

Planning Commission Meeting Agenda
Town Hall-July 1, 2015-6:30 pm

1. Call to Order:
2. Roll Call:
3. Invocation and Pledge of Allegiance:
4. Public Hearing-"Master Plan 2030"

Open Public Comment Period:

The Planning Commission will hear comments from the Public in favor of or against the proposed amendment to the Town of Perdido Beach Master Plan 2030.

Recommended change: From 08-14-2014 Planning Commission Special Workshop

Consider citizen request to remove page 12 of Town of Perdido Beach Master Plan 2030 "Living Shorelines Section"/replace with a statement that promotes Best Management Practices approach to protecting shorelines.

**Town of Perdido Beach Master Plan 2030-Recommended Change to Page 12 –Living Shorelines
SHORELINE MANAGEMENT:**

It should be the goal of the Town to encourage the protection and enhancement of the Town's abundant coastal resources.

PURPOSE AND GOALS OF THE SHORELINE MANAGEMENT PLAN The purpose of the Shoreline Management Plan (SMP) is to serve as a comprehensive guide for managing project shoreline lands in a manner consistent with license requirements and project purposes. The overarching goal of the SMP is to ensure that shoreline development is consistent with the protection and enhancement of environmental, scenic, cultural, and recreational values.

Shoreline protection management are practices that provides erosion control; protects, restores or enhances natural shoreline habitat; and maintains coastal processes through the strategic placement of plants, stone, sand fill and other structural organic materials, where feasible.

Perdido Beach Citizens are encouraged to use the resources provided in the permitting process by Alabama Department of Natural Resources, State Land Division (ADCNR-SLD), Alabama Department of Environmental Management (ADEM), U.S. Army Corps of Engineers, Mobile District (USACE Mobile District) when determining how best to protect your shoreline property."

Close Public Comment Period:

Comments from the Planning Commission Members:

Close Public Hearing:

Motion to consider citizen request to remove page 12 of the Town of Perdido Beach Master Plan 2030-Living Shorelines Section and replace with statement that promotes Best Management Practices approach to protecting shoreline.

5. Hearing of Applications:
6. Reading and Approval June 3, 2015 Regular Meeting's Minutes
7. Public Comments:

8. **Guest Speakers:**

9. **Officer's Reports:**

Mayor's Report
Chairman's Report
SARPC Representative Report

10. **Unfinished Business:**

(1) SHORELINE STABILIZATION

- Discussion related to Town Land disturbance Application
 1. Under "Project Description"-Type of Activity- "add" Shoreline Stabilization to the existing list of Filling, Grading, Excavating and Dredging.
 2. Add statement, "Town Reserves Right to Inspect the Improvement" above the Applicant signature line.

- **Article XXIII-Section 13.9 Erosion Control (b)**

(2) WATERFRONT BUFFER ZONES

1. Motion to hold a **Public Hearing** to Consider recommendation to the Town Council to add additional wording as indicated in bold print below, to the Town of Perdido Beach Land Use and Zoning Ordinance-Article XXIII-Section 13.9 (b) Erosion Control.

Natural vegetation should be maintained and protected wherever and whenever possible. **Areas in the 30' building setback immediately** adjacent to watercourses, wetlands and lakes should be left undisturbed wherever possible. ***The vegetation in the 30'setback may remove the majority of sediment and nutrients, keeping them from entering local waters. Larger setbacks will remove a greater amount of pollutants more consistently if a property owner chooses to do so.***

11. **New Business:**

Mayor's Report-June 3, 2015

Mayor's recommendation to the Planning Commission to consider writing a Resolution congratulating the Town Council for submission of the grant application and in support of acceptance of the grant, when awarded.

12. **Announcements:**

- Next Regular Planning Commission Meeting: August 5, 2015-6:30 pm.

12. **Adjournment:**