



# Baldwin County Commission

## Legislation Details (With Text)

**File #:** 22-0215      **Version:** 1  
**Type:** Public Hearings      **Status:** Agenda Ready  
**File created:** 11/4/2021      **In control:** Baldwin County Commission Regular  
**On agenda:** 11/16/2021      **Final action:**  
**Title:** \*Case No. Z-21035 - Twin Oaks Co. Property Rezoning

**Indexes:**

**Attachments:** 1. Z-21035 Twin Oaks Co. Rezoning Staff Report, 2. Z-21035 PC Meeting Minutes, 3. Z-21035 PC voting sheet, 4. Resolution #2022-015, 5. Z-21035 PC PROOF OF PUBLICATION, 6. \*Addendum Attachment-Z-21035 CC PROOF OF PUBLICATION.pdf, 7. \*Resolution 2022-015-SIGNED.pdf

Date	Ver.	Action By	Action	Result
11/16/2021	1	Baldwin County Commission Regular	Approved	Pass

**Meeting Type:** BCC Regular Meeting  
**Meeting Date:** 11/16/2021  
**Item Status:** New  
**From:** Celena Boykin, Senior Planner  
**Submitted by:** Celena Boykin, Senior Planner

### ITEM TITLE

\*Case No. Z-21035 - Twin Oaks Co. Property Rezoning

### STAFF RECOMMENDATION

Adopt Resolution #2022-015, which approves Case Z-21035, Twin Oaks Co. Property, as it pertains to the rezoning of 4.22 acres, more or less, as located in Planning (Zoning) District 30, from B-3, General Business District to B-4, Major Commercial District.

### BACKGROUND INFORMATION

**Previous Commission action/date:** N/A

**Background:** **Proof of publication for BCC Public Hearing forthcoming.**

The subject property is currently zoned B3, General Business District. It consists of approximately 4.22 acres and is currently undeveloped. The designation of B-4, Major Commercial District, has been requested in order to create more opportunities and allow for a more diverse commercial development.

The Planning Commission voted to recommend approval of this rezoning request at the October 7, 2021, meeting.

### **FINANCIAL IMPACT**

**Total cost of recommendation:** N/A

**Budget line item(s) to be used:** N/A

**If this is not a budgeted expenditure, does the recommendation create a need for funding?**  
N/A

### **LEGAL IMPACT**

**Is legal review necessary for this staff recommendation and related documents?**  
N/A

**Reviewed/approved by:** N/A

**Additional comments:** N/A

### **ADVERTISING REQUIREMENTS**

**Is advertising required for this recommendation?** Yes

**If the proof of publication affidavit is not attached, list the reason:** Forthcoming from staff.

### **FOLLOW UP IMPLEMENTATION**

**For time-sensitive follow up, select deadline date for follow up:** N/A

**Individual(s) responsible for follow up:** Commission Administration staff

**Action required (list contact persons/addresses if documents are to be mailed or emailed):**  
Send Notice of Action to the Following:

Sawgrass Consulting LLC  
30673 Sgt. E.I. Boots Thomas Dr.  
Spanish Fort, Alabama 36527

Twin Oaks Co.  
Post Office Box 1135  
Fairhope, Alabama 36533

**Additional instructions/notes:** Planning and Zoning Department - amend Zoning Map

