

ORDINANCE NO. 2023-xxxx

**AN ORDINANCE FURTHER AMENDING ORDINANCE NO. 172,
CITY OF ORANGE BEACH ZONING ORDINANCE,
SPRINGHILL SUITES BY MARRIOTT PLANNED UNIT DEVELOPMENT
PRELIMINARY AND FINAL PUD APPROVAL EXTENSION
(#0103-PUD-22)**

FINDINGS:

1. On February 22, 2022, City Council adopted Ordinance No. 2022-1406 approving rezoning of property to allow for construction of a 120-room hotel on Lot 4 of the Summer Salt Plaza Subdivision between Doc's Seafood & Steaks and Live Bait Restaurant.
2. A building permit has not been issued for this PUD. Per Section 7.08 of the Zoning Ordinance, the applicant may request a one-year extension for the PUD if no building permits have been issued within 12 months of PUD approval.
3. The applicant has requested a 12 month extension for the PUD approval to February 2024.

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

1. That the rezoning of the following described property from GB (General Business) to PUD (Planned Unit Development) is hereby extended for 12 months to February 2024. The property is legally described as follows:

214.6' X 600.2' IRR LOT 4 SUMMER SALT PLAZA SUB SLIDE 2514-F
LYING IN THE CITY OF ORANGE BEACH SEC 18-T9S-R5E (SP WD)
Tax Parcel ID #05-65-04-18-0-000-005.013, PPIN #356649
24241 Perdido Beach Boulevard
2. That the Zoning ordinance of the City of Orange Beach as previously amended is hereby further amended to approve the preliminary and final PUD for Springhill Suites by Marriott pursuant to application #0103-PUD-22 on file with the Department of Community Development;
3. That approval of this PUD is contingent upon the conditions recommended by staff and Planning Commission as follows:
 - a. The project will be required to comply with the landscaping screening requirements per Section 4.0505-b for the land use buffer along the north lot line.
 - b. Offsite runoff currently draining onto the site cannot be blocked by proposed construction. Offsite runoff must be collected and adequately conveyed to a positive outfall. This may be addressed during site permits review..
 - c. Any impacts to jurisdictional wetlands will require State and Federal authorizations prior to issuance of site permits.
4. That all ordinances or parts of ordinances in conflict are, to the extent of such conflict, repealed; and
5. That this Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED THIS 1st DAY OF MARCH, 2023.

Renee Eberly
City Clerk

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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