHEREAS**, the County and the City desire for the County to assume all responsibility for regulating and issuing building permits for the South Alabama Megasite;

**WHEREAS**, the County and City agree that such an arrangement is in the best interests of both parties and the citizens of Baldwin County and the City; and

**WHEREAS**, Alabama Act 2021-297 authorizes the parties to enter into an agreement determining which governing body will have jurisdiction over property in a municipality's police jurisdiction;

**NOW, THEREFORE**, in consideration of the premises and the mutual covenants contained herein, the sufficiency of which being hereby acknowledged, the County and City do hereby agree as follows:

1. **Recitals:** The recitals set out above are incorporated into this Agreement as though the same were set out in full in this paragraph.
2. **Independent Entities:** By entering into this Agreement, the City is not an agent of the County, its officers, employees, agents or assigns. The City is an independent entity from the County, and nothing in this Agreement creates an agency relationship between the parties.
3. **Purpose:** The parties acknowledge and agree that the purpose of this Agreement is for the County to assume jurisdiction over and manage all permitting for the South Alabama Megasite, which is shown on Exhibit "A" hereto, and for the City

4. **Approval and Effective Date:** This Agreement shall become effective upon the date of full execution by both parties ("Effective Date").
5. **Entire Agreement:** This Agreement represents the entire and integrated agreement between County and City and supersedes all prior negotiations, representations, or agreements, either written or oral. This Agreement may be amended only by written instrument signed by the parties.

IN WITNESS WHEREOF, the parties have executed this Agreement by and through their duly authorized representatives as of the date of full execution below.

**BALDWIN COUNTY COMMISSION**

DATE: 8/11/2022

BY:   
**JAMES E. BALL**  
Chairman

ATTEST:

  
**RONALD J. CINK**  
County Administrator

STATE OF ALABAMA                   )  
COUNTY OF BALDWIN            )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **JAMES E. BALL**, as Chairman of the Baldwin County Commission, and **RONALD CINK**, as County Administrator of the Baldwin County Commission, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Agreement, they, as such officers and with full authority, executed the same voluntarily for and as the act of said Baldwin County Commission.

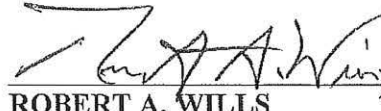
Given under my hand and official seal, this the 11<sup>th</sup> day of August, 2022.

  
NOTARY PUBLIC  
Print Name: KRISTEN M. RAWSON  
My Commission Expires: \_\_\_\_\_

My Commission Expires:  
December 28, 2024

CITY OF BAY MINETTE

BY:



ROBERT A. WILLS

Mayor

ATTEST:



RITA DIEDTRICH

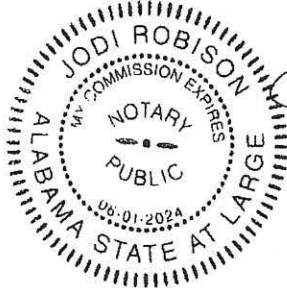
City Clerk

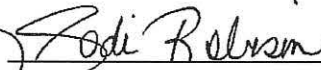
STATE OF ALABAMA )

COUNTY OF BALDWIN )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, **ROBERT A. WILLS**, whose name as Mayor of the City of Bay Minette, and **RITA DIEDTRICH**, whose name as City Clerk of the City of Bay Minette, are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Agreement, they, as such officers and with full authority, executed the same voluntarily for and as the act of said City of Bay Minette.

Given under my hand and official seal, this the 3rd day of August, 2022.





NOTARY PUBLIC

Print Name: Jodi Robison

My Commission Expires: 6-01-2024

**RESOLUTION NO. 0822-02**

**RESOLUTION AGREEING TO ALLOW THE BALDWIN COUNTY COMMISSION  
("COUNTY") TO HANDLE ALL PERMITTING FOR THE SOUTH ALABAMA  
MEGASITE AND SURRENDERING JURISDICTION OF THE MEGASITE TO THE  
COUNTY**

**WHEREAS**, the City of Bay Minette, Alabama ("City") is a municipal corporation organized and existing under the laws of the State of Alabama; and

**WHEREAS**, the South Alabama Megasite, which is shown on Exhibit "A" hereto, is an industrial development site outside of the City of Bay Minette's corporate limits that lies partially in the City of Bay Minette's police jurisdiction and partially in the unincorporated area of Baldwin County; and

**WHEREAS**, Alabama Act 2021-297, authorizes a county and a municipality to enter into an agreement about which governing body will assume jurisdiction over and manage building permitting for properties located outside a city's corporate limits and inside a city's police jurisdiction; and

**WHEREAS**, Alabama Act 2021-297 allows a city to relinquish jurisdiction over property lying within the police jurisdiction to the county embracing the city; and

**WHEREAS**, the City finds that it is in the best interest of the public for the County to have jurisdiction over the entirety of the South Alabama Megasite to promote cohesive development of the property; and

**WHEREAS**, the public good will be served by the agreement to relinquish jurisdiction over the Megasite and allow the permitting to be managed by the County, as the County has more resources to oversee development of the large industrial site; and

**WHEREAS**, it is wise, expedient and economical for the building permitting and regulation of the Megasite to be handled by a single entity; and

**WHEREAS**, the City hereby resolves to enter into an agreement, attached as Exhibit "B" hereto, to relinquish all jurisdiction over the South Alabama Megasite; and

**NOW THEREFORE, BE IT RESOLVED** that the Mayor is authorized and directed to take all actions necessary to agree to relinquish jurisdiction over the South Alabama Megasite to Baldwin County.

DONE, this the 1<sup>st</sup> day of August, 2022.



**ROBERT A. WILLS**  
Mayor

ATTEST:



**RITA DIEDTRICH**  
City Clerk

0077742

A map of the study area in the N.T.S. (North Tyneside). The map shows a coastal area with a large shaded region representing the study area. The map includes a grid with latitude and longitude coordinates. The shaded area is located in the central part of the map, bounded by the coast to the north and the N.T.S. to the south. The map also shows various roads and landmarks.

[illegible]

## ABBREVIATIONS

ASP = ASPHALT  
 CCM = COMPANY  
 CONC = CONCRETE  
 COR = CORNER  
 DB = DEED BOOK  
 IN = INSTRUMENT  
 NTS = NOT TO SCALE  
 PG = PAGE  
 POB = POINT OF BEGINNING  
 POC = POINT OF COMMENCEMENT  
 RW = RIGHT OF WAY  
 RP = REAL PROPERTY  
 SEC = SECTION

I have certified that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief.

Surveyor's Signature Robley C. Hanks

Alabama License No. 3520 Date 7-19-2012

HORIZ  SCALE (FEET)

| REVISIONS |    |             |     |    |             |     |    |             |     | DATE |             | BY  |    | DATE        |     |    |             |
|-----------|----|-------------|-----|----|-------------|-----|----|-------------|-----|------|-------------|-----|----|-------------|-----|----|-------------|
| NO.       | BY | DESCRIPTION | NO. | BY | DESCRIPTION | NO. | BY | DESCRIPTION | NO. | BY   | DESCRIPTION | NO. | BY | DESCRIPTION | NO. | BY | DESCRIPTION |
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| 3         | W  | W           | 3   | W  | W           | 3   | W  | W           | 3   | W    | W           | 3   | W  | W           | 3   | W  | W           |
| 4         | W  | W           | 4   | W  | W           | 4   | W  | W           | 4   | W    | W           | 4   | W  | W           | 4   | W  | W           |
| 5         | W  | W           | 5   | W  | W           | 5   | W  | W           | 5   | W    | W           | 5   | W  | W           | 5   | W  | W           |
| 6         | W  | W           | 6   | W  | W           | 6   | W  | W           | 6   | W    | W           | 6   | W  | W           | 6   | W  | W           |
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| 60        | W  | W           | 60  | W  | W           | 60  | W  | W           | 60  | W    | W           | 60  | W  | W           | 60  | W  | W           |
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| 64        | W  | W           | 64  | W  | W           | 64  | W  | W           | 64  | W    | W           | 64  | W  | W           | 64  | W  | W           |
| 65        | W  | W           | 65  | W  | W           | 65  | W  | W           | 65  | W    | W           | 65  | W  | W           | 65  | W  | W           |
| 66        | W  | W           | 66  | W  | W           | 66  | W  | W           | 66  | W    | W           | 66  | W  | W           | 66  | W  | W           |
| 67        | W  | W           | 67  | W  | W           | 67  | W  | W           | 67  | W    | W           | 67  | W  | W           | 67  | W  | W           |
| 68        | W  | W           | 68  | W  | W           | 68  | W  | W           | 68  | W    | W           | 68  | W  | W           | 68  | W  | W           |
| 69        | W  | W           | 69  | W  | W           | 69  | W  | W           | 69  | W    | W           | 69  | W  | W           | 69  | W  | W           |
| 70        | W  | W           | 70  | W  | W           | 70  | W  | W           | 70  | W    | W           | 70  | W  | W           | 70  | W  | W           |
| 71        | W  | W           | 71  | W  | W           | 71  | W  | W           | 71  | W    | W           | 71  | W  | W           | 71  | W  | W           |
| 72        | W  | W           | 72  | W  | W           | 72  | W  | W           | 72  | W    | W           | 72  | W  | W           | 72  | W  | W           |
| 73        | W  | W           | 73  | W  | W           | 73  | W  | W           | 73  | W    | W           | 73  | W  | W           | 73  | W  | W           |
| 74        | W  | W           | 74  | W  | W           | 74  | W  | W           | 74  | W    | W           | 74  | W  | W           | 74  | W  | W           |
| 75        | W  | W           | 75  | W  | W           | 75  | W  | W           | 75  | W    | W           | 75  | W  | W           | 75  | W  | W           |
| 76        | W  | W           | 76  | W  | W           | 76  | W  | W           | 76  | W    | W           | 76  | W  | W           | 76  | W  | W           |
| 77        | W  | W           | 77  | W  | W           | 77  | W  | W           | 77  | W    | W           | 77  | W  | W           | 77  | W  | W           |
| 78        | W  | W           | 78  | W  | W           | 78  | W  | W           | 78  | W    | W           | 78  | W  | W           | 78  | W  | W           |
| 79        | W  | W           | 79  | W  | W           | 79  | W  | W           | 79  | W    | W           | 79  | W  | W           | 79  | W  | W           |
| 80        | W  | W           | 80  | W  | W           | 80  | W  | W           | 80  | W    | W           | 80  | W  | W           | 80  | W  | W           |
| 81        | W  | W           | 81  | W  | W           | 81  | W  | W           | 81  | W    | W           | 81  | W  | W           | 81  | W  | W           |
| 82        | W  | W           | 82  | W  | W           | 82  | W  | W           | 82  | W    | W           | 82  | W  | W           | 82  | W  | W           |
| 83        | W  | W           | 83  | W  | W           | 83  | W  | W           | 83  | W    | W           | 83  | W  | W           | 83  | W  | W           |
| 84        | W  | W           | 84  | W  | W           | 84  | W  | W           | 84  | W    | W           | 84  | W  | W           | 84  | W  | W           |
| 85        | W  | W           | 85  | W  | W           | 85  | W  | W           | 85  | W    | W           | 85  | W  | W           | 85  | W  | W           |
| 86        | W  | W           | 86  | W  | W           | 86  | W  | W           | 86  | W    | W           | 86  | W  | W           | 86  | W  | W           |
| 87        | W  | W           | 87  | W  | W           | 87  | W  | W           | 87  | W    | W           | 87  | W  | W           | 87  | W  | W           |
| 88        | W  | W           | 88  | W  | W           | 88  | W  | W           | 88  | W    | W           | 88  | W  | W           | 88  | W  | W           |
| 89        | W  | W           | 89  | W  | W           | 89  | W  | W           | 89  | W    | W           | 89  | W  | W           | 89  | W  | W           |
| 90        | W  | W           | 90  | W  | W           | 90  | W  | W           | 90  | W    | W           | 90  | W  | W           | 90  | W  | W           |
| 91        | W  | W           | 91  | W  | W           | 91  | W  | W           | 91  | W    | W           | 91  | W  | W           | 91  | W  | W           |
| 92        | W  | W           | 92  | W  | W           | 92  | W  | W           | 92  | W    | W           | 92  | W  | W           | 92  | W  | W           |
| 93        | W  | W           | 93  | W  | W           | 93  | W  | W           | 93  | W    | W           | 93  | W  | W           | 93  | W  | W           |
| 94        | W  | W           | 94  | W  | W           | 94  | W  | W           | 94  | W    | W           | 94  | W  | W           | 94  | W  | W           |
| 95        | W  | W           | 95  | W  | W           | 95  | W  | W           | 95  | W    | W           | 95  | W  | W           | 95  | W  | W           |
| 96        | W  | W           | 96  | W  | W           | 96  | W  | W           | 96  | W    | W           | 96  | W  | W           | 96  | W  | W           |
| 97        | W  | W           | 97  | W  | W           | 97  | W  | W           | 97  | W    | W           | 97  | W  | W           | 97  | W  | W           |
| 98        | W  | W           | 98  | W  | W           | 98  | W  | W           | 98  | W    | W           | 98  | W  | W           | 98  | W  | W           |
| 99        | W  | W           | 99  | W  | W           | 99  | W  | W           | 99  | W    | W           | 99  | W  | W           | 99  | W  | W           |
| 100       | W  | W           | 100 | W  | W           | 100 | W  | W           | 100 | W    | W           | 100 | W  | W           | 100 | W  | W           |
| 101       | W  | W           | 101 | W  | W           | 101 | W  | W           | 101 | W    | W           | 101 | W  | W           | 101 | W  | W           |
| 102       | W  | W           | 102 | W  | W           | 102 | W  | W           | 102 | W    | W           | 102 | W  | W           | 102 | W  | W           |
| 103       | W  | W           | 103 | W  | W           | 103 | W  | W           | 103 | W    | W           | 103 | W  | W           | 103 | W  | W           |
| 104       | W  | W           | 104 | W  | W           | 104 | W  | W           | 104 | W    | W           | 104 | W  | W           |     |    |             |

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## BOUNDARY SURVEY