



# MEETING NOTES

City of Fairhope  
Industrial Development Board  
Date of Issue: Jan. 21, 2019

## MEETING PURPOSE:

<b>MEETING LOCATION:</b> The Delchamps Room	<b>MEETING DATE:</b> January 16, 2019
<b>RECORDED BY:</b> Steve McClure	<b>APPROVED BY:</b>

**PRESENT:** Board members: Lee Webb, Tim Rosson, Ric Lacey, Steve McClure.  
Council Liaison, Jack Burrell participated by teleconference.  
CoFairhope Director of Planning, Wayne Dyess, AICP  
CoFairhope Planner, Nancy Milford  
Various visitors

ITEM NO.	DESCRIPTION OF DISCUSSION	ACTION	STATUS
1.	Call to Order by Lee Webb at 5:00 p.m.		
2.	Mr. Webb advised he was asked by Bob Gentle to chair in Mr. Gentle's absence. Mr. Webb facilitated introductions for all in attendance.		
3.	A moment of silence was observed in honor of the recent passing of one of our fellow board members, Hubert Hinote.		
4.	Purpose of the Meeting – Mr. Webb advised that our primary agenda item was to review a recent rezoning request and make a recommendation to the Fairhope Planning Commission		
5.	The board was advised that before the Fairhope Planning Commission ruled on the re-zoning request, the Council thought it prudent to solicit an opinion from the Industrial Development Board as the inventory of MI was limited and finite.		
6.	Jack Burrell provided overall background on the parcel in question, the current zoning classification of MI and reviewed the remaining available MI parcels within the City of Fairhope.		



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7.	Wayne Dyess and Nancy Milford provided a detailed zoning map of the city to show the board where the current remaining MI parcels are located and what the zoning is adjacent to the property in question.		
8.	The board conducted an in-depth review and extended discussion with Councilman Burrell and the City Planning staff, asking a number of detailed questions.		
9.	At the conclusion of the meeting, the Industrial Development Board unanimously approved the following recommendation: <b>The re-zoning request should be denied and the MI zoning designation in the City Ordinance should be revised to include restaurants and bars with the specific restriction of not allowing drive through service windows.</b>  Motion: L. Webb, Second: D. Rosson, Unanimous FOR		
10.	Mr. Dyess provided clarification that several of the concerns expressed by the board were covered by existing ordinances such as lighting, parking, low impact development, etc. and were not required to be spelled out in our recommendation.		
11.	The meeting was adjourned at 5:58 p.m.		