



PLANNING & ZONING
COMMUNITY DEVELOPMENT DEPARTMENT
P.O. BOX 2432
ORANGE BEACH, ALABAMA 36561



**ORANGE BEACH
PLANNING COMMISSION
REGULAR MEETING**

**Monday, December 8, 2025, 4:00 PM
City Hall, City Council Chamber
4099 Orange Beach Boulevard**

A. CALL TO ORDER

B. INVOCATION

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

E. APPROVAL OF AGENDA

F. CONFLICTS OF INTEREST

G. APPROVAL OF MINUTES AND CERTIFIED RECORDS

1. Approval of minutes from the Work Session on November 10, 2025.
2. Approval of minutes from the Regular Meeting on November 10, 2025.

H. PUBLIC HEARINGS

1. Case No. 1003-SD-25, U-Own-It Boat & RV Storage Replat, Replat of a Portion of Lot 2, Allen Cox Jr. Subdivision

Smith Clark & Associates LLC, on behalf of U-Own-It Boat & RV Storage POA Inc. and Coastal Storage Inc., requests approval of **Preliminary and Final Minor Subdivision** to replat the parcel and existing storage units into one lot. The property is located at 4387 William Silvers Parkway in the Pleasure Island RV & Boat Storage Planned Unit Development (PUD) Master Plan. *Deferred from the Regular Meeting on November 10, 2025.*

2. Case No. 1102-SD-25, Replat of Lot 906 and West Half of Lot 907, Bear Point Estates Subdivision

Smith Clark & Associates LLC, on behalf of Coby and Maryanne Smith, requests approval of **Preliminary and Final Minor Subdivision** to combine Lot 906 and the West Half of Lot 907 into one lot. The property is located at 29734 Bayshore Drive South in the Single-Family Residential (RS-2) zoning district. *Deferred from the Regular Meeting on November 10, 2025.*

3. **Case No. 1202-SD-25, Baudier Resubdivision, Resubdivision of Lots 6 & 7, Block D, Second Addition, Chicago Gulf Beach Subdivision**

Reese Harpel, on behalf of Albert Baudier, requests approval of **Preliminary and Final Minor Subdivision** to combine Lots 6 and 7, Block D, Second Addition, Chicago Gulf Beach Subdivision into one lot. The property is located at 26910 Moses Road in the Single-Family Residential (RS-3) zoning district.

4. **Case No. 1203-SD-25, Crider Subdivision, Replat of Lot 1022, Bear Point Estates Subdivision**

Reese Harpel, on behalf of Joey Crider, requests approval of **Preliminary and Final Minor Subdivision** to subdivide Lot 1022 of Bear Point Estates Subdivision into two lots. The property is located at 5614 Georgia Street in the Single-Family Residential (RS-2) zoning district.

I. **SITE PLAN REVIEWS**

1. **Case No. 1201-SP-25, Shaver Complex**

SPI Properties LLC requests approval of **Site Plan Review** to construct a 4,800-SF office/service building. The property is located at 4400 Money Bayou Drive in the General Business (GB) zoning district.

J. **ITEMS SUBMITTED BUT NOT MEETING SECOND DEADLINE**

K. **OTHER BUSINESS**

L. **PUBLIC COMMENTS**

M. **ADJOURN**