



**COMMUNITY DEVELOPMENT DEPARTMENT**

120 S. MCKENZIE STREET

Foley, Alabama 36535

[www.cityoffoley.org](http://www.cityoffoley.org)

(251) 952-4011

October 20, 2022

Mayor and City Council  
City of Foley  
407 East Laurel Avenue  
Foley, AL 36535

RE: Request for Rezoning

Dear Mayor Hellmich and City Council Members,

The City of Foley Planning Commission held a meeting on October 19, 2022 and the following action was taken:

**Next to Last LLC- Request for Rezoning**

The City of Foley Planning Commission has received a request to recommend to the Mayor and Council the rezoning of 5 +/- acres. Property is currently zoned B-3 (Local Business District). Proposed zoning is RV (Recreational Vehicle Park District). Property is located S. of Mifflin Rd. and E. of James Rd. Applicant is Chris Govan.

Commissioner Hellmich made a motion to recommend the requested rezoning to the Mayor and Council. Commissioner Mixon seconded the motion. All Commissioners voted aye.

**Motion to recommend the requested rezoning to the Mayor and Council passes.**

Please let me know if you have any questions or concerns.

Respectfully,

*Melissa Ringler*

Planning & Zoning Coordinator  
[mringle@cityoffoley.org](mailto:mringle@cityoffoley.org)

MAYOR: Ralph Hellmich

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Kathryn Taylor

COUNCIL MEMBERS: J. Wayne Trawick; Vera Quaites; Richard Dayton; Cecil R. Blackwell; Charles Ebert III



**CITY OF FOLEY, ALABAMA  
APPLICATION FOR  
ZONING OF PROPERTY**

1. LOCATION OF PROPERTY (ADDRESS, PIN #, LEGAL DESCRIPTION, MAP/SURVEY, DEED, AND CORPORATION OWNERSHIP INFORMATION):
2. ATTACH A SEPARATE LIST OF ADJACENT PROPERTY OWNERS:
3. APPROXIMATE SIZE OF PROPERTY:
4. PRESENT ZONING OF PROPERTY:
5. REQUESTED ZONING:
6. BRIEF DESCRIPTION OF CURRENT USE AND STRUCTURES LOCATED ON THE PROPERTY:
7. BRIEFLY DESCRIBE THE CONTEMPLATED USE OF THE PROPERTY IF REZONED (TYPE OF DEVELOPMENT, DENSITY, ETC.)
8. PROCESSING FEE OF \$500.00 FOR 20 ACRES OR LESS, PLUS \$15.00 PER ADDITIONAL ACRE OVER 20.

I CERTIFY THAT I AM THE PROPERTY OWNER AND ATTEST THAT ALL FACTS AND INFORMATION SUBMITTED ARE TRUE AND CORRECT.

DATE: 05/23/2022

CHRIS GOVAN

PROPERTY OWNER/APPLICANT  
208 S PINE STREET, FOLEY, AL 36535

PROPERTY OWNER ADDRESS  
251-747-0527

PHONE NUMBER

chris.govan@yahoo.com

EMAIL ADDRESS

↳ pd receipt  
# 20200



**RECEIVED**  
5/23/2022 AC

1. 21200 MIFLIN ROAD, FOLEY ALABAMA  
PPIN: 093449, 68039  
LEGAL DESCRIPTION: 5 AC(C) FR NW COR SEC 10 RUN E 425'(S) S287.83' TO POB TH E 849  
S 256.5' W 851.6' N 256.5 TO POB SEC 10 T8S R4E (QCD) (SURVEY) IN#1401692  
MAP / SURVEY ATTACHED  
CORPORATION OWNERSHIP: TBD

2. ADJACENT PROPERTY OWNERS:

- FLOSSIE CALLAWAY, 9700 JAMES ROAD, FOLEY, AL 36535, PPIN: 21868
- JIMMY BEVERLY, 7395 COOPERS LANDING RD W, FOLEY, AL 36535, PPIN: 34716, 21885, 29325
- JOHN BENNETT, 21188 MIFLIN ROAD, FOLEY, AL 36535, PPIN: 234029
- ALICE CRUZ, 21230 MIFLIN ROAD, FOLEY, AL 36535, PPIN: 54282
- CREEKSIDE RV SUBDIVISION OWNERS ASSOCIATION, PO BOX 851, GULF SHORES, AL 36547, PPIN: 80884

3. APPROXIMATE SIZE OF PROPERTY: 5.71 ACRES

4. PRESENT ZONING OF PROPERTY: B-3

5. REQUEST ZONING: RECREATIONAL VEHICLE (RV) PARK DISTRICT

6. BRIEF DESCRIPTION OF CURRENT USE AND STRUCTURES LOCATED ON THE PROPERTY: v  
Vacant Land.

7. BRIEFLY DESCRIBE THE CONTEMPLATED USE OF THE PROPERTY IF REZONED (TYPE OF  
DEVELOPMENT, DENSITY, ETC.):

We would like to development 38 Luxury RV lots on this property.



RECEIVED AC  
5/23/20

CITY OF FOLEY  
AGENT AUTHORIZATION FORM

I/We authorize and permit Jim Brown and/or Chris Govan  
to act as My/Our representative and agent in any manner regarding this application which  
relates to property described as tax parcel ID# 05-61-02-10-0-000-004.009

I/We understand that the agent representation may include but not be limited to decisions  
relating to the submittal, status, conditions, or withdrawal of this application. In understanding  
this, I/We release the City of Foley from any liability resulting from actions made on My/Our  
behalf by the authorized agent and representative. I hereby certify that the information stated  
on and submitted with this application is true and correct. I also understand that the submittal of  
incorrect information will result in the revocation of this application and any work performed will  
be at the risk of the applicant.

05-61-02-10-0-000-004.004

\*Note: All correspondence will be sent to the authorized representative. It will be the  
representative's responsibility to keep the owner(s) adequately informed as to the status of the  
application.

PROPERTY OWNER(S):

Next To Last LLC

Name(s) printed

P.O. Box 916

Address

Gulf Shores Alabama

City/State

251-504-0220 richard@srsoba.com

Phone

Richard B. Schwartz Email

Fax

9/20/2022

Signature(s)

Date

PROPERTY OWNER(S):

Name(s) printed

Address

City/State

Phone

Email

Fax

Signature(s)

Date

**LEGAL DESCRIPTION**

**PIN # 093449-** 5 AC(C) FR NW COR SEC 10 RUN E 425'(S) S287.83' TO POB TH E 849 S 256.5' W 851.6' N 256.5 TO POB SEC 10 T8S R4E (QCD) (SURVEY) IN#1401692

**PIN # 68039-** 135' X 230'(S) COM AT THE NW COR OF SEC 10 TH RUN E 1031'(S) , TH S 60'(S) FOR THE POB TH RUN S 230'(S), TH E 135', TH N 230'(S), TH W 135' TO THE POB 4 SEC 10-T8S-R4E (WD)

REAL ESTATE SALES VALIDATION FORM

The following information is provided pursuant to Code of Alabama §40-22-1 (1975).  
 The undersigned Grantor does attest, to the best of Grantor's knowledge and belief that the information in this document is true and accurate. The Grantor understands that any false statement claimed on this form may result in the imposition of the penalties indicated in Code of Alabama §40-22-1 (h) (1975).

Grantor's Name Estate of Virginia Totsch, et al  
 Mailing Address 1503 Old Colony Rd  
Daphne AL 36526  
 Property Address 21200 Milton Rd  
Doley AL 36535

Grantee's Name Next to Last LLC  
 Mailing Address PO Box 916  
Gulf Shores AL 36547  
 Date of Sale 9/15/22  
 Total Purchase Price \$ 695,000.00  
 or  
 Actual Value \$ \_\_\_\_\_  
 or  
 Assessor's Market Value \$ \_\_\_\_\_

70119

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one)  
 (Recordation of documentary evidence is not required) \_\_\_\_\_ Bill of Sale; \_\_\_\_\_ Appraisal;  Sales Contract;  
 \_\_\_\_\_ Closing Statement; \_\_\_\_\_ Other \_\_\_\_\_

STATE OF ALABAMA :

COUNTY OF BALDWIN :

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THIS DEED made the 15 day of Sept, 2022, between LINDA GOODMAN, acting in her capacity as Personal Representative of the ESTATE OF VIRGINIA TOTSCH, deceased, LINDA GOODMAN, a(n) married woman, JEFFREY E. TOTSCH, a(n) married man, DONNA ATKINS, a(n) married woman, PAUL TIMOTHY TOTSCH, a(n) married man, GENE TOTSCH, a(n) unmarried man, (being the heirs at law and next of kin of under the Last Will and Testament of VIRGINIA TOTSCH, deceased) and BEVERLY J. MOORE, a(n) unmarried woman ("Grantors") and NEXT TO LAST, L.L.C., a Limited Liability Company, ("Grantee");

WITNESSETH THAT:

Grantors, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid by the Grantee, the receipt of which is hereby acknowledged, subject to all matters and things hereinafter set forth, has by these presents BARGAIN, SELL AND CONVEY unto the said Grantee, in fee simple, all that real property situated in the County of Baldwin, State of Alabama, described as follows, to-wit:

PARCEL A:

Commencing at the Northwest corner of Section 10, Township 8 South, Range 4 East, Baldwin County, Alabama; thence North 89° 43' 50" East, along the North line of said Section 10 for 1031.20 feet to a point; thence South 00° 16' 10" East, for 40.00 feet to a pin and cap #18393 located on the South right of way line of County Road #20 (80 foot right of way) and the Point of Beginning; thence continue South 00° 16' 10" East for 247.83 feet to a pin and cap #18393; thence North 89° 43' 50" East for 135.00 feet to a pin and cap #18393; thence North 00° 16' 10" West for 247.83 feet to a pin and cap #18393 located on said South right of way line; thence South 89° 43' 50" West along said right of way for 135.00 feet to the Point of Beginning.

PARCEL B:

Commence at the Northwest corner of Section 10, being located in Township 8 South, Range 4 East, Baldwin County, Alabama, run thence East along the centerline of County Road 20 a distance of 1267.5 feet to a point; run thence South a distance of 40 feet to an iron pin on the South margin of said road; run thence South along a row of posts a distance of 247.8 feet to an iron pin for the Point of Beginning; run thence South 256.5

feet to an iron pin; run thence West 851.6 feet to an iron pin; run thence North 256.5 feet to an iron pin; run thence East 849 feet to an iron pin, the Point of Beginning.

LESS AND EXCEPT such oil, gas and other mineral interests and all rights and privileges in connection therewith as may have been reserved or conveyed by prior owners, if any.

Grantors, LINDA GOODMAN, JEFFREY E. TOTSCH, DONNA ATKINS, PAUL TIMOTHY TOTSCH, GENE TOTSCH, and BEVERLY J. MOORE, hereby states that the above described property does not constitute part of their homestead, nor does it constitute part of the homestead of their spouse.

THIS CONVEYANCE AND THE WARRANTIES CONTAINED HEREIN ARE MADE SUBJECT TO THE FOLLOWING:

1. Reservation of one-half interest in and to all oil, gas, and minerals and rights in connection therewith as contained in deed from Annie Cook to Hoyt James and Dorothy James, dated January 8, 1952, and recorded in Deed Book 173, page 327.
2. Reservation of one-half interest in and to all oil, gas, and minerals and rights in connection therewith as contained in deed from Annie Cook to Robert D. James and Flossy James, dated January 8, 1952, and recorded in Deed Book 173, page 328.
3. Reservation of three-fourths remaining interest in and to all oil, gas, and minerals and rights in connection therewith as contained in deed from Robert D. James and Flossie James to James E. Messenger, dated May 22, 1981, and recorded in Real Property Book 91, page 1220.
4. Oil, Gas and Mineral Lease and all rights in connection therewith from Hoyt James, et. al. to Joe D. Edwards, dated November 7, 1968, and recorded in Deed Book 380, page 775, as assigned to Allied Chemical Company, by assignment recorded in Real Property Book 3, page 553.
5. Right-of-Way Deed from Beverly J. Moore and Virginia Totsch to City of Foley, Alabama, dated November 13, 2006, and recorded at Instrument 1014666.
6. Reservation of one-half interest in and to all oil, gas, and minerals and rights in connection therewith as contained in deed from Robert D. James, Sr. and Flossie Y. James, dated July 19, 1985, and recorded in Real Property Book 230, page 699.
7. Reservation of all remaining interest in and to all oil, gas, and minerals and rights in connection therewith as contained in deed from Joseph S. Crain and Helen J. Crain to Pipe Dreams, Inc., dated July 29, 1988, and recorded in Real Property Book 328, page 229.
8. Covenants, conditions and restrictions appearing of record in the Deed from Joseph S. Crain and Helen J. Crain to Pipe Dreams, Inc., dated July 29, 1988, and recorded in Real Property Book 328, page 229, as corrected in Real Property Book 328, page 1503.

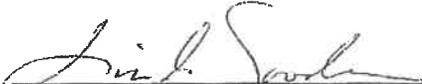
The recording references refer to the records in the Office of the Judge of Probate of Baldwin County, Alabama, unless otherwise indicated.

TOGETHER WITH ALL AND SINGULAR, the rights, members, privileges and appurtenances thereto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the said above described property unto the said Grantee, and to the successors and assigns of Grantee, in fee simple, FOREVER.

AND, GRANTORS DO HEREBY COVENANT with the Grantee, except as above-noted, and taxes hereinafter falling due, which are assumed by the Grantee, that, at the time of the delivery of this Deed, Grantors are duly appointed, qualified and acting in the fiduciary capacity described in the deed; Grantors are duly authorized to make and enter into the sale and conveyance of the real estate; in all the proceedings relating to the sale and conveyance, Grantors have complied with the requirements of all relevant statutes relating to fiduciaries concerning any required public or private notice, court hearings and court permission or orders obtained; the premises were free from all encumbrances made by Grantors; and that Grantors will warrant and defend the same against the lawful claims and demands of all persons claiming by, through, or under them, but against none other.

IN WITNESS WHEREOF, the undersigned, constituting all of the Grantors, hereby execute this Statutory Warranty Deed (which may be executed in multiple counterparts, which, if so-executed, when taken together shall constitute one and the same instrument), effective as of the \_\_\_\_\_ day of \_\_\_\_\_, 2022.

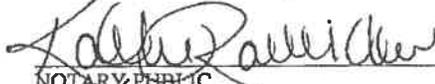
 (SEAL)  
LINDA GOODMAN as Personal  
Representative of the ESTATE OF  
VIRGINIA TOTSCH, deceased

 (SEAL)  
LINDA GOODMAN

STATE OF al  
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that LINDA GOODMAN, acting in her capacity as Personal Representative of the ESTATE OF VIRGINIA TOTSCH, deceased, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, she, in her capacity as such Personal Representative, has executed the same voluntarily for and on behalf of said Estate.

Given under my hand and seal this the 15 day of Sept, 2022.

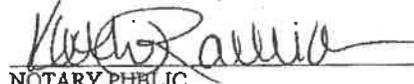
  
NOTARY PUBLIC  
My Commission Expires:

STATE OF al  
COUNTY OF Baldwin

Kathie Rachelle Wickware  
Notary Public  
Alabama State At Large  
My Commission Expires: July 7, 2021

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that LINDA GOODMAN, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, she has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 15 day of Sept, 2022.

  
NOTARY PUBLIC  
My Commission Expires:

Kathie Rachelle Wickware  
Notary Public  
Alabama State At Large  
My Commission Expires: July 7, 2021

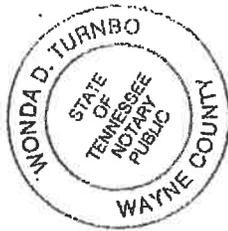
*{Additional Signatures and Notary Acknowledgments on Following Pages}*

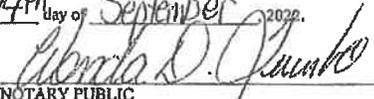
  
JEFFREY E. TOTSCH (SEAL)

STATE OF Tennessee  
COUNTY OF Wayne

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that JEFFREY E. TOTSCH, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, he has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 14th day of September, 2020.



  
NOTARY PUBLIC  
My Commission Expires **MY COMMISSION EXPIRES JUNE 24, 2025**

*(Additional Signatures and Notary Acknowledgments on Following Pages)*

Donna Atkins (SEAL)  
DONNA ATKINS

STATE OF Al  
COUNTY OF Baldwin

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that DONNA ATKINS, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, she has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 15 day of Sept, 2022.

Kathie Rachel Wickware  
NOTARY PUBLIC  
My Commission Expires:

Kathie Rachelle Wickware  
Notary Public  
Alabama State At Large  
My Commission Expires: July 2, 2023

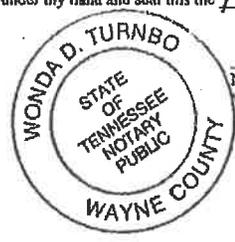
*{Additional Signatures and Notary Acknowledgments on Following Pages}*

Paul Timothy Totsch  
PAUL TIMOTHY TOTSCH

STATE OF Tennessee  
COUNTY OF Wayne

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that PAUL TIMOTHY TOTSCH, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, he has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 14<sup>th</sup> day of September, 2022.



Wonda D. Turnbo  
NOTARY PUBLIC  
My Commission Expires: MY COMMISSION EXPIRES JUNE 24, 2025

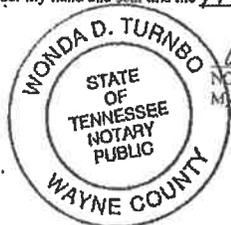
*(Additional Signatures and Notary Acknowledgments on Following Pages)*

Gene Totsch (SEAL)  
GENE TOTSCH

STATE OF Tennessee  
COUNTY OF Wayne

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that GENE TOTSCH, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, he has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 14<sup>th</sup> day of September, 2022.

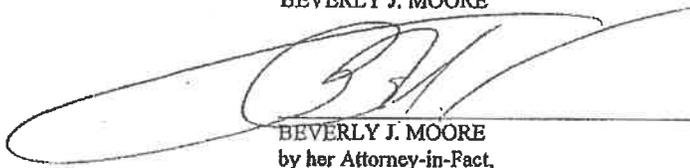


Wonda D. Turnbo  
NOTARY PUBLIC  
My Commission Expires: MY COMMISSION EXPIRES JUNE 24, 2025

*(Additional Signatures and Notary Acknowledgment on Following Page)*

 (SEAL)

T. DEVEN MOORE  
acting in his capacity as Attorney-in-Fact for  
BEVERLY J. MOORE

 (SEAL)

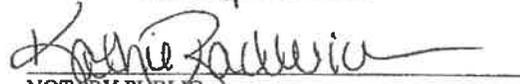
BEVERLY J. MOORE  
by her Attorney-in-Fact,  
T. DEVEN MOORE

STATE OF Al

COUNTY OF Barbour

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that T. DEVEN MOORE, acting in his capacity as Attorney-in-Fact for BEVERLY J. MOORE, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of said conveyance, he, in his capacity as such Attorney-in-Fact, has executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 14 day of Sept, 2022.

  
NOTARY PUBLIC  
My Commission Expires:

THE SCRIVENER OF THIS DEED REPRESENTS NEITHER  
GRANTOR NOR GRANTEE AND RECOMMENDS  
EACH PARTY RETAIN INDEPENDENT LEGAL COUNSEL  
TO REVIEW SAID DOCUMENT.

Katrina Rachele Wickware  
Notary Public  
Alabama State At Large  
My Commission Expires: July 2, 2025

THIS INSTRUMENT PREPARED BY:  
HERBERT RICE, III, ESQ.  
Rice Law, LLC  
Post Office Box 2235  
Foley, Alabama 36536  
File #00130



Next to Last, L.L.C.	
Entity ID Number	001 - 039 - 455
Entity Type	Domestic Series Limited Liability Company
Principal Address	Not Provided
Principal Mailing Address	Not Provided
Status	Exists
Place of Formation	Alabama
Formation Date	09/12/2022
Registered Agent Name	SCHWARTZ, RICHARD B.
Registered Office Street Address	21604 COTTON CREEK DRIVE GULF SHORES, AL 36542
Registered Office Mailing Address	21604 COTTON CREEK DRIVE GULF SHORES, AL 36542
Nature of Business	
Scanned Documents	
Document Date / Type / Pages	<a href="#">09/12/2022 Certificate of Formation 3.pgs.</a>

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STATE OF ALABAMA

DOMESTIC LIMITED LIABILITY COMPANY (LLC)  
CERTIFICATE OF FORMATION

PURPOSE: In order to form a Limited Liability Company (LLC) under Section 10A-5A-2.01 of the *Code of Alabama 1975*, this Certificate of Formation and the appropriate filing fees must be filed with the Office of the Secretary of State. The information required in this form is required by Title 10A.

INSTRUCTIONS: Mail 2 copies of this completed form along with a self-addressed, stamped envelope to:

- \*Secretary of State, Business Services, P.O. Box 5616, Montgomery, Alabama 36103.
- \*Include a check, money order, or credit card payment for the \$200.00 processing fee.
- \*The Secretary of State shall pay the sum of \$100.00 to the county treasurer for the county in which the office of the initial registered agent for that entity is located.
- \*You may file the Certificate of Formation online in the time it takes to type this request.
- \*The Certificate will not be registered if the credit/debit card does not authorize and will be removed from the index if the check is dishonored (\$30 fee).

This form must be typed and will not be accepted via email.

1. The name of the limited liability company (must contain the words "Limited Liability Company" or the abbreviation "L.L.C." or "LLC," and comply with *Code of Alabama*, Section 10A-1-5.06. You may use Professional or Series before Limited Liability Company or LLC (or PLLC or SLLC) if they apply:

Next to Last, L.L.C.

2. A copy of the Name Reservation Certificate from the Office of the Secretary of State must be attached.

3. The name of the registered agent (only one agent): Richard B. Schwartz

Street (no PO Boxes) address of registered office (must be located in Alabama): 21604 Cotton Creek Drive,  
Gulf Shores, Alabama 36542

\*COUNTY of above address: BALDWIN

Mailing address in Alabama of registered office (if different from street address):

Post Office Box 916, Gulf Shores, Alabama 36547

4. The undersigned certify that there is at least one member of the limited liability company.

This form was prepared by: (type name and full address)

Sam W. Irby  
Irby & Heard, P.C.  
Post Office Box 1031  
Fairhope, Alabama 36533

RECEIVED DATE  
SEP 12 2022

  
SECRETARY OF STATE  
OF ALABAMA

(For SOS Office Use Only)

Alabama  
Sec. Of State

New Entity  
001-039-455 DSL  
Date 9/12/2022  
Time 15:00  
220912 3 Pg  
Baldwin County

File \$100.00  
County \$100.00  
-----  
Total \$200.00  
03/039

**DOMESTIC LIMITED LIABILITY COMPANY (LLC) CERTIFICATE OF FORMATION**

5. Check only if the type applies to the Limited Liability Company being formed:

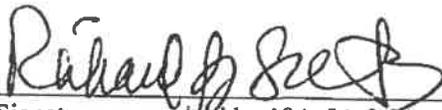
- Series LLC complying with Title 10A, Chapter 5A, Article 11
- Professional LLC complying with Title 10A, Chapter 5A, Article 8
- Non-Profit LLC complying with Section 10A-5A-1.04(c)

6. The filing of the limited liability company is effective immediately on the date received by the office of the Secretary of State, Business Services Division or at the delayed filing date (cannot be prior to the filing date) specified in this filing complying with Section 10A-1-4.12.

The undersigned specify 09/09/2022 as the effective date (must be on or after the date filed in the office of the Secretary of State, but no later than the 90th day after the date this instrument was signed) and the time of filing to be \_\_\_\_\_; \_\_\_\_\_  AM or  PM. (cannot be noon or midnight - 12:00)

Attached are any other matters the members determine to include herein (if this item is checked there must be attachments with the filing).

09/09/2022  
Date (MM/DD/YYYY)

  
Signature as required by 10A-5A-2.04

Richard B. Schwartz  
Typed name of above signature

Member/Manager  
Typed title (organizer or attorney-in-fact)

Additional organizers/attorney-in-facts may sign (add additional sheets if necessary).

\*County of Registered Agent is requested in order to determine distribution of County filing fees.

  
James M. Brown  
Its: Member

John H. Merrill  
Secretary of State

P.O. Box 5616  
Montgomery, AL 36103-5616

# STATE OF ALABAMA

I, John H. Merrill, Secretary of State of Alabama, having custody of the Great and Principal Seal of said State, do hereby certify that

pursuant to the provisions of Title 10A, Chapter 1, Article 5, Code of Alabama 1975, and upon an examination of the entity records on file in this office, the following entity name is reserved as available:

**Next to Last, L.L.C.**

This name reservation is for the exclusive use of Irby & Heard, P.C., Post Office Box 1031, Fairhope, AL 36533 for a period of one year beginning September 08, 2022 and expiring September 08, 2023



RES044954

In Testimony Whereof, I have hereunto set my hand and affixed the Great Seal of the State, at the Capitol, in the city of Montgomery, on this day.

September 08, 2022

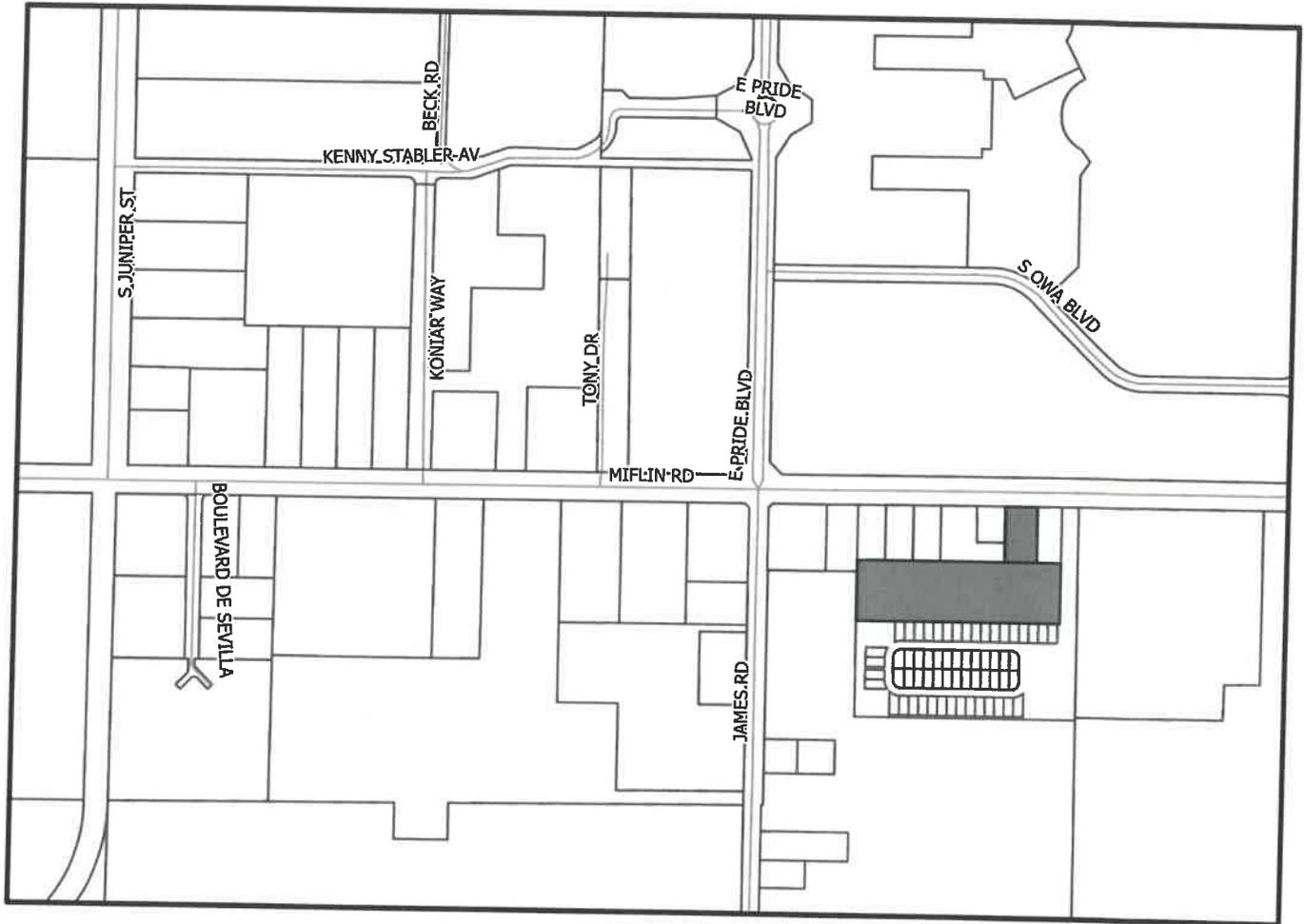
Date

John H. Merrill

Secretary of State



# PUBLIC NOTICE



The City of Foley Planning Commission has received a request to recommend to the Mayor and Council the rezoning of 5 +/- acres. Current zoning is B-3 (Local Business District). Proposed zoning is RV (Recreational Vehicle Park District). Property is located S. of Miflin Rd. and E. of James Rd. Applicant is Chris Govan.

Anyone interested in this rezoning request may be heard at a public meeting scheduled for October 19, 2022 in the Council Chambers of City Hall located at 407 E. Laurel Ave., at 5:30 p.m. or may respond in writing to 120 S. McKenzie St., Foley, AL 36535.

Wes Abrams  
Planning Commission Chairman



MIFLIN ROAD

**RV PARK  
 ZONING REQUEST**  
 PARCEL ID'S: 68039, 93449

**38 TOTAL - 40' x 80' LOTS**

**COVERAGE SUMMARY:**  
 TOTAL LAND - 246,262 S.F. (5.6 ACRES)  
 TOTAL OPEN SPACE - 74,742 S.F. (1.71 ACRES) - 30%

**TOTAL CONSTRUCTION - 97,091 S.F. (2.22 ACRES) - 40%**  
 - ROADS: = 39,603 S.F.  
 - RV PADS: 1,200 S.F. EACH = 45,600 S.F.  
 - RV FUTURE STRUCTURES: 300 S.F. EACH = 11,400 S.F.  
 - DUMPSTER PAD AND DRIVE: = 488 S.F.

**RV LOT OPEN SPACE:**  
 40x70 (5 LOTS): 1,300 S.F. = 6,500 S.F.  
 40x80 (33 LOTS): 1,700 S.F. = 56,100 S.F.  
**TOTAL OPEN SPACE INSIDE FEE SIMPLE LOT:**  
 62,600 S.F. (1.43 ACRES) - 25%

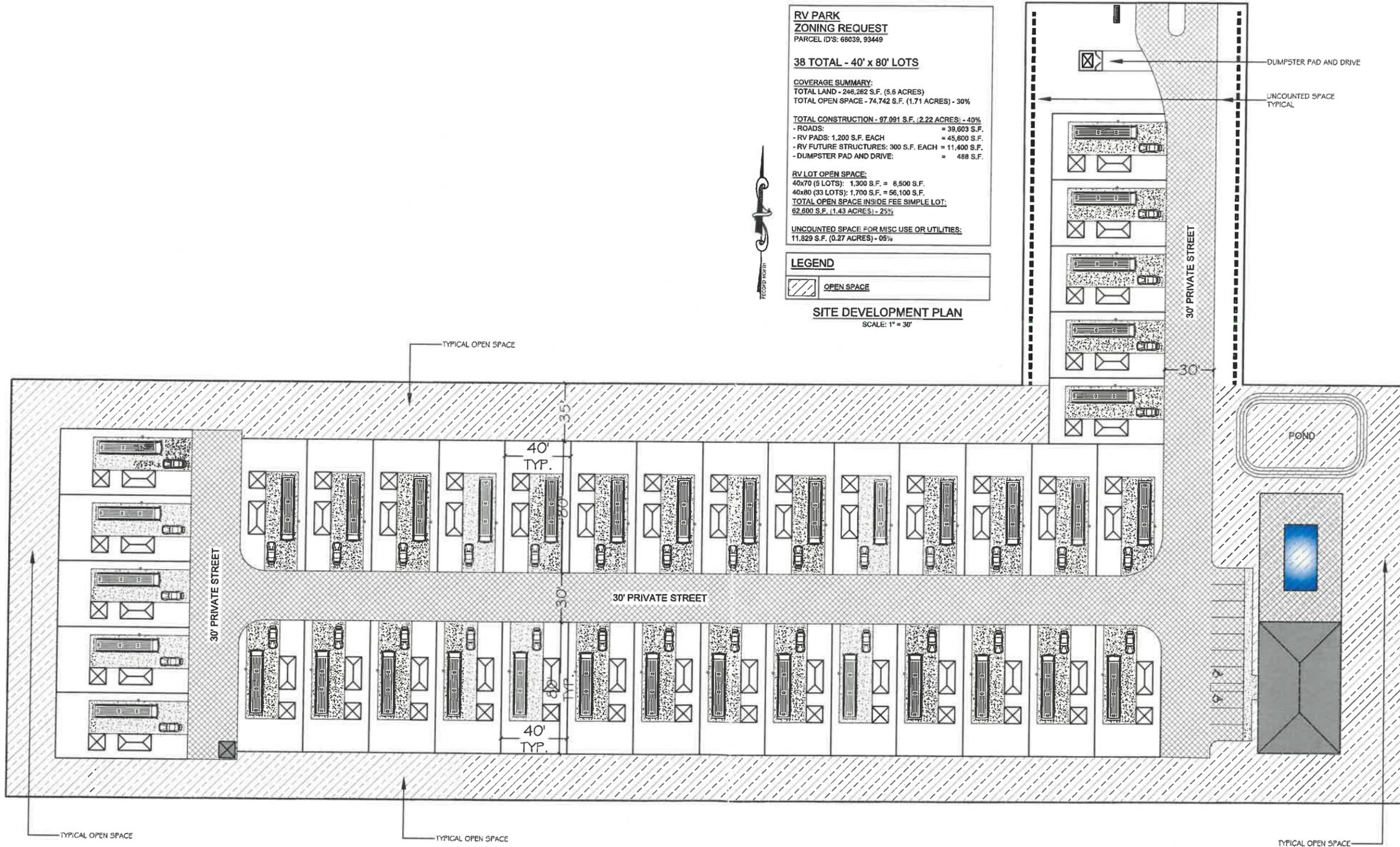
**UNCOUNTED SPACE FOR MISC USE OR UTILITIES:**  
 11,829 S.F. (0.27 ACRES) - 05%

**LEGEND**

OPEN SPACE

**SITE DEVELOPMENT PLAN**

SCALE: 1" = 30'



**MIFLIN ROAD RV PARK**  
 21200 MIFLIN ROAD, FOLEY, AL 36535

SITE DATA AND TABULATION (COVERAGE SUMMARY)

JOB NUMBER:  
 221019

DATE:  
 06.20.2022

DRAWN: CG  
 CHECKED: CG  
 REVISION:

SCALE:  
 1" = 30'

SHEET NO:  
 02  
 OF  
 02

