

Minutes
Orange Beach Board of Adjustment
March 21, 2016 – 5:00 P.M.
Council Chambers – Orange Beach Municipal Complex

A. Call to Order

Vice Chairman Tem Blalock called the meeting to order at 3:02 p.m. and asked the secretary to call the roll.

B. Roll Call

Present: Bob Barnett
 Tem Blalock
 Mike Contorno - absent
 Cecil Young
 Tim Blackwell
 Pete Peterson
 John Lawler, City Attorney
 Kit Alexander, Engineering & Environmental Services Director
 Griffin Powell, Planner II
 Paulette Taylor, Planner I

C. Approval of Minutes

1. Approval of minutes from the Regular Meeting on February 15, 2016.
Motion made (Barnett/Young) to approve the February 15, 2016 minutes. Roll call revealed: Barnett, yes; yes; Blalock, yes; Young, yes; Tim Blackwell, yes; Peterson, yes.
Approved (5-0).

D. VARIANCES

1. **CASE NO. 0301-V-16 – VARIANCE – 25149 ROMAR VISTA PLACE – OWNER/APPLICANT: THE FORTIS COMPANY, L.L.C.** – Request by the applicant for variances to Section 5.0201, Projections into Yards, to construct an attached pool deck into the front yard setback and to Section 5.0403, Accessory Structures – Location on Lot, to have an accessory structure and use (swimming pool) in the front yard. The municipal address is 25149 ROMAR VISTA PLACE and is located in the NB (Neighborhood Business) zoning district. Jeff Lowe was present to address the Board of Adjustment. He plans to construct a high-end duplex across the street from his personal residence. He is requesting a variance to place an attached, raised pool deck in the front yard. Mr. Lowe stated there is no hardship but he thinks it will look better and the pool deck is located in the appropriate place. He stated the location of the pool deck allows for a view of the Gulf. Parking will be underneath and in front of the duplex and will meet the current parking regulations. He stated that it could have 12 spaces if there were changes in the structural design of the duplex. Much discussion was held on parking and whether this case will set a precedent. Mr. Lowe withdrew variance request.

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E. APPEALS

F. NEW BUSINESS

G. OTHER BUSINESS

H. ADJOURN

The meeting adjourned at 5:24 p.m.

Respectfully submitted,

Approved,

Paulette Taylor, Planner I

Tem Blalock, Vice Chairman