



# CITY OF PRATTVILLE

**BILL GILLESPIE, JR.**  
MAYOR

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## CITY COUNCIL

**MIKE RENEGAR**  
PRESIDENT  
DISTRICT 5

**NATHAN D. FANK**  
PRESIDENT PRO TEMPORE  
DISTRICT 7

**ALBERT C. STRIPLIN**  
DISTRICT 1

**WILLIE WOOD, JR.**  
DISTRICT 2

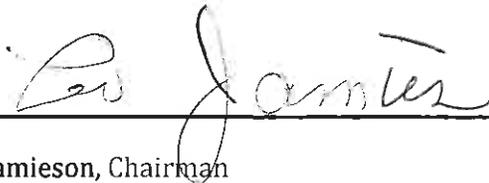
**DENISE B. BROWN**  
DISTRICT 3

**TOM MILLER**  
DISTRICT 4

**RAY C. BOLES**  
DISTRICT 6

## City of Prattville Board of Zoning Adjustment

**The minutes of the June 12, 2012 meeting of the  
City of Prattville Board of Zoning Adjustment  
were approved.**



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Leo Jamieson, Chairman

7/10/12

Date



# CITY OF PRATTVILLE

**BILL GILLESPIE, JR.**  
MAYOR

## CITY COUNCIL

**MIKE RENEGAR**      **NATHAN D. FANK**      **ALBERT C. STRIPLIN**      **WILLIE WOOD, JR.**      **DENISE B. BROWN**      **TOM MILLER**      **RAY C. BOLES**  
PRESIDENT      PRESIDENT PRO TEMPORE      DISTRICT 1      DISTRICT 2      DISTRICT 3      DISTRICT 4      DISTRICT 6  
DISTRICT 5      DISTRICT 7

## CITY OF PRATTVILLE BOARD OF ZONING ADJUSTMENT

**A G E N D A**  
**June 12, 2012**  
**4:00pm**

### Call to Order:

### Roll Call:

Chairman Leo Jamieson, Vice-Chairman John Gillian, Mr. Mac Macready, Mr. James Miles, and Mrs. Jerry Schannep. Alternate Member: Commander Michael Whaley.

### Minutes:

### Old Business:

None

### New Business:

#### 1. 120612-01 VARIANCE:

To encroach 8' into the 10' side yard line.  
1846 Sanford Drive  
R-2 (Single Family Residential)  
**David & Kristen Blankenship, Petitioners**

*District 5*

#### 2. 120612-02 VARIANCE:

To change the maximum sign height from 25' to 35'.  
1679 East Main Street  
B-2 (General Business)  
**Lower AL Properties, LLC, Petitioner**

*District 4*

### Miscellaneous:

### Adjourn:

**City of Prattville Board of Zoning Adjustment  
Minutes  
June 12, 2012**

**CALL TO ORDER:**

The regular meeting of the Prattville Board of Zoning Adjustment (BZA) was called to order by Chairman Leo Jamieson at 4:01 p.m. on Tuesday, June 12, 2012.

**ROLL CALL:**

Present: Chairman Leo Jamieson, Vice-Chairman John Gillian, Mr. Mac Macready, and Mrs. Jerry Schannep. Absent: Mr. James Miles.

***Quorum Present***

Staff present: Mr. Joel Duke, City Planner and Ms. Alisa Morgan, Secretary.

Chairman Jamieson stated the governing rules for the Prattville Board of Zoning Adjustment according to the *Code of Alabama, 1975* and the procedure of the meeting.

**MINUTES:**

None

**OLD BUSINESS:**

None

**NEW BUSINESS:**

**VARIANCE**

**To encroach 8' into the 10' side yard line.  
1846 Sanford Drive  
R-2 (Single Family Residential)  
David & Kristen Blankenship, Petitioners**

Mr. Duke introduced the variance request to encroach the 10' side yard setback at 1846 Sanford Drive. He stated that the petitioner is requesting to place a 20x20 carport two feet from the property line.

David Blankenship, petitioner, stated that they are requesting to place a 20x20 carport to help keep out of the elements when transporting their infant twins.

Lester Taylor, petitioner representative, stated that his company, AirFlow Awning will be constructing the proposed carport which will cover the existing slab. He stated that the carport will be aluminum and will be constructed for water drainage will be contained on the property.

Chairman Jamieson opened the meeting for any public comments.

Tommy Tanner, 1848 Sanford Drive, wanted to know the proximity of the structure from the existing slab.

Mr. Taylor stated that the roof hang will be approximately 6" past the existing concrete slab. Mr. Tanner stated that he did not have any problems with that. He also added that there are no current water problems.

After no further comments the public hearing was closed.

Mr. Duke stated that for clarity of record that the proposed carport will not extend beyond the existing slab.

Mr. Taylor stated that the measurement for the 8' request was marked by the fence as being the property line.

Mrs. Schannep stated that if the variance is approved it is understood that it would be granted for the 8' requested.

After no further comments, questions, or discussion, the vote was called. **The BZA voted unanimously to approve the variance to encroach 8' into the 10' side yard line at 1846 Sanford Drive.**

**VARIANCE:**

**To change the maximum sign height from 25' to 35'.**

**1679 East Main Street**

**B-2 (General Business)**

**Lower AL Properties, LLC, Petitioner**

Mr. Duke stated that the applicant has submitted a replacement sign permit application that meets the city's sign regulations and would no longer need the sign height variance. He stated that the petitioner was asked to submit a formal letter withdrawing their request, but it had not been submitted prior to this meeting.

Chairman Jamieson stated that being there was not one present to represent the request they would follow procedure.

After no further comments, questions, or discussion, the vote was called. **Mrs. Schannep moved to table the request. Mr. Macready seconded the motion. The motion to table passed unanimously.**

**MISCELLANEOUS:**

**ADJOURN:**

After no further comments, questions or discussion the meeting was adjourned at 4:23.

Respectfully submitted,



Alisa Morgan, Secretary  
Board of Zoning Adjustment

**PRATTVILLE BOARD OF ZONING ADJUSTMENT**

**PETITIONER:        DAVID & KRISTEN BLANKENSHIP  
                          1846 SANFORD DRIVE  
                          PRATTVILLE, AL 36066**

**REQUEST:            VARIANCE TO ENCROACH 8' INTO THE 10' SIDE YARD LINE  
                          1846 SANFORD DRIVE  
                          R-2 ZONING DISTRICT (SINGLE FAMILY RESIDENTIAL)**

**ORDER**

The above petition having been duly considered at a public hearing meeting before the Board of Zoning Adjustment of the City of Prattville, having been advertised in *The Prattville Progress*, a newspaper of general circulation in the city limits of Prattville, Alabama, and setting forth notice of the request for a variance to the Zoning Laws of Prattville, Alabama, as set out in the aforesaid petition and giving notice that a public hearing would be held on June 12, 2012 at the City Hall in Prattville, Alabama, and after due consideration of the party in interest, the Board of Zoning Adjustment of the City of Prattville **voted to approve the variance to encroach 8' into the 10' side yard line** at property requested.

**IT IS THEREFORE ORDERED** the petition of David & Kristen Blankenship, 1846 Sanford Drive, Prattville, AL is hereby approved.

**DONE THIS THE 12th DAY OF June 2012.**

**BOARD OF ZONING ADJUSTMENT**

  
\_\_\_\_\_  
**LEO JAMIESON, CHAIRMAN**

  
\_\_\_\_\_  
**ALISA MORGAN, SECRETARY**

**CITY OF PRATTVILLE BOARD OF ADJUSTMENT  
PUBLIC HEARING  
SPEAKERS SIGN-IN SHEET**

**MEETING DATE:** June 12, 2012

**PETITIONER:** David & Kristen Blankenship

**ADDRESS OF PETITION:** 1846 Sanford Drive

	NAME	ADDRESS
1.	David Blankenship	1846 Sanford Dr
2.	Kristen E Taylor	AirFlow
3.	Tommy Tanner	1846 Sanford Dr
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		
12.		
13.		
14.		
15.		
16.		
17.		
18.		
19.		
20.		
21.		

**CITY OF PRATTVILLE**  
 Board of Zoning Adjustment

Planning Department Staff Report



<b>DATE:</b>	5/24/12
<b>APPLICATION TYPE:</b>	Variance (120612-01)
<b>PROPERTY LOCATION or DESCRIPTION:</b>	1846 Sanford Drive
<b>PETITIONER(S) AND AGENT(S):</b>	David & Kristen Blankenship
<b>ZONING DISTRICT(S)</b>	R-2 (Single Family Residential)
<b>REQUESTED ACTION:</b>	To encroach 8' into the 10' side yard line.
<b>ZONING ORDINANCE REFERENCE:</b>	<p><b>Appendix A-Zoning Ordinance Section 71 Residential district requirements:</b></p> <p><b>R-2 District:</b></p> <p>Minimum Yard Size</p> <p style="padding-left: 40px;">Front yard - 35'</p> <p style="padding-left: 40px;">Rear Yard – 40'</p> <p style="padding-left: 40px;">Side Yard – 10'</p>



SANFORD DR

CITY OF  
PRATTVILLE, ALABAMA

1846 SANFORD DR  
ZONING: R-2

1" = 50'



STREETS  
TAX PARCELS





The following items must be attached to the application (check those items included):

- Tax record map from the Autauga County or Elmore County Tax Assessors Office
- Site sketch plan (drawn to scale) showing any property lines, required and proposed setbacks, existing and proposed structures and any additional information you believe will be helpful to the Board of Adjustment
- Application fees: Variance and Administrative Appeal - Fifty dollars (\$50), Use-on-Appeal - Two hundred fifty dollars (\$250).
- Names and address of all property owners immediately adjacent to the subject property (not required for administrative appeals). Adjacent properties include those directly across the street from the subject property.
- If person signing application is someone other than property owner, attach authorization to file application (i.e. notarized letter, real estate contract, etc.)

Hardship: The Board requests a statement of hardship to justify any variance application:

"To authorize upon appeal in specific cases such variance from the terms of the (zoning) ordinance as will not be contrary to the public interest, where, owing to special conditions, a literal enforcement of the provision of the (zoning) ordinance will result in unnecessary hardship and so that the spirit of the (zoning) ordinance shall be observed and substantial justice done." Code of Alabama, 1975, as amended. § 11-52-80(d) (3))

FAMILY HAS NEWBORN TWINS  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

I certify that I am the property owner, or authorized agent, and attest that all facts are true and correct. I do hereby certify that the property owner list attached to this application was obtained from the Autauga County Revenue Office, (Elmore County if applicable), and is a complete list of all real property owners adjacent to the parcel submitted for consideration. I also attest that I have read and understand what a hardship is according to the Code of Alabama, 1975, as amended.

KRISTEN BLANKENSHIP  5-16-12  
Printed Name Signature Date

I the undersigned authority, a Notary Public in and for said County in said State, hereby certify that KRISTEN BLANKENSHIP, whose name is signed to the forgoing petition, and who is known to me, acknowledged same before me on this the 16 day of May, 2012

Patricia Dianne Boyett  
Notary Public

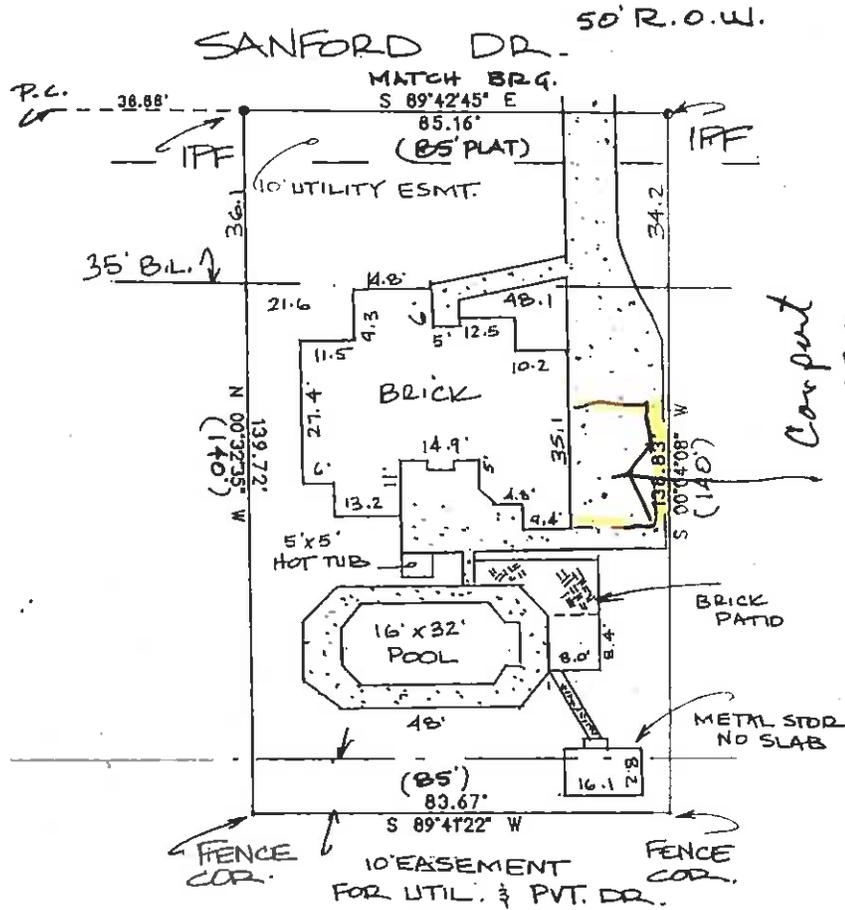
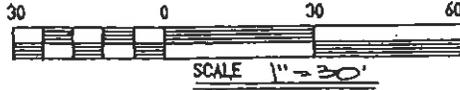
My commission expires 9-9-14

PRATTVILLE LAND SURVEYING

Loan Or Closing Survey

120612-01/A

Variance  
To encroach 8' into the 10' side yard line



Flood Note:  
Property lying  
in Zone ...C...

STATE OF ALABAMA  
COUNTY OF AUTAUGA..

I, Davill C. McLain, Land Surveyor, hereby certify that the foregoing is a true and correct map or plat of LOT 33 BLOCK 5 ....., as the same is recorded in MAP BOOK 3... at page 209 in the Office of the Judge of Probate AUTAUGA.. County, Alabama; that the buildings now on said property are within the boundaries of same; that there are no encroachments by buildings on the adjoining property; and there are no rights-of-way, easements, or joint driveways over or across said land visible on the surface of the ground; there are no electric or telephone wires (excluding wires which serve the premises only) or structures or supports therefore including poles, anchors and guy wires on or over said premises, except as shown. The property is not within a flood plain; and that the correct address is 1806 SANFORD DRIVE..... PRATTVILLE....., Alabama, the property of LUBINGER.....

I hereby certify that all parts of this survey and drawing have been completed in accordance with the requirements of the Minimum Technical Standards for the Practice of Land Surveying in the State of Alabama. According to my survey this the 28 day of MARCH..... 2001.

PRATTVILLE LAND SURVEYING  
616 Washington Ferry Road  
Prattville, Alabama 36067

*[Signature]*  
AL. REG. NO. 11121

NOT VALID UNLESS SIGNED, DATED AND  
STAMPED WITH EMBOSSED SEAL

# 4006

**CITY OF PRATTVILLE BOARD OF ADJUSTMENT  
PUBLIC HEARING  
SPEAKERS SIGN-IN SHEET**

**MEETING DATE:** June 12, 2012

**PETITIONER:** Lower AL Properties, LLC

**ADDRESS OF PETITION:** 1679 East Main Street

	<b>NAME</b>	<b>ADDRESS</b>
1.	_____	_____
2.	_____	_____
3.	_____	_____
4.	_____	_____
5.	_____	_____
6.	_____	_____
7.	_____	_____
8.	_____	_____
9.	_____	_____
10.	_____	_____
11.	_____	_____
12.	_____	_____
13.	_____	_____
14.	_____	_____
15.	_____	_____
16.	_____	_____
17.	_____	_____
18.	_____	_____
19.	_____	_____
20.	_____	_____
21.	_____	_____

**CITY OF PRATTVILLE**  
 Board of Zoning Adjustment

Planning Department Staff Report



<b>DATE:</b>	5/24/12
<b>APPLICATION TYPE:</b>	Variance (120612-02)
<b>PROPERTY LOCATION or DESCRIPTION:</b>	1679 East Main Street
<b>PETITIONER(S) AND AGENT(S):</b>	Lower AL Properties, LLC
<b>ZONING DISTRICT(S)</b>	B-2 (General Business)
<b>REQUESTED ACTION:</b>	To change the max sign height from 25' to 35'.
<b>ZONING ORDINANCE REFERENCE:</b>	<p><b>Appendix A-Zoning Ordinance Section 134 Residential district requirements:</b></p> <p><b>(c) Business District:</b></p> <p>High mount freestanding signs:</p> <p style="padding-left: 40px;">Setback 10'</p> <p style="padding-left: 40px;">Max. Height - 25'</p> <p style="padding-left: 40px;">Min. Height - 8'</p> <p style="padding-left: 40px;">Max. Size- Not specified</p> <p>Special Regulations:</p> <p>Allowed only where existing setback of building is sufficient to accommodate setback. Minimum height not applicable if setback is at least 15'.</p>





City Of Prattville  
 Planning and Development Department  
 102 W. Main Street  
 Prattville, AL 36067  
 (334) 361-3614 Fax (334) 361-3677  
 www.prattvilleal.gov

**120612-02**

Variance  
 To change the max sign height from 25' to 35'

**Application  
 Prattville Board of Zoning Adjustment**

Application Type:  Use-On-Appeal  Variance  Administrative Appeal

**Applicant /Agent Information**

Notarized letter from the property owner is required if agent is used for representation

Name: Florida Certified Sign Erectors  
 Street Address: 2824 Horace Shepard Drive  
 City: Dalhan State AL Zip: 36303  
 Phone Number(s): 334 984 0194 or 334 7188250

**Property Owner Information**

if different than above

Name: Lower AL Properties LLC  
 Address of Property Owner: PO BOX 512  
 City: Andalusia State: AL Zip: 36420  
 Phone Number: (334) 427 5714

**Property Description**

County Tax Parcel Number/Legal Description: \_\_\_\_\_  
19011140000030010  
 Current Zoning of Property: \_\_\_\_\_ Physical Address: 1679 E Main St  
 Proposed Use of Property (generally): Gas + convenience store  
 Describe Proposed Use or Variance: To Increase Height of  
Pylon Sign to 35' OAH from 20' OAH  
Property is OBSTRUCTED Due to New Signs  
+ Utility Poles.



**D/F New Sign Structure**

\* (1) D/F Internally Illuminated Cabinet with Flat Faces with Digitally Printed Graphics



\* (1) D/F Internally Illuminated Cabinet with Flat Faces and Digitally Printed Graphics

24" digits

\* (2) S/F Red LED Prices

\* (2) S/F Green LED Prices

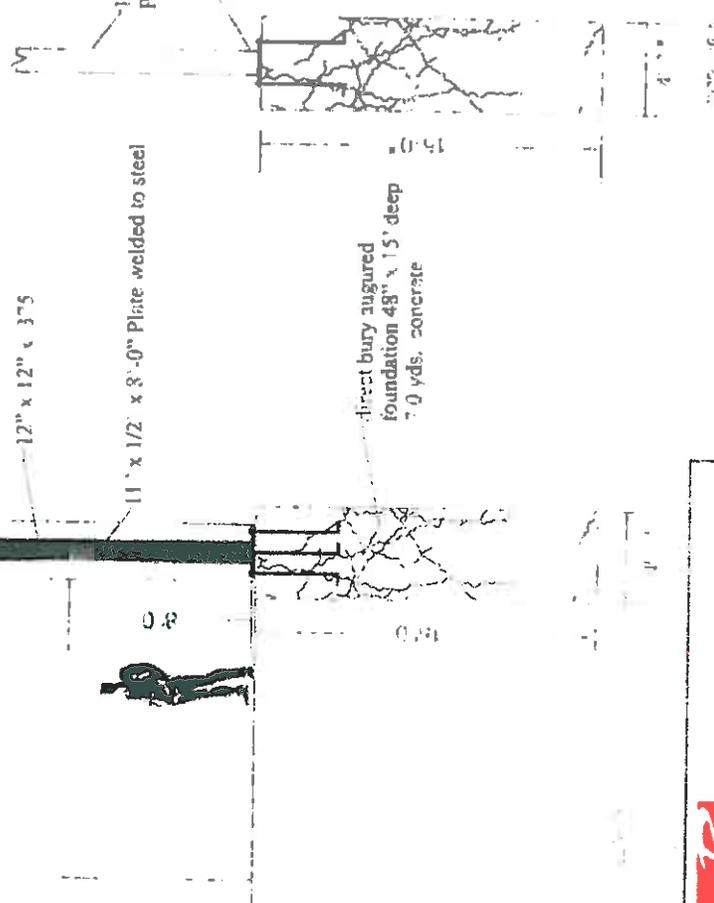
fabricated aluminum  
30" w/ pole cover  
Metallic Silver finish

12" x 12" x 375

11" x 1/2" x 8'-0" Plate welded to steel



direct bury augured  
foundation 48" x 15' deep  
7.0 yds. concrete



11" x 1/2" x 8'-0"  
Plate welded to steel

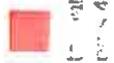
12" x 12" x 375

(2) 20 AMP circuits 120V required

3400' Dimensions

26" x 26" x 2" base plate with  
(5) 7" x 48" anchor bolts 3 on windload side

11" x 1/2" x 8'-0" Plate welded to steel



Regular  
Digital



**120612-02/A**

Variance

To change the max sign height from 25' to 35'

**BRANDING DYNAMICS**  
Corporate Identity • Image Consultants • Signage Solutions

Quantity: 1 FinnWay EXPRESS (Project A)  
Cabled: 02/15/12  
Revised: 02/27/12, 02/28/12, 03/01/12  
Drawing: FinnWay Express 120612-02/A

**NOTICE**

This drawing is a preliminary generation and representation of the proposed signage. Actual signs may vary due to standard materials and manufacturing and installation methods.

This drawing was created using AutoCAD software. It is not a contract. It is not a warranty. It is not a guarantee. It is not a promise. It is not a statement of fact. It is not a statement of opinion. It is not a statement of intent. It is not a statement of belief. It is not a statement of faith. It is not a statement of hope. It is not a statement of desire. It is not a statement of need. It is not a statement of want. It is not a statement of request. It is not a statement of demand. It is not a statement of requirement. It is not a statement of condition. It is not a statement of consequence. It is not a statement of result. It is not a statement of effect. It is not a statement of impact. It is not a statement of influence. It is not a statement of power. It is not a statement of authority. It is not a statement of jurisdiction. It is not a statement of competence. It is not a statement of capability. It is not a statement of capacity. It is not a statement of possibility. It is not a statement of probability. It is not a statement of likelihood. It is not a statement of chance. It is not a statement of risk. It is not a statement of hazard. It is not a statement of danger. It is not a statement of peril. It is not a statement of harm. It is not a statement of injury. It is not a statement of damage. It is not a statement of loss. It is not a statement of detriment. It is not a statement of disadvantage. It is not a statement of disadvantageousness. It is not a statement of disadvantageousness.

115' canopy  
44'

vinyl letters & logo

Greystone Way

36' canopy

channel letters & logo  
raceway mounted

logo  
raceway mounted

pylon  
20ft from the back of the curb to the right away  
double pole sign next to the curb

1679 E Main Street

1"

3/8"

Scale: 3/8" = 25'

BRANDING DYNAMICS



Customer: Fairley Express (Portland, AL)  
1679 E Main Street, Fayetteville, AR 72703  
Phone: 479-846-6773

Logo: Fairley Express

BRANDING DYNAMICS  
1111 South Main Street, Fayetteville, AR 72703  
Phone: 479-846-6773  
www.brandingdynamics.com



120612-02/C

Variance

To change the max sign height from 25' to 35'

35' 0" CAH Pylon Sign  
FINNWAY EXPRESS  
PRATTVILLE, AL

WIND LOAD = 90 MPH

WIND PRESSURE = 37 #/FT<sup>2</sup>

SIGN: 12'-3" x 16'-0"

AREA = 196 FT<sup>2</sup> Wt. = 4000# (Est.)

FIND BEND. MT. AT 8'-0" ABOVE GRADE DUE TO WIND

$$\text{BEND. MT.} = 196(37)(20.88) + (2.5)(14.75)(37)(7.38) \\ = 151422 + 10069 = 161491 \text{ FT}^{\#} \text{ (REQ'D.)}$$

STEEL TUBE POLE, 12" x 12" x .375" WALL, A36 MAT'L., SEC. MOD. = 63.4 in<sup>3</sup>

ALLOW. BEND MT. = 36000 x 63.4/12 = 190200 FT# > 161491 FT# REQ'D. OK

FIND BEND. MT. AT GRADE DUE TO WIND

$$\text{BEND MT.} = 196(37)(29.88) + (2.5)(22.75)(37)(11.38) \\ = 204438 + 23948 = 233386 \text{ FT}^{\#} \text{ (REQ'D.)}$$

STEEL TUBE POLE, 12" x 12" x .375" WALL SEC. MOD. = 63.4 in<sup>3</sup>  
2 - 11" W x 1/2" x 8'-0" COVER PL. WINDWARD SIDE SEC. MOD. = 66.1 in<sup>3</sup> } 129.5 in<sup>3</sup>

ALLOW. BEND. MT. = 36000 x 129.5/12 = 365500 FT# > 233386 FT# REQ'D. OK

ANCHOR BOLTS: 6 - 2" φ A36 @ 20" O.C.

TENSION = 233386/20/12 = 140032# ON 3 A. BOLTS (REQ'D.)

ALLOW. TENSION = 3(3.14)(19100)

(3 - 2" φ A.B.) = 179422# > 140032# REQ'D. OK

HUBBED CONCRETE FOOTING: 4'-0" φ x 15'-0" DEEP

(ROTATION ABOUT OUTER EDGE)

$$\text{CONCRETE FOOTING Wt.} = \pi(4/2)^2(15.0)(150) = 28274 \#$$

$$\text{SOIL RESIST. PRESSURE} = \pi(4.0)(15.0)(200) = 37699 \#$$

$$\text{OVERTURNING RESIST. MT. (D.D. Wt.)} = (28274 + 4000)(4/2) = 60548 \text{ FT}^{\#}$$

$$\text{OVERTURNING RESIST. MT. (SOIL)} = (37699)(15/2) = 282742 \text{ FT}^{\#}$$

$$\text{TOTAL} = 343290 \text{ FT}^{\#} \\ > 233386 \text{ FT}^{\#} \text{ REQ'D. } \underline{\underline{OK}}$$

M. J. Williams  
MAY 16, 2012