



# Baldwin County Commission

## Legislation Text

---

**File #:** 20-0143, **Version:** 1

---

**Meeting Type:** BCC Work Session  
**Meeting Date:** 11/12/2019  
**Item Status:** New  
**From:** Celena Boykin, Planner  
**Submitted by:** Celena Boykin, Planner

---

### ITEM TITLE

Case No. Z-19042 - Parnell Development Property Rezoning

### STAFF RECOMMENDATION

Adopt Resolution #2020-015, which approves Case Z-19042, Parnell Development Property, as it pertains to the rezoning of 64.82 acres, more or less, as located in Planning (Zoning) District 4, from RSF-1, Residential Single Family District to RSF-E, Residential Single Family Estate District.

### BACKGROUND INFORMATION

**Previous Commission action/date:** The subject property is currently zoned RSF-1, Residential Single Family District. The property is accessed from State Highway 225 to the east. The adjoining properties are residential and forested timberland. The requested zoning designation is RSF-E, Residential Single Family Estate District. According to the submitted information, the purpose of this request is to allow horses in a residential subdivision.

The Planning Commission considered this request at their October 3, 2019 meeting and voted to recommend APPROVAL to the County Commission. Staff's recommendation is to APPROVE the rezoning request.

**Background:** N/A

### 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 and Planning and Zoning Department

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

Tensaw Estates - Les Parnell  
7152-A Cloverleaf Landing Rd  
Bay Minette, Alabama 36507

Additional instructions/notes: N/A