

**Baldwin County Commission District 2, Board of Adjustment**

**July 8, 2019**

**Regular Meeting Minutes**

**Central Annex**

**Conference Room**

**ORIGINAL**

The Board of Adjustment for Baldwin County Commission District 2 met in a regular session on July 8, 2019 at 4:15 p.m., in the Baldwin County Central Annex Auditorium. Vice-Chairman Blayne Pierce called the meeting to order. Members present included: Norman Bragg and Gary Cowles. Staff member present was Linda Lee, Planner.

**Approval of Previous Meeting Minutes**

A motion to approve the meeting transcript with any minor corrections by staff from the June 10, 2019 meeting was made by Mr. Bragg with a second by Mr. Cowles and carried unanimously.

**V-190026, McTaggart Property**

Mrs. Lee presented the applicant's request for a variance from the jurisdictional wetlands setback requirements to allow for the construction of a single-family dwelling. Staff provided information to the board concerning variances granted for the two dwellings south of the subject property. The applicant requested to revise their variance request to move the proposed dwelling approximately five feet over the wetlands in order to meet the Highway Construction Setback requirement. Staff recommended approval of the variance request with a change in direction of the front stairs to avoid encroaching in the Highway Construction Setback. Staff answered questions from the board members.

Mr. Cameron Reehl spoke in favor of the variance request and addressed the issue of moving the house back over the jurisdictional wetlands. The proposed dwelling would be pile supported and not require a USCOE permit per the applicant.

Mr. Frank Feagin spoke in opposition to the request. Mr. Burton Craige asked which was a better way to go. Mr. McTaggart answered questions from the board and expressed reasons for the variance request.

Board Member Gary Cowles made a motion to table until the final design of stairs out of Highway Construction setback is submitted. The motion failed for the lack of a second. Following further discussion, Board Member Gary Cowles made a motion to approve the variance contingent on the stairs could not be in the DOT construction zone. The motion received a second from Board Member Norman Bragg and carried unanimously.

**Old Business**

At the May meeting the board tabled case number V-190020 for 60 days which would be August 9<sup>th</sup>. The August board meeting was scheduled for August 12<sup>th</sup>. Staff requested that the board approve extending the time to 63 days. Mr. Cowles made a motion to approve the time to 63 days. The motion received a second from Mr. Bragg and carried unanimously.

**Adjournment**

There being no further business to come before the board the vice-chairman adjourned the meeting at 4:40 p.m.

Respectfully Submitted

Linda Lee, Planner

I hereby certify that the above minutes are true, correct and approved this 12 day of August, 2019.

  
Brandon Bias, Chairman