

ORDINANCE NO. 2023-xxxx

**AN ORDINANCE FURTHER AMENDING ORDINANCE NO. 172,
CITY OF ORANGE BEACH ZONING ORDINANCE,
MARINER LAKES PLANNED UNIT DEVELOPMENT
SOUTH BUILDING OF PROPOSED MULTI-FAMILY RESIDENTIAL DEVELOPMENT
BEL-AIR TOWERS SITE
MINOR MODIFICATION
(#0103-PUDA-23)**

FINDINGS:

1. The City Council of the City of Orange has held the required Public Hearing after the required public advertisement period concerning the proposed amendment.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ORANGE BEACH, ALABAMA, AS FOLLOWS:

1. That the Zoning Ordinance of the City of Orange Beach as previously amended is hereby further amended to allow a minor modification to the Mariner Lakes Planned Unit Development (PUD) Master Plan to make the following changes to the South Building of the approved multi-family residential development, pursuant to the application #0103-PUDA-23 on file with the Department of Community Development:
 - (a) Reduce the height of the South Building from five floors with 14 units per floor to four floors with 16 units per floor;
 - (b) Reduce the total units in the South Building from 70 to 64 units, which will decrease the development's total overall units from 152 to 146 units; and
 - (c) Increase the footprint of the South Building from approximately 17,500 square feet to 21,400 square feet.
2. That all ordinances or parts of ordinances in conflict are, to the extent of such conflict, repealed; and
3. That this Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED THIS 3rd DAY OF JANUARY, 2023.

Renee Eberly
City Clerk

The City Clerk of the City of Orange Beach, Alabama hereby certifies that the foregoing ORDINANCE 2023-xxxx was posted on _____ in the following three (3) public places:
Orange Beach City Hall _____
Orange Beach Post Office _____
Orange Beach Public Library _____

Renee Eberly, City Clerk