



Baldwin County Commission

Legislation Details (With Text)

File #: 21-1083 **Version:** 1
Type: Other Staff Recommendations **Status:** Agenda Ready
File created: 7/12/2021 **In control:** Baldwin County Commission Regular
On agenda: 7/20/2021 **Final action:**
Title: Amendments to Baldwin County Subdivision Regulations
Indexes:
Attachments:

Date	Ver.	Action By	Action	Result
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Meeting Type: BCC Regular Meeting
Meeting Date: 7/19/2021
Item Status: New
From: Matthew Brown, Director of Planning and Zoning
Submitted by: J. Buford King, Development Review Planner

ITEM TITLE

Amendments to Baldwin County Subdivision Regulations

STAFF RECOMMENDATION

Discuss proposed amendments to the Baldwin County Subdivision Regulations.

BACKGROUND INFORMATION

Previous Commission action/date: N/A

Background:

The Baldwin County Planning and Zoning Department would like to propose a general slate of amendments to the Baldwin County Subdivision Regulations. These amendment categories may include:

- Review of post-2008 regulation changes and potential reversion to 2008 language as appropriate.
- Providing additional options to applicants regarding wetlands on proposed subdivisions, while simultaneously ensuring protection of those wetlands.
- Adjustment to sidewalk construction timing requirements
- Incorporation of provisions related to broadband access for new developments.
- General clean-up and clarification changes to remove ambiguity for the public and incorporate

industry standard language.

- Changing “Development Permit” to “Preliminary Plat.”
- Changing “Planned Development” to “Multi-Unit Development” or “Multiple Occupancy Project”
- Changing the appeal process to direct appeals from the Baldwin County Commission to the Circuit Court of Baldwin County

Proposed schedule:

July 16, 2021 - Voluntary Stakeholder Meeting - Central Annex at 2 p.m.

July 19, 2021 - Commission Work Session: Discussion item with proposed draft for publication.

July 28th, August 4th, and August 11th - Required Advertising.

August 16 & 17, 2021 - Commission Work Session and then Regular Meeting with Public Hearing on the proposed amendments.

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?

Will coordinate with legal throughout

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: N/A

FOLLOW UP IMPLEMENTATION

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

Individual(s) responsible for follow up: Planning and Zoning Staff

Action required (list contact persons/addresses if documents are to be mailed or emailed):
N/A

Additional instructions/notes: N/A