



**CITY OF FAIRHOPE  
CITY COUNCIL SPECIAL MEETING  
AGENDA**

**Monday, April 20, 2026 - 5:00 PM  
City Council Chambers**

**Invocation and Pledge of Allegiance**

**Council Members**

Jack Burrell  
Joshua Gammon  
Jimmy Conyers  
Jay Robinson  
Andrea Booth

The topics of this meeting focus on zoning amendments originally presented to the Fairhope City Council during a Public Hearing on October 27, 2025; tabled by the City Council on November 10, 2025 and March 9, 2026. The City Council welcomes input on the following topics.

Topics directly impacted by Ordinance No. 1859 have been identified below as “time-sensitive” due to the July 17, 2026, expiration of the suspension on consideration of applications for certain residential subdivisions and certain residential dwelling multiple occupancy projects. Items that are not directly implicated by Ordinance 1859 are identified as non-time sensitive. In any case, there will be additional opportunities to discuss all items during future public meetings.

**Discussion of Zoning Amendments – Time Sensitive List**

1. Removal of Single-Family and Two-Family Dwelling Uses from the following Zoning Districts:
  - a. B-3a Tourist Resort Commercial Service District
  - b. B-3b Business and Professional District
2. Removal of Single-Family, Two-Family, and Townhouse Dwelling Uses from the following Zoning Districts:
  - a. B-1 Local Shopping District
  - b. B-2 General Business District
  - c. B-4 Business and Professional District
3. Special Conditions for Townhouses
4. Special Conditions for Multi-Family/Apartment
5. Special Conditions for Mixed Use Buildings
6. Amendments to Planned Unit Developments

**Discussion of Zoning Amendments – Non-Time Sensitive List**

1. Requiring Site Plan Review for the following uses:
  - a. Mixed-Use Buildings
  - b. Convalescent or Nursing Home
  - c. Automobile Service Station
  - d. Automobile Repair

- e. Recreational Vehicle Park
  - f. Hotel or Motel
  - g. Entertainment Venue
2. Impervious surface limitations within residential zoning districts
  3. Amendments focused on preserving the scale and character of the Central Business District, such as:
    - a. Building Height
    - b. Floor Area Ratio (FAR) requirements
    - c. Parking
  4. Removal of Village Zoning Districts
  5. Use of more graphics within the Zoning Ordinance