

## BALDWIN COUNTY

### HIGHWAY DEPARTMENT

P.O. Box 220

SILVERHILL, ALABAMA 36576

TELEPHONE: (251) 937-0371

FAX (251) 937-0201

JOEY NUNNALLY, P.E.  
COUNTY ENGINEER

August 6, 2019

The Broadway Group, LLC  
PO Box 18968  
Huntsville, AL 35804

**Subject: Exempt Subdivision Parcel IDs:**      **05-41-02-09-0-000-001.005**  
   **05-41-02-09-0-000-001.018**  
   **Sec. 09, T5S, R4E (District 12 – Zoned RSF-E)**

To Whom It May Concern,

This letter is in response to your request for an exemption from the *Baldwin County Subdivision Regulations, Section 4.2*. Per your request, you are asking to move common property lines that exist between the above referenced parcels. You will be required to record the deed in such a way that no additional parcels are created. If this is done, then no new parcels are being created and this is **EXEMPT** from the *Baldwin County Subdivision Regulations*. Approval of this exemption is contingent upon rezoning approval for Case Z-19028 on the August 20, 2019 Baldwin County Commission meeting. If rezoning approval is not granted, this exemption shall be null and void.

Exemption from the requirement for approval to subdivide does not constitute exemption from the requirements of other applicable regulations including but not limited to zoning ordinance, Health Department requirements, highway construction setbacks, or, if located within the extraterritorial jurisdiction of a municipality, the regulations of that municipal planning commission. Any subdivider who is circumventing the intent and substance of the *Baldwin County Subdivision Regulations* shall be required to submit a plat for review and approval by the Baldwin County Planning and Zoning Commission and shall be subject to the penalties under *Section 13.3: Enforcement of the Baldwin County Subdivision Regulations*.

This property is located within the extraterritorial jurisdiction of the Town of Loxley and as such you are required to contact their Planning Department to verify compliance with their regulations.

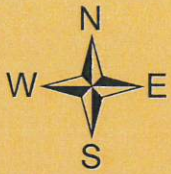
This letter only indicates that this division is exempt from the requirement of subdivision approval and in no way, shall be construed that Baldwin County will take responsibility for maintenance of any existing or future easements or roads that are a part of this division.

If you have any questions, please feel free to call me at (251) 972-8531.

Sincerely,

Mary Booth  
Permit/Subdivision Coordinator

Cc: Mike Howell; Building Official  
Annette Lubertozi; E911 Addressing  
Town of Loxley Planning Department  
File



# The Broadway Group, LLC Exemption Site Map



## Legend

- LAND PARCELS
- COUNTY MAINTAINED ASPHALT
- GRAVEL/DIRT
- 911 ROADS

