

Town of Perdido Beach- Planning Commission  
March 1, 2017-6:30 pm-Town Hall

The Planning Commission of the Town of the Perdido Beach held its regular meeting at the Town Hall on March 1, 2017. Chairman John Dobbs called the Meeting to order at 6:30pm.

**Members Present:** Commissioners: Chairman John Dobbs, Mayor Kae Hamilton, Council Member Andrew Stewart, Bob Gross, Chris Head, Christi Koehle, Jerry Reagan, Lynn Thompson.

**Members Absent:** Darrell Crase

**Others Present:** Mrs. Diane Burnett-SARPC, and Members of the Town.

**Invocation:** John Dobbs

**Pledge of Allegiance:** John Dobbs

**Hearing of Applications:** None

**ITEM: Read and approve the (prior meeting) Regular Meeting Minutes.**

Motion by, Kae Hamilton and second by Jerry Reagan to approve the February 1, 2017 meeting minutes.

**No Discussion**

**"YES"**

Mayor Hamilton  
Councilman Stewart  
Lynn Thompson  
Chris Head  
Chairman Dobb  
Bob Gross  
Jerry Reagan

**Roll Call:**

**"ABSTAIN"**

Christi Koehle

**"NO"**

Majority voting in favor-motion carried to approve the minutes as presented.

**Public Comments:**

Karen Sweeney asked for best options and procedures to subdivide her property in order to sell a portion of her property to a family member. (See attached letter) Several options were discussed and suggested by the commission to Ms. Sweeney. Some of the options discussed were the possibility of splitting her property down the middle in to two properties, to build a housing unit on the one property and not split the original property (but this could lead to problems with the mortgage and utilities), have property rezoned from R1 to R2, (said property could meet the requirements of R2 if the plat was redrawn) and would this then be considered a subdivision? It was pointed out that we have a process for subdivision. If one chooses to rezone their property one needs to go before the council with their plans for rezoning and a public hearing must take place. It was also discussed that the easiest route would be a variance. The best option to keep the property as a zone R1, would be to go before the Board of Adjustment and then there would be no need to go to the Planning Commission to request rezoning in order to build a new building on the property. No action taken by the Board.

**Guest Speakers:** None

**Officer's Reports:**

**Mayor's Report:**

Mayor Hamilton addressed a citizen's complaint (copy of complaint letter available at town hall)

\*a fifth wheel located on Escambia is not being lived in

\*camper located on Pine Street is not being lived in—a letter was mailed to the property owners stating they were in possible violation of living in a camper (copy of letter available at town hall)

\* burned house being a nuisance---the town does not have a nuisance ordinance.

**Chairman's Report:**

\*Chairman Dobbs welcomed and thanked Patti Larsen for volunteering for the position of secretary to the Planning and Zoning Commission.

**(SARPC) Representative Report:** No Report

**Unfinished Business:**

Item 1: Appoint secretary to the Planning and Zoning Commission

Motion by Kae Hamilton to appoint Patti Larsen to position as Secretary to Planning Commission and second by John Dobbs Motion passed unanimously

**New Business:**

- 1) using shipping metal containers as storage containers and
- 2) using shipping metal containers as a dwelling will be placed on next month's agenda as Unfinished Business.

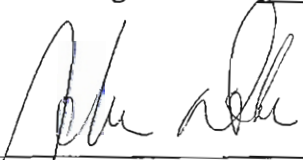
**Announcements:**


Next Regular Planning Commission Meeting to be held on April 5, 2017 at 6:30pm.

**Adjournment:**

Being no further business there was a motion by John Dobbs, second by Kae Hamilton to adjourn.

The meeting ended at (time).

  
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Mr. John Dobbs, Chairman

**ATTEST:**  
  
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Patti Larsen, Secretary