

Town of Perdido Beach  
Planning Commission Meeting Minutes  
9212 County Road 97-Perdido Beach, Al. 36530  
April 28, 2010

The Planning Commission of the Town of Perdido Beach held a Working Meeting on Wednesday, April 28, 2010 in the Town Hall of Perdido Beach, Alabama.

The following members were present: Chairman- Mr. Steve Love, Mrs. Patsy Parker-Mayor, Mr. William Kelley, Mr. J. T. Abbott, Mrs. Diana Graham, Mr. Gary Kiefer, Mrs. Lynn Thompson and Mr. Doug Batson and Mrs. Coate. Also present were Mrs. Geegee Watt-SARPC and Residents of the Town.

Chairman Steve Love called the meeting to order at 6:30 PM and the minutes of the preceding April 21, Minutes were silently read. Motion by Mrs. Graham and a second by Mayor Patsy Parker to approve the minutes as recorded. All in favor-motion passed.

Officer Comments:

Mayor Parker-gave a report on the *Oil Spill* in the Gulf of Mexico..

Mrs. Geegee Watt-SARPC-suggested *these recommended changes* to the Proposed Zoning Map.

Changes R-1 to RE or ER Estate Residential-R-2 to R-1-Proposed R-3 to R-2.

Mrs. Watt also recommended an additional District-(R-3) no action was taken on the Proposed R-3 District.

Public Concerns and Comments:

Mrs. Lynn Thompson read 2 separate letters regarding Manufactured Homes in the Town.

Mr..Kelley made a Motion, seconded by Mrs. Coate to change names of Zoning Districts back to what they were originally; ER, R-1, R-2.

Discussion- All in favor-motioned carried.

Motion by Mr. Kiefer, second by Mr. Kelley to accept proposed Zoning Map to include inland canal area in District – (R-1). Those voting in favor of accepting the proposed Zoning Map - Mayor Patsy Parker, Mr. Gary Kiefer Mr. William Kelley, Mrs. Lynn Thompson, Mr. J. T. Abbott and Mr. Steve Love. Those abstaining were Mrs. Graham, Mrs. Coate and Mr. Batson. Motion carried.

Commission finished Definitions section in the Proposed Ordinance.

Commission defined *Manufactured Housing*.

Single family detached housing that is built to the National Manufactured Housing Construction and Safety Standards Act of 1974, as from time to time amended, which complies with the regulations promulgated by the U.S. Department of

Housing and Urban Development (“HUD”) and displays the HUD certification label identified in 24 CFR Section 3280.11. Manufactured housing shall include structures commonly referred to as manufactured homes or mobile homes.

Motion by Mayor Parker, second by Mrs. Graham to accept the definition of Mobile Home. All in favor-motion carried.

Motion by Mr. Kelley, second by Mrs. Thompson to have definition include only (one) 1 class of Mobile Homes.

Those voting in favor were Mr. Kelley, Mrs. Thompson, Mr. Abbott, Mr. Love, Mrs. Graham, Mrs. Coate, Mayor Parker, and Mr. Kiefer. Those opposed-Mr. Batson.

Chairman Love asked for 2 or 3 volunteers to work together to create a set of guide lines or general requirements for Mobile/Manufactured Homes. Commissioner Kiefer and Mrs. Watt-SARPC will work to create the proposed guidelines for the Commission.

Motion by Mr. Batson, second by Mr. Abbott to exclude a *Manufactured Housing Park* in the definitions section of the Ordinance. All in favor-motion carried.

Commission defined-Boat Building-The craft or industry of making boats for compensation.

Commissioner Batson proposed a separate Waterfront District. Discussion.

Motion by Mr. Batson to establish a separate Waterfront District in the Town. Motion died for lack of a second.

Motion by Mr. Batson to establish a Waterfront District in the sub division of Palm Springs Acres II. Motion died for lack of a second.

Motion by Mrs. Graham, second by Mr. Kiefer discuss the *concept* of a Waterfront Overlay District. Voting in favor of the concept were Mr. Kiefer, Mr. Abbott, Mr. Love, Mrs. Coate, Mrs. Thompson, Mrs. Graham and Mayor Parker. Abstaining-Mr. Batson and Mr. Kelley.

Meeting adjourned at approximately 9:00 PM

ATTEST:

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Hon. Steve Love, Commission Chairman

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Lynn Thompson, Secretary