



City of Bay Minette

Subdivision Plat Application

301 D'Olive Street · Bay Minette, Alabama 36507
Phone (251) 580-1650 · COBM_Planning@cityofbayminetteal.gov

Office Use Only

Case Number: SD-_____
App Submittal Date:_____
PC Meeting Date:_____

Print or Type your responses below and attach additional pages as necessary. If an item is not applicable, mark "X" or "N/A" where appropriate.

APPLICATION TYPE

☐ Exempt ☐ Pre-App Conference ☐ Sketch Plat ☐ Final - Minor ☐ Preliminary - Major ☒ Final - Major ☐ Master Plan

Pre-Application Conference Preferred Dates/Times: _____

PROJECT CONTACTS

Owner Name: S & W Adventures Phone: 251-269-1661

Developer: N/A Phone: _____

Authorized Agent/Application Contact: Engineering Design Group LLC - Michael Johnson

Phone: 251-943-8960 Email: harris@edgalabama.com

Mailing Address: 1000 East Laurel Avenue Foley, AL 36535

Surveyor Name: Michael Johnson APLS Lic#: 31573

Surveying Firm Name: Engineering Design Group City Business Lic#: _____

Phone: 251-943-8960 Email: mjohnson@edgalabama.com

Engineer Name: N/A Registration #: _____

Engineering Firm Name: N/A City Business Lic#: _____

Phone: _____ Email: _____

SITE INFORMATION

Subdivision Type: ☒ Single Family ☐ Two-Family ☐ Multi-Family ☐ Commercial ☐ Industrial ☐ Mixed-Use

Subdivision Name: REPLAT OF LOTS 10,11,12,13, AND 14 BLOCK 3, THE NORTHCUTT'S SUBDIVISION

Location: 15TH STREET

Section: 4 Township: 2S Range: 3E Instrument# or Slide# of Existing Recorded Plat: SLIDE 42-A

Parcel ID/PPIN(s): 41198, 71731, 106373, 113933

Total Acreage: 1.84 Total # Lots: 8 Average Lot Size (sq ft) : .24

Required Number of Certified Letters: _____ Adjacent Property Owner/Leaseholder Information Attached: ☒ Yes ☐ No

UTILITY PROVIDERS

Water: NORTH BALDWIN UTILITIES

Sewer: NORTH BALDWIN UTILITIES

Power: ALABAMA POWER

Gas: _____

Telephone: _____

Internet: _____

ACCESSRoadway Name: 14TH & 15TH STREET

Total Frontage (linear feet): _____

Roadway Access Authority: ☐ City ☐ Baldwin County Highway Dept ☐ Alabama Dept of Transportation (ALDOT)**SUBMITTAL DOCUMENTATION**

- Legal Description Attached: ☒ Yes ☐ No
- Access Authority Approval Attached ☐ Yes ☒ No
- Requesting Waivers: ☐ Yes ☒ No
- Covenants or Deed Restrictions: ☐ Yes ☒ No
- Recorded Warranty Deed(s) Attached: ☒ Yes ☐ No
- Service Availability Letters Attached: ☒ Yes ☐ No
- List and Description of Requested Waivers Attached: ☐ Yes ☒ No
- Copy of Covenants or Restrictions Attached: ☐ Yes ☒ No

Refer to the Subdivision Regulations for full submittal requirements and specifications. All plans and application materials are due by the application deadline date. Partial applications will not be processed. Submittal of incomplete applications may delay application review.

Application is hereby made for approval of the subdivision as described herein and shown in accompanying plans and documentation. The signature below constitutes acknowledgement that all information submitted is true and accurate and that the documentation noted above has been submitted. Further, it is hereby certified that the adjacent property owner list included with this application was obtained from the current records available from the Baldwin County Revenue Commissioner's Office and is a complete and accurate list of all property owners/leaseholders adjacent to the property submitted for subdivision approval. It is understood and agreed by this applicant that any error, misstatement or misrepresentation of material fact or expression of material fact, either with or without intention on the part of this applicant, such as might, or would, operate to cause a refusal of this application, or any material alteration or change in the accompanying plans without the approval of the City Planner and/or Planning Commission, shall constitute sufficient grounds for the revocation of such approval.

Signature of Applicant/Authorized Agent: _____

Date: 5/21/25**INTERNAL USE ONLY****FEES & PAYMENT DETAILS**

Application Fee: \$ _____

Total # of Lots _____

_____ x \$20 = \$ _____

Total # Certified Letters: _____

x \$10 = \$ _____

TOTAL DUE \$ _____☐ Cash ☐ Card* 3.99% Fee☐ Check #: _____

Date Paid: _____

Zoning: _____ FEMA: _____ Potential Wetlands ☐ Yes ☐ NoPrinted Set ☐ Yes ☐ No PDF Plat ☐ Yes ☐ No Digital .SHP or .DWG ☐ Yes ☐ No☐ Owner Permission ☐ Deed ☐ Legal Description ☐ Adjacent Property List☐ Service Availability ☐ Access ☐ Waiver ☐ CovenantsCompleteness Review Date: _____ ☐ Complete ☐ Incomplete

Deficiencies: _____

PC Meeting Date: _____ Public Notice Deadline Date: _____



City of Bay Minette

Planning & Development Services

301 D'Olive Street · Bay Minette, Alabama 36507

Phone (251) 580-1650 · COBM_Planning@cityofbayminetteal.gov

NOTICE OF PUBLIC HEARING

S and W Adventures, Inc. Property Case No. SD-25005, Preliminary Approval Request for an Eight (8) Lot Major Subdivision

Notice is hereby given that the City of Bay Minette Planning Commission will conduct a public hearing for S and W Adventures, Inc. Property for Case No. SD-25005, Preliminary Plat Approval Request for an Eight (8) Lot Major Subdivision. The subject property, specifically identified as Parcel I.D. 05-23-02-04-3-000-121.000 // PIN 41198, Parcel I.D. 05-23-02-04-3-000-122.000 // PIN 71731, Parcel I.D. 05-23-02-04-3-000-121.001 // PIN 106373, and Parcel I.D. 05-23-02-04-3-000-121.002 // PIN 113933 a total of 1.84± acres located on the south side of W. 15th Street and the north side of W 14th Street between McMillian Avenue and Hand Avenue, zoned R-2, Medium Density Single Family Residential District. The request is to subdivide the existing four (4) parcels into eight (8) lots for single-family residential use. A map of the subject property can be found on the back of this notice.

The Bay Minette **Planning Commission** will conduct the public hearing during its regularly scheduled meeting on **Thursday, July 10, 2025**, beginning at 8:00 a.m. in the Council Chambers of Bay Minette City Hall located at 301 D'Olive Street, Bay Minette, AL 36507.

The application materials are available for public review at Bay Minette City Hall and on the Planning & Development Department website. If you desire to speak with someone by telephone about this application, please contact Planning & Development Services at (251) 580-1650. If you desire to submit comments, please email to COBM_Planning@cityofbayminetteal.gov or address your correspondence to:

City of Bay Minette Planning & Development Services
301 D'Olive Street
Bay Minette, AL 36507

Please include the case number noted above in all correspondence. If you desire to address the Planning Commission in person about this application, please attend the public hearing on the date, times and location listed above.

Public participation is solicited without regard to race, color, national origin, sex, age, religion, disability or family status. Persons who require special accommodations under the Americans with Disabilities Act or those requiring language translation services should contact Planning & Development Services.

** See Reverse for Map

Notice Date – June 26, 2025

