

Minutes
Orange Beach Board of Adjustment
April 21, 2021 4:00 PM
Council Chambers Orange beach Municipal Complex

A. CALL TO ORDER

Vice Chairman Blackwell called the meeting to order at 4:00 and asked the secretary to call the roll.

B. ROLL CALL

Present: Tim Blackwell
 Linda Bradley
 Greg Kennedy
 Tim Harry
 John Lawler, City Attorney
 Kit Alexander, Director
 Griffin Powell, Planner II
 Sherri Descalzo, P&Z Coordinator

C. APPROVAL OF MINUTES

1. Approval of minutes from Regular Meeting on March 17, 2021.

D. VARIANCE

1. CASE No. 0401-V-21, 5454 Gulf Avenue

Nathan Watson, on behalf of Short Creek Investments LLC, requests approval of variances to Section 4.03, Minimum Setbacks, to allow and encroachment of 5 feet into the 30-foot front setback along Gulf Avenue and to allow an encroachment of 12 feet and 7 inches into the 20-foot side setback along Canal Road for the purpose of constructing a single-family house. The property is a corner lot located at 5454 Gulf Avenue in the RS-2 (Single-Family Residential) zoning district. Nathan Watson stated that other neighboring homes that do not meet the setback requirement. He stated that the adjoining property has encroached 10 feet on the subject property and their gas and power meters are on the lot. He stated that he would like to construct a patio and the neighbor's gas meter is in the way. Greg Kennedy said the meters can be moved. Tim Blackwell said this lot is tough to build ⁰¹¹. Linda Bradley said this is the 3rd time the BOA has considered a variance on this lot. John Lawler added this lot would not be considered a hardship. Nathan Watson implied this is an affordable lot and will be owned by his family for a long time John Lawler stated this subdivision had been built in 1955 and that more than likely this lot was to be used as an entrance way to the subdivision. Greg Kennedy stated this was left over property from the subdivision. It is an odd shaped lot and we cannot change setbacks from an arterial road. Nathan Watson said it is at the

end of Canal Road is not subjected to heavy traffic. Kit Alexander stated that the Planning Commission reduced the required setback in this location.

Motion made and seconded to approved the setback variances as submitted (Bradley/Blackwell) **Not Approved (5-0)**.

E. APPEAL

F. NEW BUSINESS

Two supernumerary positions to be appointed.

G. OTHER BUSINESS

H. ADJOURN

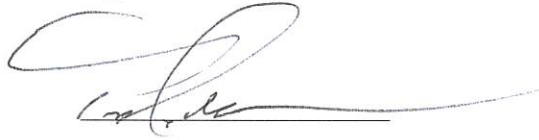
Adjourned at 4:19 p.m.

Respectfully submitted,

Approved



Sherri Descalzo, P&Z Coordinator



Tim Blackwell, Vice Chairman