BALDWIN COUNTY, ALABAMA
Planning and Zoning Department

Main Office - 251.580.1655
22251 Palmer St., Robertsdale, AL 36567

Foley Office - 251.972.8523
201 East Section Ave., Foley, AL 36535

ZONING VERIFICATION REQUEST
Case #: ZV26-000805

This zoning verification is for informational purposes only. This is not a permit approval.

A Zoning Site Plan approval is required for any new use or structure in a zoned area. This document is a verification of the zoning regulations applicable as of 11/04/2026

No assurances or guarantees are made as to what zoning regulations may be applicable in the future.
Any setbacks provided do not account for the potential that more restrictive setbacks may apply as documented and required within a recorded, platted subdivision.

Applicant
Name: Frank Malone
Address: 220 E 25th Ave Gulf Shores AL 36542
Business Name: Bellator Real Estate
Business Address: 832 Gulf Shores Parkway Gulf Shores AL 36542

Site Information
Parcel ID Number: 05-52-08-33-0-000-002.000 ppin # 62277 Co Rd 91
Physical Address (E-911): LILLIAN, AL 36549

Project Information
Description of Proposed Use: How is this zoned and what are the setbacks?

Staff Review
Building Permit Jurisdiction: Baldwin County
Zoning Status: Zoned
Planning District: 33: Lillian - North
City Limits: Not Inside City Limits
Zoning Classification: RA Rural Agricultural District
Fire District: N/A - Except for Location Verification for Liquor License
ARB: Not Applicable
MS4: No
Verification Status: Complete
Date of Verification: 11/04/2026
Planner's Comments: This property is zoned therefore governed by the Baldwin County Zoning Ordinance. Section 3.2 RA, Rural Agricultural District. 3.2.2 Permitted uses:(d) The following general commercial uses: animal clinic and/or kennel; farm implement sales; farmers market/truck crops; nursery; landscape sales; country club. (e) The following local commercial uses: fruit and produce store. (f) The following institutional uses: church or similar religious facility; school (public or private). (g) Agricultural uses. (h) Single family dwellings including manufactured housing and mobile homes. (i) Accessory structures and uses. 3.2.6 Area and dimensional ordinances.
Minimum Front Yard 40-Feet
Minimum Rear Yard 40-Feet
Minimum Side Yards 15-Feet
Minimum Lot Area 3 Acres
Minimum Lot Width at Building Line 210-Feet
Potential wetlands are located on both parcels which may require wetland delineations.