

Exhibit B

Comprehensive Plan **DRAFT******

Version 1 - December 2024

Volkert, Inc.

Bay Minette, Alabama



A great place to live, work, & play!



Volkert, Inc.
1110 Montlimar Drive, Suite 1050
Mobile, Alabama 36609
PH 251.342.1070

Prepared By:





A great place to live, work, & play!

ADOPTION RESOLUTION

Page Intentionally Left Blank



A great place to live, work, & play!

ACKNOWLEDGEMENTS

Mayor Council Members Staff	Planning Commission
Mayor – Robert Willis	Chairman – Todd Stewart
Council Member – Pete Sellers	Vice Chairman – Neal Covington
Council Member – Mike Phillips	Mayor – Robert Willis
Council Member – Matt Franklin	Commission Member – Ray Clark
Council Member – William Taylor	Commission Member – Earl Emmons
Council Member – Shannon Clemmons	Building Official/Commission Member – Rob Madison
City Administrator – Tammy Smith	City Council/Commission Member – William Taylor
City Planner – Clair Dorough	Commission Member – Hiram Templeton
Communications Relations – Tina Covington	

Stakeholder Committee
Mayor – Robert Willis
City Administrator – Tammy Smith
City Planner – Clair Dorough
Communications Relations – Tina Covington
Police Chief – Al Tolbert
Fire Chief - Mike Minchew

Planning Team Key Members	
Principal in Charge - Harold Z. Eubanks, PE	
Project Manager - James E. Thomas, PE	
Team Member - James D. New, PE, RSP1	
Team Member - Zihe (Coral) Zhang, PhD	
Team Member – Lauren Mitchell	

Funding for this project provided by the Alabama Department of Conservation and Natural Resources (ADCNR), State Lands Division, Coastal Section, in part, by a grant from the National Oceanic and Atmospheric Administration, Office of Ocean and Coastal Resource Management, Award #CZM-306-24-1.



A great place to live, work, & play!

TABLE OF CONTENTS

ADOPTION RESOLUTION I

ACKNOWLEDGEMENTS II

INTRODUCTION 1

Comprehensive Plan Purpose..... 1

Bay Minette Planning History 1

City of Bay Minette Comprehensive Plan 2024 1

City of Bay Minette Comprehensive Plan 2013 1

City of Bay Minette Zoning Ordinance 2

City of Bay Minette Citywide Traffic Analysis..... 2

Comprehensive Plan Users..... 2

Be a Champion of the Comprehensive Plan..... 2

The Element of Time 2

City of Bay Minette Planning Commission 2

City of Bay Minette Staff..... 2

City of Bay Minette Residents 2

Use by Other Agencies and Partners..... 2

Use by Neighboring Jurisdictions 3

Use by Developers..... 3

PLANNING PROCESS 4

Comprehensive Plan Development Process..... 4

Phase 1..... 4

Phase 2..... 4

Phase 3..... 4

Phase 4..... 4

Public Engagement 5

Stakeholder Committee Meetings..... 5

Public Engagement Meetings..... 5

Key Findings of Public Engagement #1..... 6

Ranking Areas of Investment 6

Greatest Opportunity for Growth..... 6

Perceived Impact on Bay Minette by Development 7

Non-Motorized Mobility..... 8

Community Image..... 8

Quality of Life..... 10

Public Engagement Participant Demographics..... 10

Public Engagement Participant Demographics (Continued) 11

Home and Work of Public Engagement Participants 11

Public Engagement Participant Comments..... 12

Key Findings of Public Engagement #2..... 12

Existing Land Use Map 12

Ranking Land Use Preferences Area 1..... 14

Ranking Land Use Preferences Area 2..... 14

Ranking Land Use Preferences Area 3..... 14

Ranking Land Use Preferences Area 4..... 15

Ranking Land Use Preferences Area 5..... 15

Ranking Land Use Preferences Area 6..... 15

Ranking Land Use Preferences Area 7..... 16

Ranking Land Use Preferences Area 8..... 16

Ranking Roadway Connectivity..... 17

Ranking Trail/Greenway Connectivity..... 17

Guiding Principles – Vision, Goals, and Objectives..... 17



A great place to live, work, & play!

Comprehensive Plan Vision Statement..... 17

COMMUNITY PROFILE 21

Demographics..... 21

 Population..... 21

 Regional Population Comparison..... 21

 Population by Race..... 22

 Population by Age..... 22

Education..... 23

 Education Attainment..... 23

 Income Data..... 23

Employment..... 24

 Employment Status..... 24

 Employment by Type of Industry..... 25

Housing..... 25

 Housing Occupancy..... 25

 Average Household Size Comparison..... 26

 New Construction Permits..... 26

Transportation..... 26

 Roadways..... 26

 Functional Classification..... 26

 Daily Traffic Volumes..... 27

 Travel Time to Work..... 29

 Railroad..... 29

Natural Resources..... 29

 Public Parks..... 29

 Water Access..... 30

Land Use..... 30

 Existing Land Use..... 31

Public Infrastructure, Facilities, and Services..... 31

 Police Protection..... 32

 Fire Protection..... 33

 Water, Gas, and Sewer Services..... 33

 Garbage and Recycling Services..... 34

 Public Library..... 34

 Parks and Recreation..... 34

 Baldwin County School System..... 34

 Ways to Connect..... 35

 Healthcare Services..... 35

 Chamber of Commerce..... 35

 Code Enforcement..... 35

FUTURE PLANNING 36

Preferred Plan..... 36

 Future Growth..... 36

 Land Use..... 36

 Transportation..... 37

 City Resources..... 37

 Preferred Plan Map..... 38

 Actionable Plan..... 39

APPENDIX A A



A great place to live, work, & play!

INTRODUCTION

Comprehensive Plan Purpose

A comprehensive plan is a tool to set forth a vision for a municipality's future and provide guidance on how to best utilize city resources.

Comprehensive plans, as vision and policy documents, must remain recommendatory and conceptual. The Comprehensive Plan is designed as a flexible document that can be updated as conditions change over time.

Typical components of a comprehensive plan typically include:

- ▼ Existing Conditions Overview
- ▼ Vision, Goals, and Objectives
- ▼ Future Land Use
- ▼ Economic Development and Housing
- ▼ Natural Resources
- ▼ Transportation and Mobility
- ▼ Parks, Recreation, and Public Space
- ▼ Community Livability

Communities with an adopted comprehensive plan and a proper plan for the future can enhance quality of life and health, strengthen the community through economic benefit, increase safety for all modes of transportation, offer additional recreational opportunities, and benefit the environment.

Bay Minette Planning History

Bay Minette's motto is "A great place to live, work, & play!" The City of Bay Minette has been proactive and invested in providing planning to protect the quality of life for its residents and visitors while maintaining positive support for current and future businesses and developments. Included here are a few important planning processes.

City of Bay Minette Comprehensive Plan 2024

This plan was initiated in 2024 and adopted by the City of Bay Minette in 2025 and is its most recent Comprehensive Plan.

City of Bay Minette Comprehensive Plan 2013

The plan was created by the City of Bay Minette and discussed natural resources, land use, population, recreation, transportation, and economic development. This is the past comprehensive plan for the City of Bay Minette.

Legal Basis For Comprehensive Plans

2020 Alabama Code Section 11-52-8 requires municipalities to develop and adopt a comprehensive plan.

- a) It shall be the function and duty of the commission to make and adopt a master plan for the physical development of the municipality, including any areas outside of its boundaries which, in the commission's judgement, bear relation to the planning of such municipality.
- b) The plan, with the accompanying maps, plats, charts, and descriptive matter shall show the commission's recommendations for the development of said territory, including, among other things, the general location, character and extent of streets, viaducts, subways, bridges, waterways, waterfronts, boulevards, parkways, playgrounds, squares, parks, aviation fields and other public ways, grounds and open spaces, the general location of public buildings and other public property, the general location and extent of public utilities and terminals, whether publicly or privately owned or operated, for water, light, sanitation, transportation, communication, power, and other purposes, the removal, relocation, widening, narrowing, vacating, abandonment, change of use, or extension of any of the foregoing ways, grounds, open spaces, buildings, military installations, property, utilities, or terminals; as well as a zoning plan for the control of the height, area, bulk, location, and use of buildings and premises.
- c) As the work of making the whole master plan progresses, the commission may from time to time adopt and publish a part or parts thereof, any such part to cover one of more major sections or divisions of the municipality or one or more of the aforesaid or other functional matters to be included in the plan.
- d) The commission may from time to time amend, extend, or add to the plan.



A great place to live, work, & play!

City of Bay Minette Zoning Ordinance

This ordinance was recommended by the Bay Minette Planning Commission and adopted by the Bay Minette City Council in 2023. The adopted ordinance provides an update and is the recent guidance for the city.

City of Bay Minette Citywide Traffic Analysis

This study identified priority intersections and roadway segments in need of improvement and provided recommendations to mitigate those identified concerns. The study was completed in September of 2018.

Comprehensive Plan Users

Be a Champion of the Comprehensive Plan

The Comprehensive Plan reflects the ideas of an entire community and includes many differing perspectives. Remember to consider the big picture. The role of this Comprehensive Plan is to offer a vision for the future and set a course of action for the City of Bay Minette as well as for everyone who will contribute to making it a reality.

The Element of Time

It is important to understand that not everything in the Comprehensive Plan will happen at once, and some things possibly not at all. Included are some lofty ideas that, if implemented, would bring transformative change, taking years or even decades to come to fruition. While other ideas are smaller and can happen more quickly, this planning process is about implementing a vision.

City of Bay Minette Planning Commission

Members of the City of Bay Minette Planning Commission should use this Comprehensive Plan to guide their decisions regarding rezoning requests, conditional use permits, variance requests, and subdivision requests, all of which should be consistent with the Preferred Plan Land Use Map and categories with appropriate City and public input.

City of Bay Minette Staff

City staff will consult the Comprehensive Plan when reviewing and updating development ordinances, creating staff reports, and making recommendations for facilities, services, and capital improvement projects. Department heads and other leaders will use the Comprehensive Plan to inform the preparation of work plans, budgets, and capital improvement programs. Relevant decisions made by all levels of staff should be consistent with the aspirational guiding principles and concrete recommended actions.

City of Bay Minette Residents

Residents are encouraged to refer to the vision, goals, and objectives, Preferred Plan Land Use Map, and other maps and figures when presenting a proposal before the City Planning Commission or other departments. The Comprehensive Plan serves as a point of reference to stimulate productive conversations about growth, development, and the future of Bay Minette.

Use by Other Agencies and Partners

City of Bay Minette's partners include nonprofits, businesses, and educational institutions. All these groups can use this Comprehensive Plan to identify and implement mutually beneficial actions.



A great place to live, work, & play!

Use by Neighboring Jurisdictions

Neighboring jurisdictions are encouraged to consult this Comprehensive Plan when making land use decisions that may affect both parties.

Use by Developers

Developers, builders, property owners, and development groups are encouraged to use this Comprehensive Plan to develop projects and site plans that consider the broader City-wide context in which their projects are situated. This plan should stimulate productive conversations about the character of development related to community expectations and techniques for promoting development that is sustainable, both environmentally and economically.



A great place to live, work, & play!

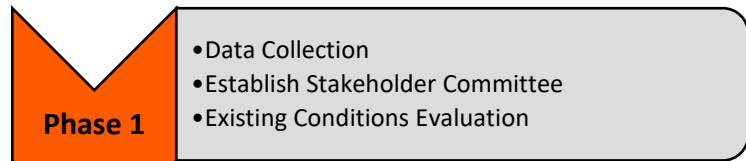
PLANNING PROCESS

A thorough planning process was established to ensure this Comprehensive Plan reflects the needs of the community. Residents and stakeholders provided a wealth of information to be incorporated within the Plan. Below are the focuses of the process to demonstrate the different aspects of the process from start to finish.

Comprehensive Plan Development Process

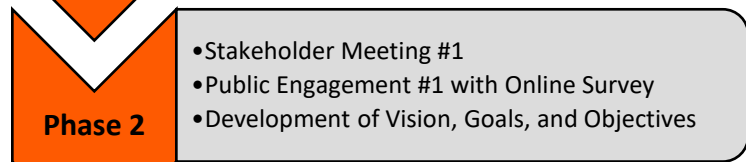
Phase 1

- Data Collection
 - ▼ Socio-Economic Data
 - ▼ Land Use Data
 - ▼ Transportation
 - ▼ Planning and Policy Documentation
- Establish Stakeholder Committee
- Existing Conditions Evaluation



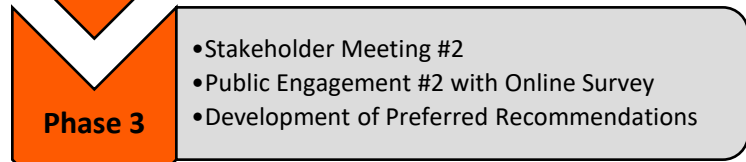
Phase 2

- Stakeholder Meeting #1
 - ▼ Existing Conditions Evaluation
- Public Engagement #1 – In-Person and Online Survey
 - ▼ Existing Conditions Evaluation
- Development of Vision, Goals, and Objectives
- Development and Evaluation of Initial Recommendations



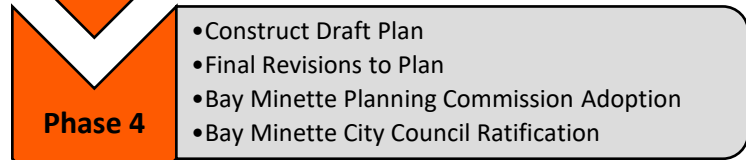
Phase 3

- Stakeholder Meeting #2
 - ▼ Public Engagement 1 Review
 - ▼ Initial Recommendation Review
- Public Engagement #2 – In-Person and Online Survey
 - ▼ Initial Recommendation Review
- Development of Preferred Recommendations



Phase 4

- Construct Draft Plan
- Final Revisions to Plan
- Bay Minette Planning Commission Adoption
- Bay Minette City Council Ratification





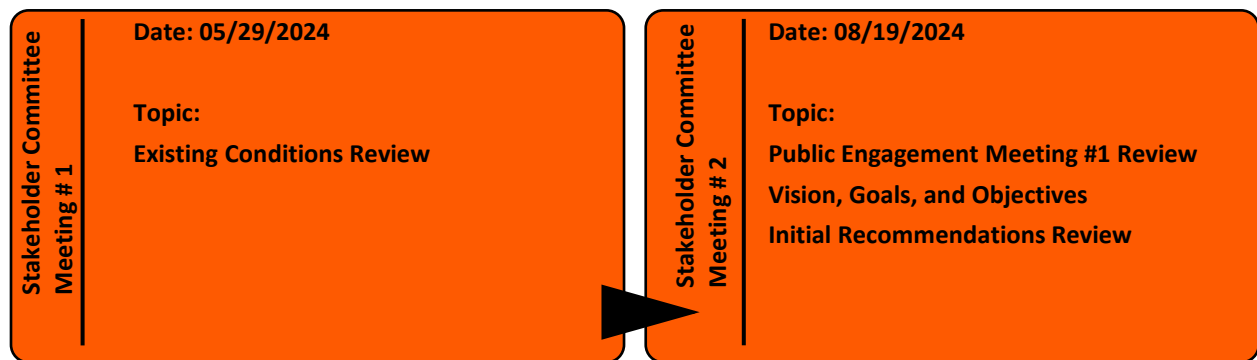
A great place to live, work, & play!

Public Engagement

Public outreach is an integral part of the planning process. Community leaders and key stakeholders were also engaged throughout the entire process of developing the Comprehensive Plan. Each group was provided the opportunity to participate in the process and actively consider concerns, desires, and vision for the future of Bay Minette. Both in-person and online participation options were provided.

Stakeholder Committee Meetings

The Stakeholder Committee was established to provide guidance throughout the development of the Comprehensive Plan. The Stakeholder Committee was made up of a diverse group of City officials, active community advisors, and members of the consultant team. The Stakeholder Committee supplied direction and feedback to the planning team at milestones throughout the planning process. Two meetings were held and included a presentation from the planning team.



Public Engagement Meetings

Two series of Public Engagement Meetings were held, the first on June 25, 2024, and the second on September 12, 2024, at the City of Bay Minette City Hall.

An online survey was developed to include the public engagement materials for each public engagement meeting, allowing the opportunity for those not attending in-person to be able to provide feedback.



Source: Volkert, Inc.



Source: Volkert, Inc.



A great place to live, work, & play!

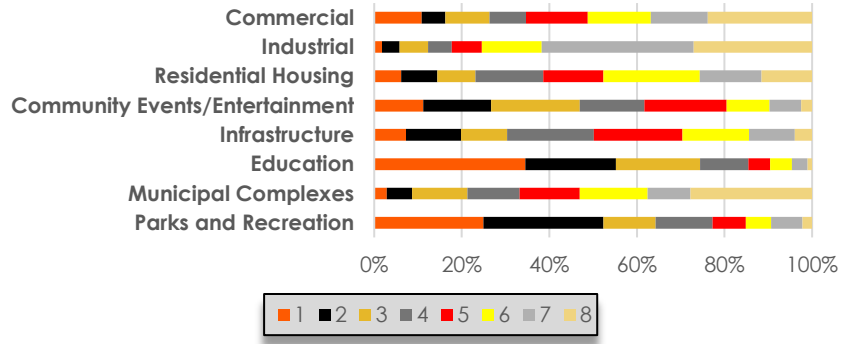
Key Findings of Public Engagement #1

The first public engagement meeting was held on June 25, 2024, and the online survey was open for feedback from June 11 to June 25, 2023. All documents from the in-person meeting and online survey results can be found in Appendix A.

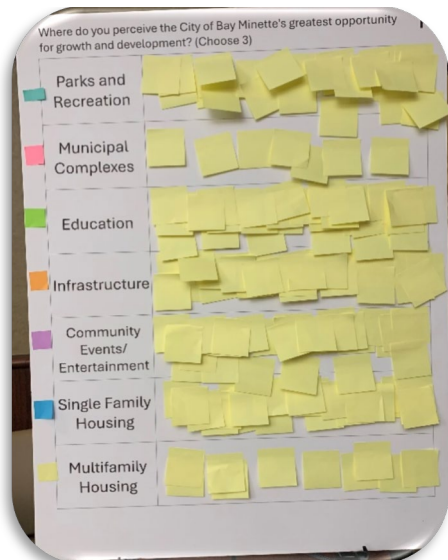
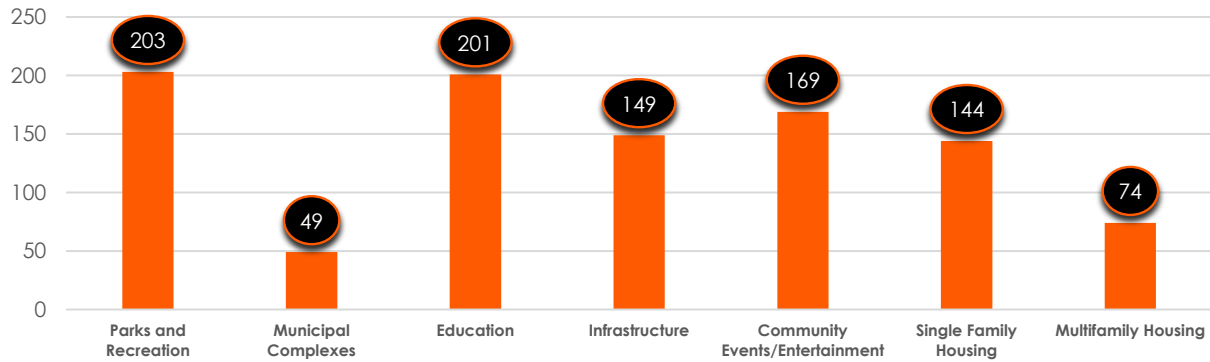
Ranking Areas of Investment

- **Top 3 Areas**
 - ▼ Education
 - ▼ Parks and Recreation
 - ▼ Community Events/Entertainment
- **Bottom 3 Areas**
 - ▼ Industrial
 - ▼ Municipal Complexes
 - ▼ Commercial

Ranking Areas of Investment
(1 is Best)



Greatest Opportunity for Growth and Development



Source: Volkert, Inc.

Greatest Opportunity for Growth

- **Top 3 Opportunities**
 - ▼ Parks and Recreation
 - ▼ Education
 - ▼ Community Events/Entertainment





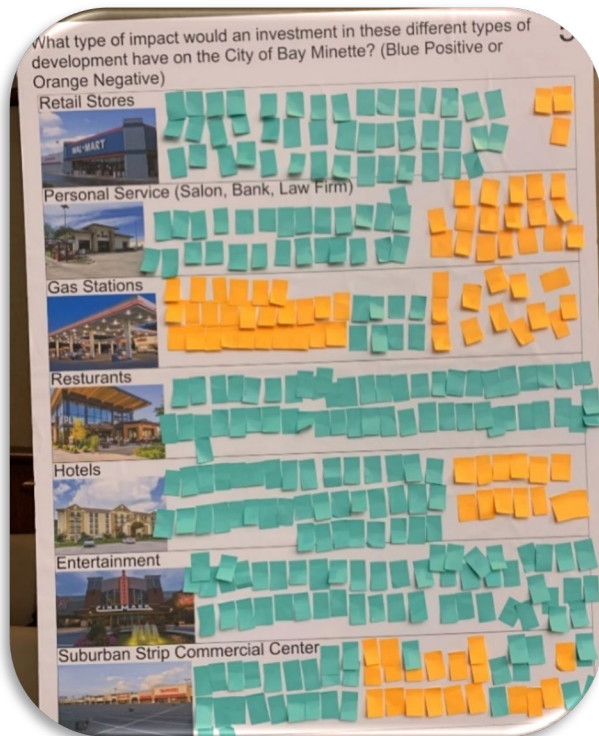
A great place to live, work, & play!

Perceived Impact on Bay Minette by Development

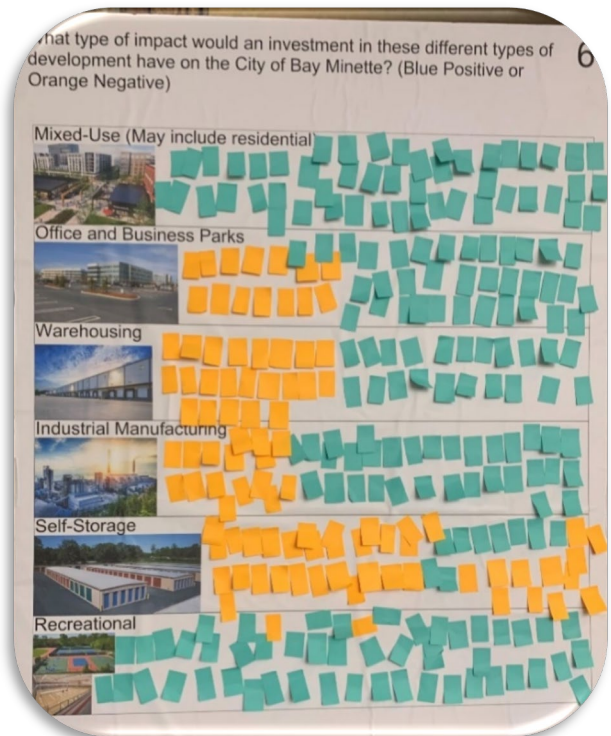
- **Top 4 (Positive)**
 - ▼ Restaurants
 - ▼ Entertainment
 - ▼ Retail Stores
 - ▼ Recreational

- **Bottom 2 (Negative)**
 - ▼ Gas Stations
 - ▼ Warehousing

Perceived Impact on City of Bay Minette



Source: Volkert, Inc.



Source: Volkert, Inc.

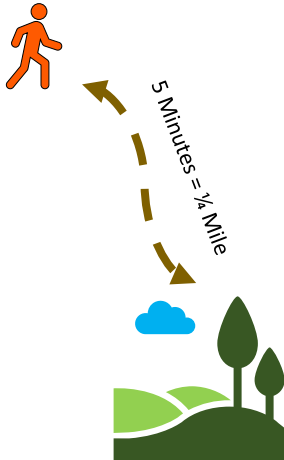


A great place to live, work, & play!

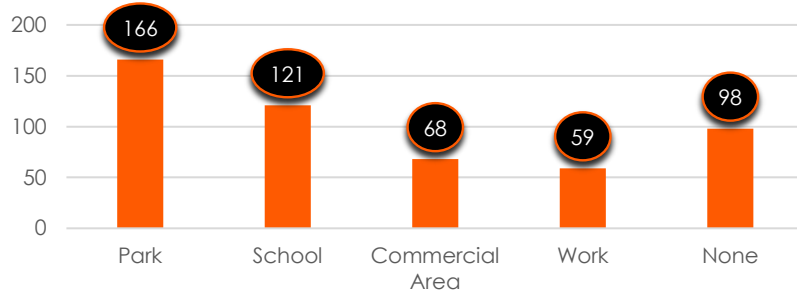
Non-Motorized Mobility

• **Destination and Distance**

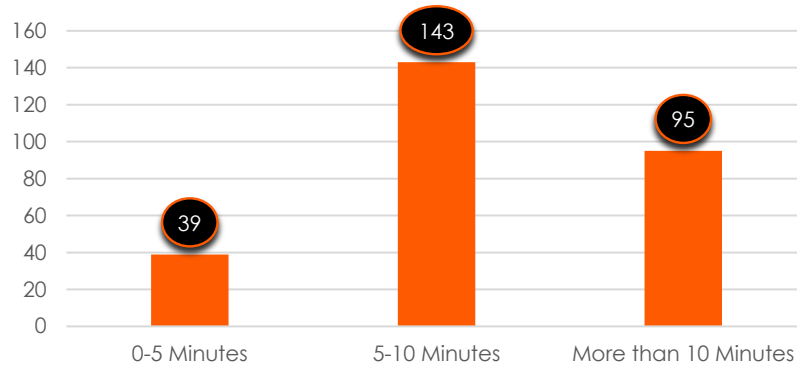
- ▼ Parks are the top destination for pedestrians according to participants.
- ▼ Participants are willing to walk to a destination 5 to 10 minutes away.



Pedestrian Destinations

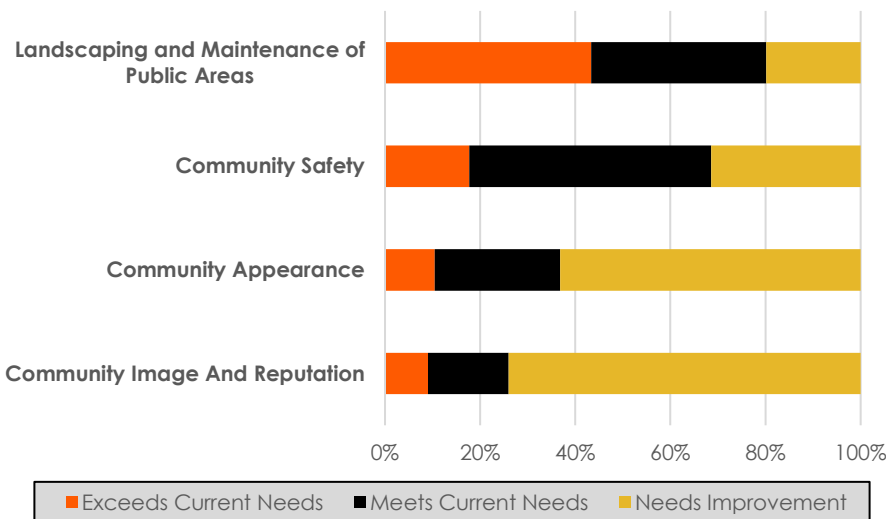


How Far Are You Willing to Walk?



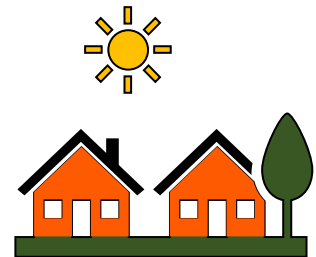
Community Image

Community Perception



• **Public Image Concerns**

- ▼ Aesthetics
 - Downtown area
- ▼ Maintenance
 - Public areas such as the square



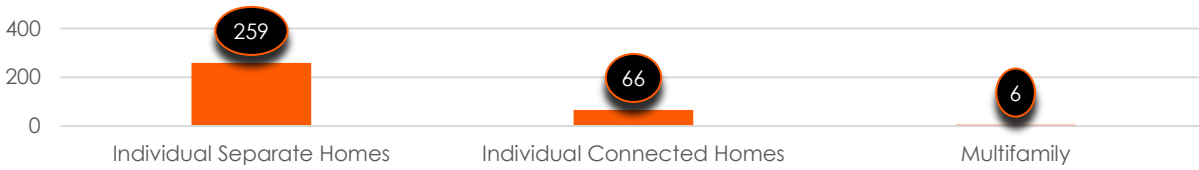


A great place to live, work, & play!

Housing



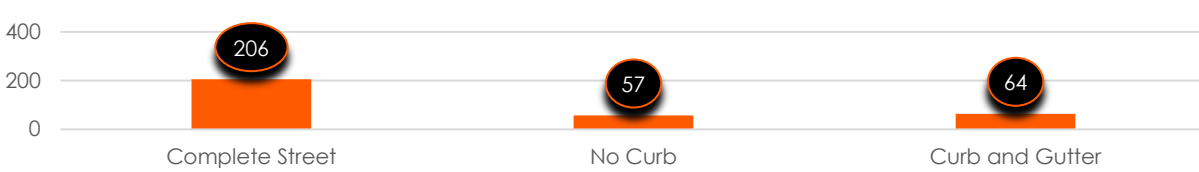
Which Type of Housing is The Most Visually Pleasing?



Streets



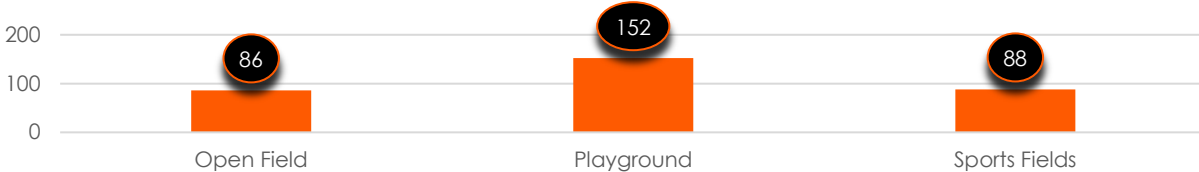
Which Type of Street is The Most visually pleasing?



Parks and Recreation



Which Type of Park is The Most Visually Pleasing?





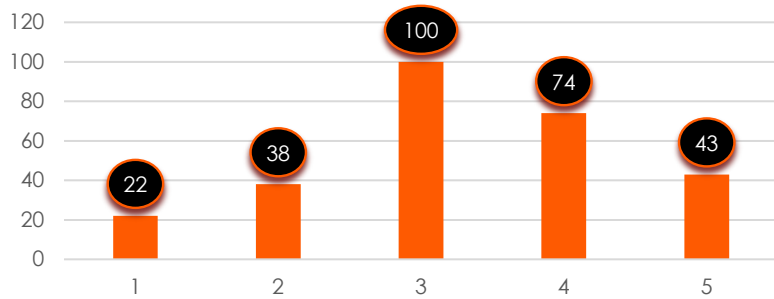
A great place to live, work, & play!

Quality of Life

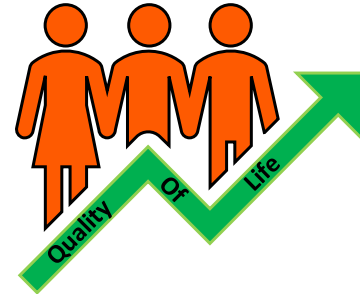
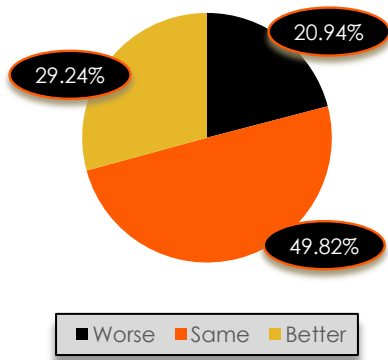
• **Rating and Comparative**

- ▼ Average Overall Rating of 3.28
- ▼ 49.82% Better Now Than 10 Years Ago

Rating Quality of Life (5 is Best)

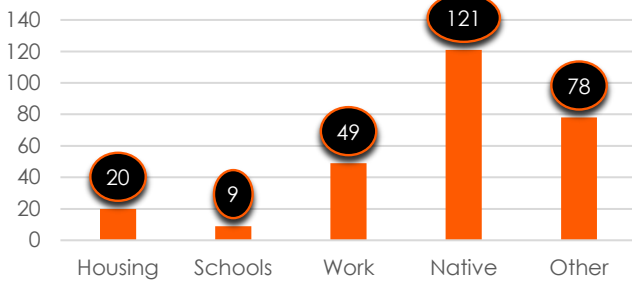


Quality of Life Compared to 10 Years Ago



Public Engagement Participant Demographics

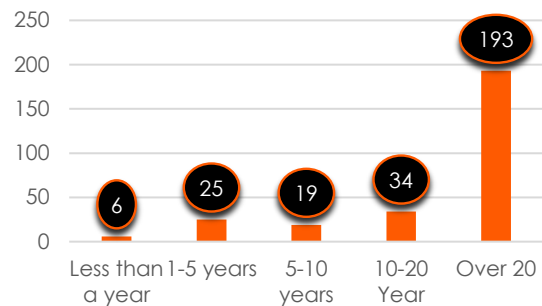
What Brought You to Bay Minette?



• **Residents**

- ▼ Bay Minette provides a place where residents want to live and raise families across multiple generations.

How Long Have You Lived in Bay Minette?



• **Commitment to Community**

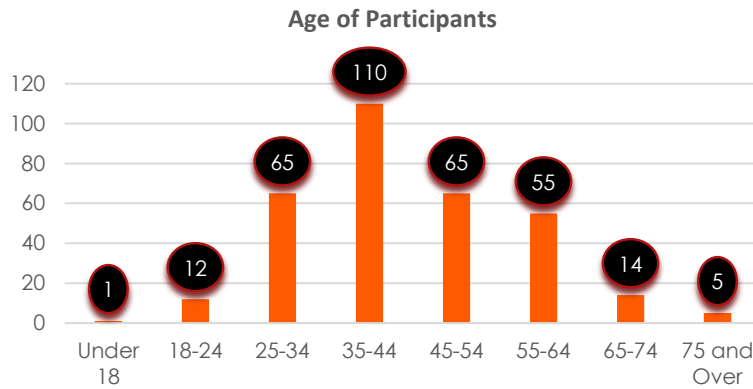
- ▼ Above average tenure





A great place to live, work, & play!

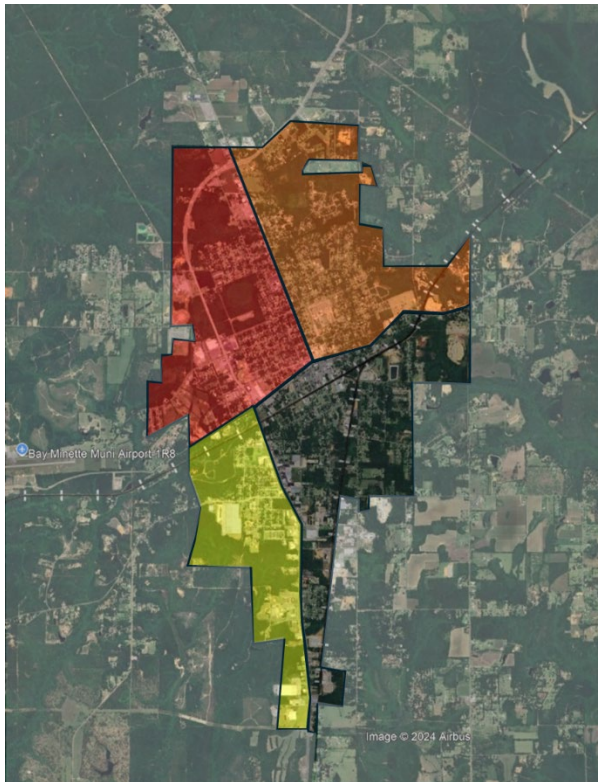
Public Engagement Participant Demographics (Continued)



Top 3 Age Groups (of Participants)

- ▼ 35 to 44
- ▼ 25 to 34
- ▼ 45 to 54

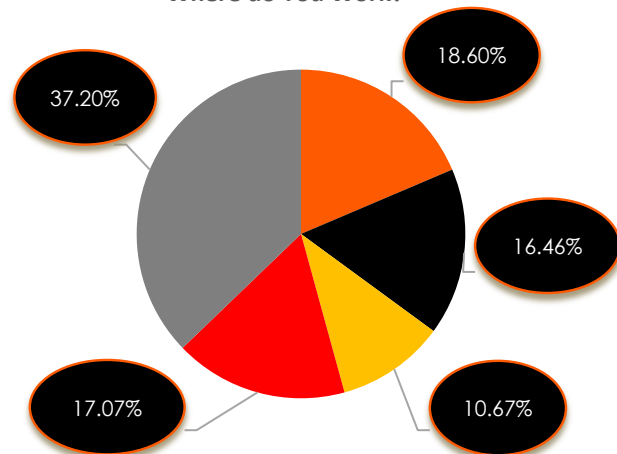
Home and Work of Public Engagement Participants



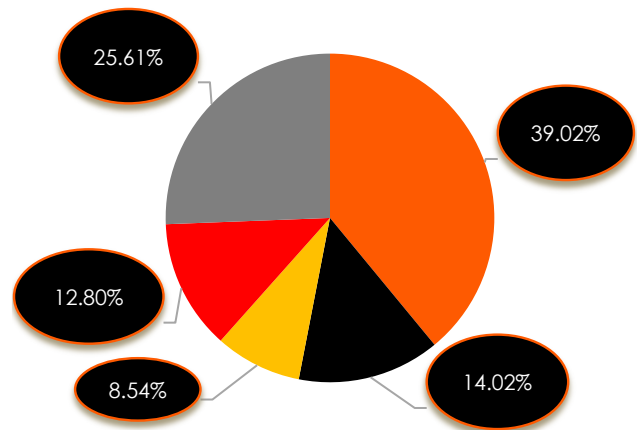
Source: Google Earth Pro

- Northeast region of city of Bay Minette
- Southeast region of city of Bay Minette
- Southwest region of city of Bay Minette
- Northwest region of city of Bay Minette
- Outside the city of Bay Minette

Where do You Work?



Where do You Live?





A great place to live, work, & play!

Public Engagement Participant Comments



• **What was said...**

- ▼ Transportation (Repair, Widen, Traffic, Etc.)
 - SR 59
 - Reduce speeding
 - D’Olive St
 - Beach Traffic
 - Update sidewalks and improve walkability
 - Add bike lanes
- ▼ Recreation and Entertainment
 - More youth activities
 - More activities in town
 - Use downtown area for events
- ▼ Restaurants and Shopping
 - More sit down restaurants – less fast food
 - Additional grocery stores
 - More shopping options in town instead of 30 minutes away

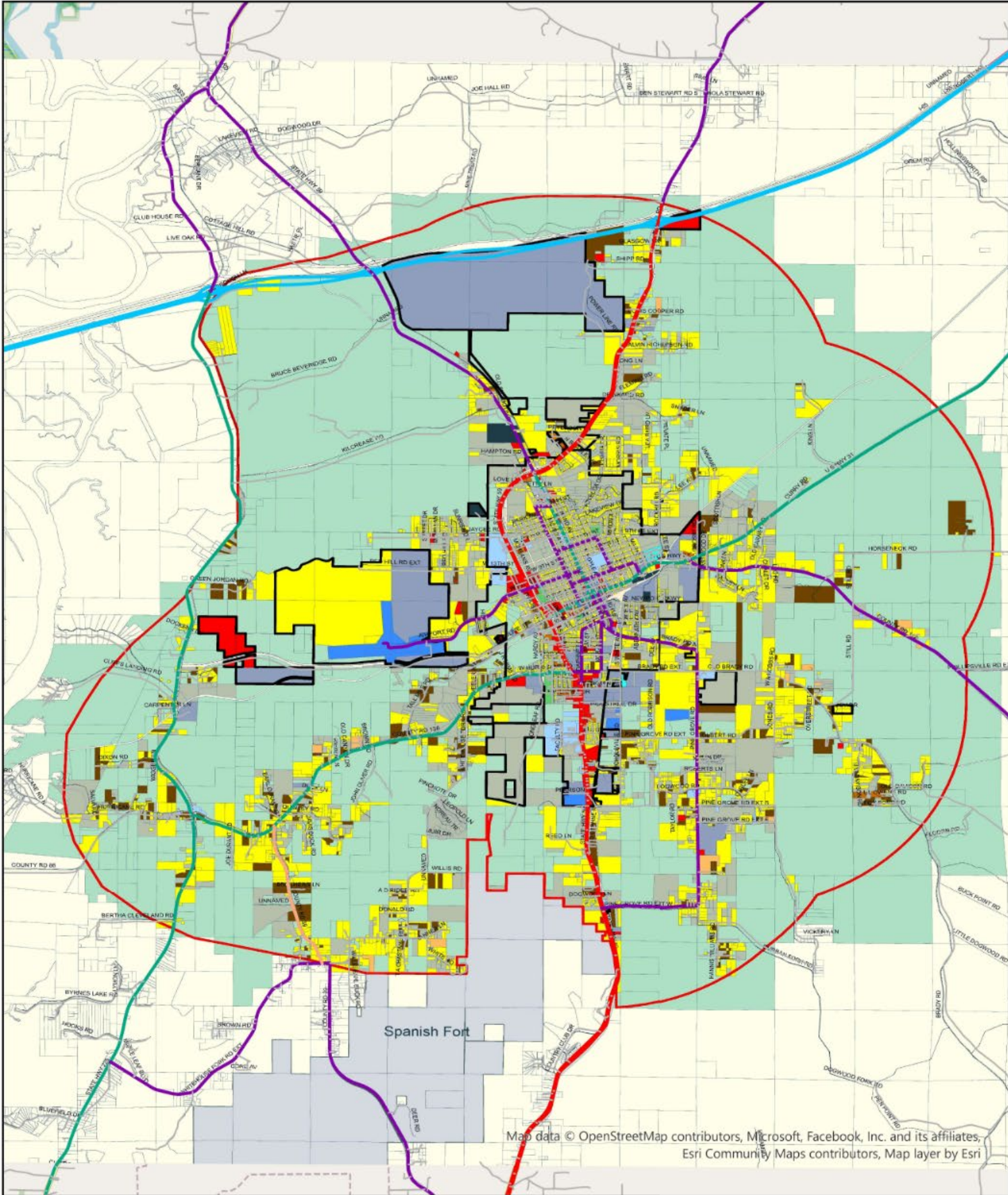
- ▼ Visual Improvements
 - Remove crumbling buildings
 - Update or remove abandoned buildings
 - Continue the landscaping efforts
- ▼ Housing
 - Need single family and multifamily housing
 - Need affordable housing
 - Need additional housing so new Novelis employees do not live elsewhere
- ▼ Parks
 - Update current parks
 - Provide open space instead of the sports fields
 - Add dog park

Key Findings of Public Engagement #2

The second public engagement meeting was held on September 12, 2024, and the online survey was open for feedback from September 12, 2024, to September 26, 2024. The City of Bay Minette’s existing land use map was presented, and the planning team divided the City of Bay Minette’s limits into eight separate areas of focus. All documents from the in-person meeting and online survey results can be found in Appendix A.



Bay Minette Existing Land Use



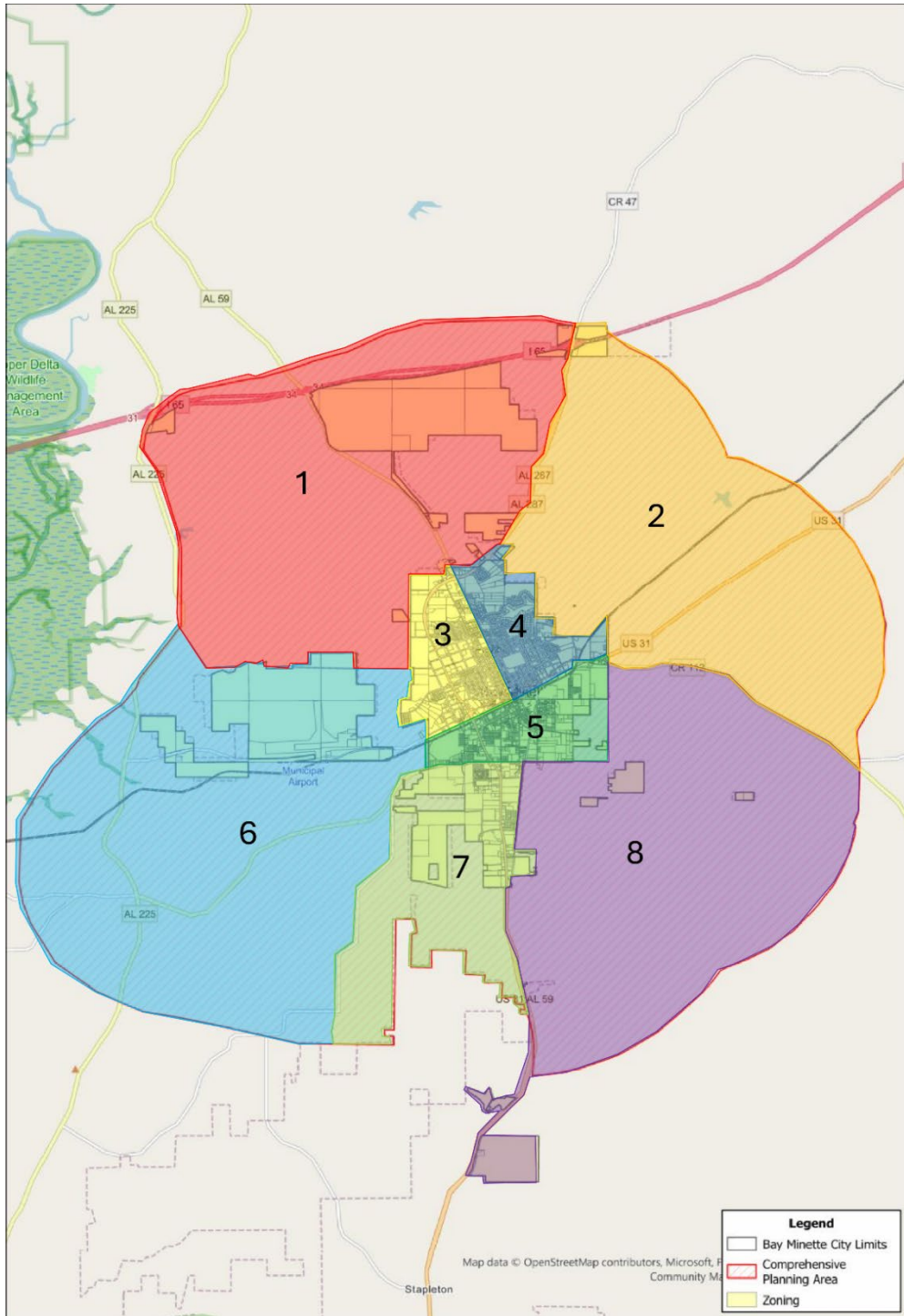
Legend

Road Functional Class Land Use

- | | | | |
|--------------------|--------------------|--------------------|-----------------------------|
| Interstate | Government | Single Family | Municipal Limits |
| Principle Arterial | Industrial | Duplex | Comprehensive Planning Area |
| Minor Arterial | Institutional | Multi-Family | Parcels |
| Major Collector | Manufactured Home | Public/Semi-Public | Agriculture/Timber |
| Minor Collector | Mixed Use | Undeveloped | Commercial |
| Local | Parks & Recreation | Utilities | |



A great place to live, work, & play!



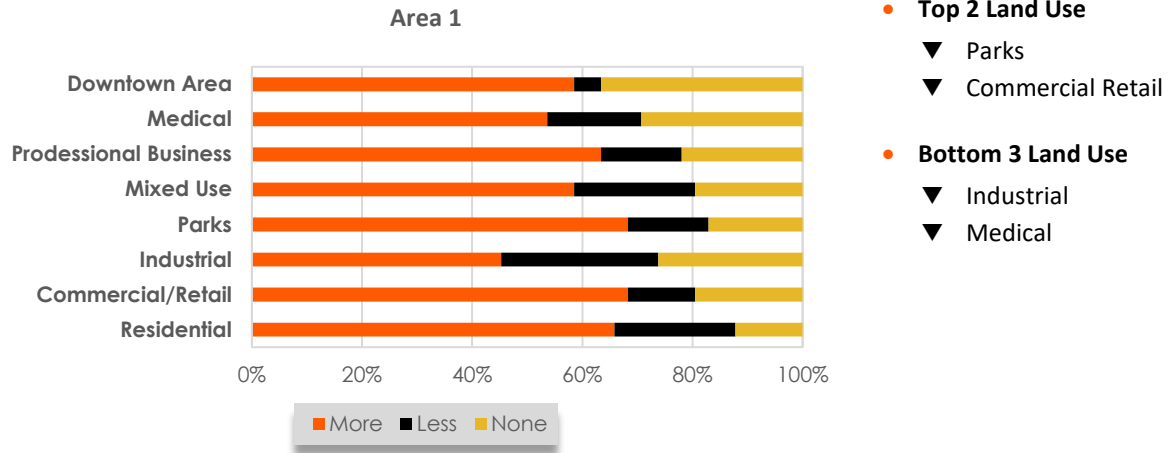
Area Breakdown City of Bay Minette



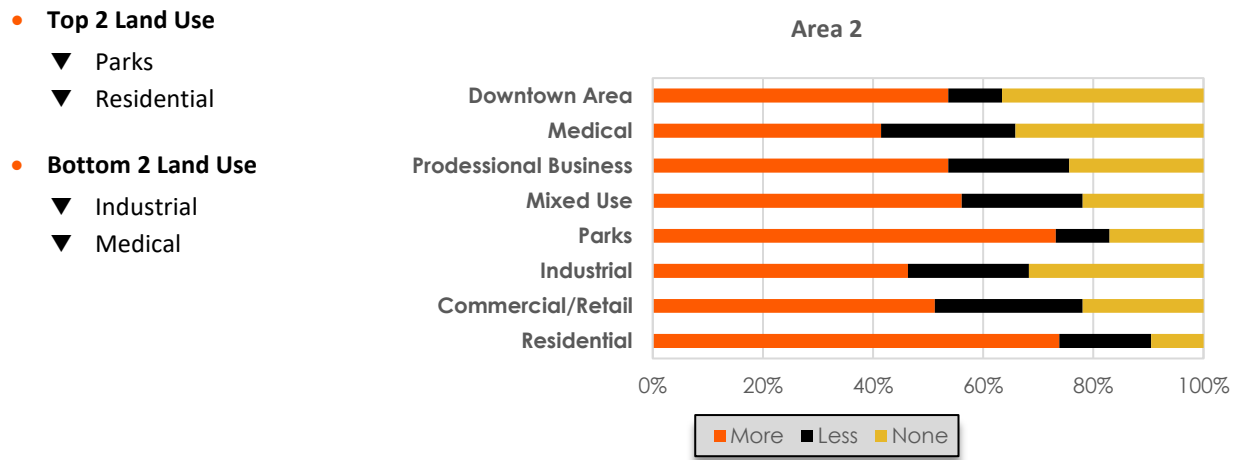


A great place to live, work, & play!

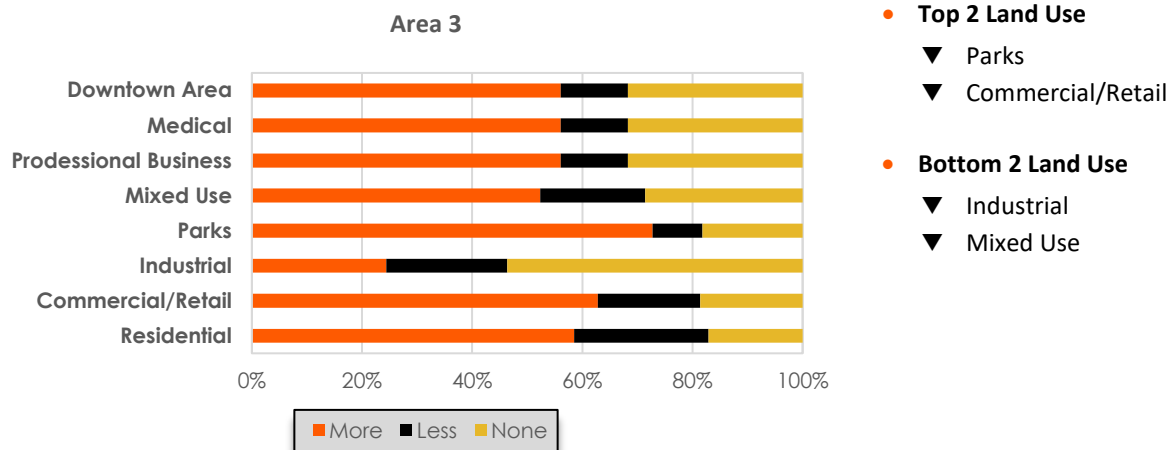
Ranking Land Use Preferences Area 1



Ranking Land Use Preferences Area 2



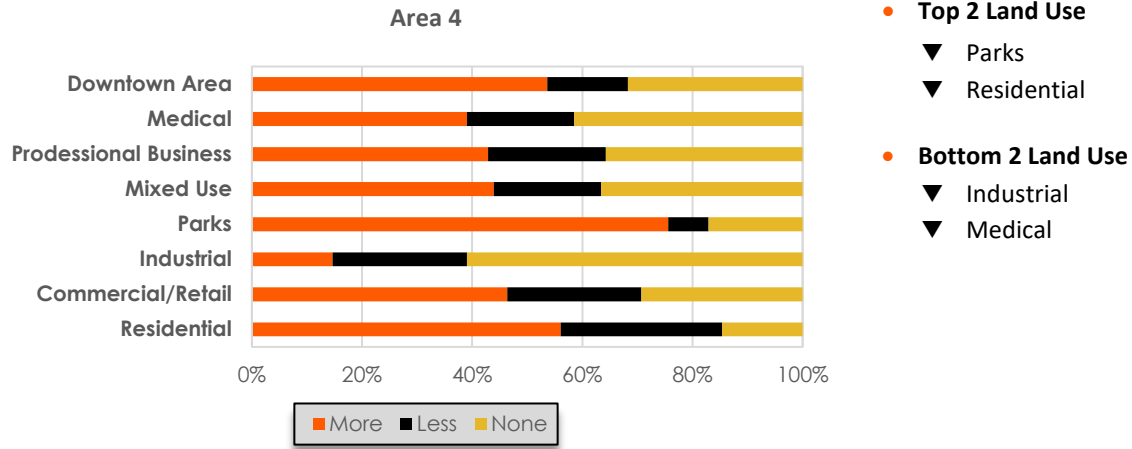
Ranking Land Use Preferences Area 3



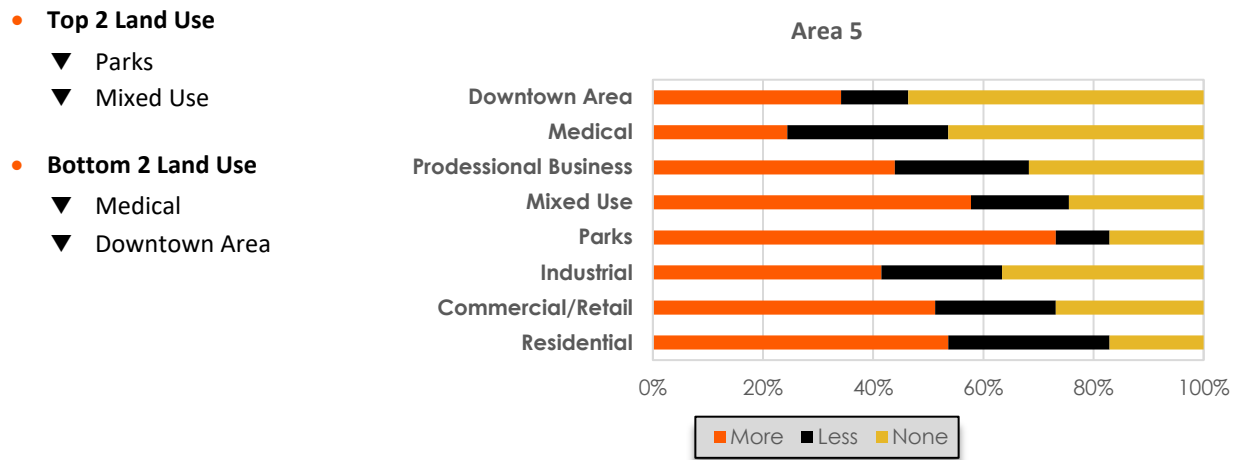


A great place to live, work, & play!

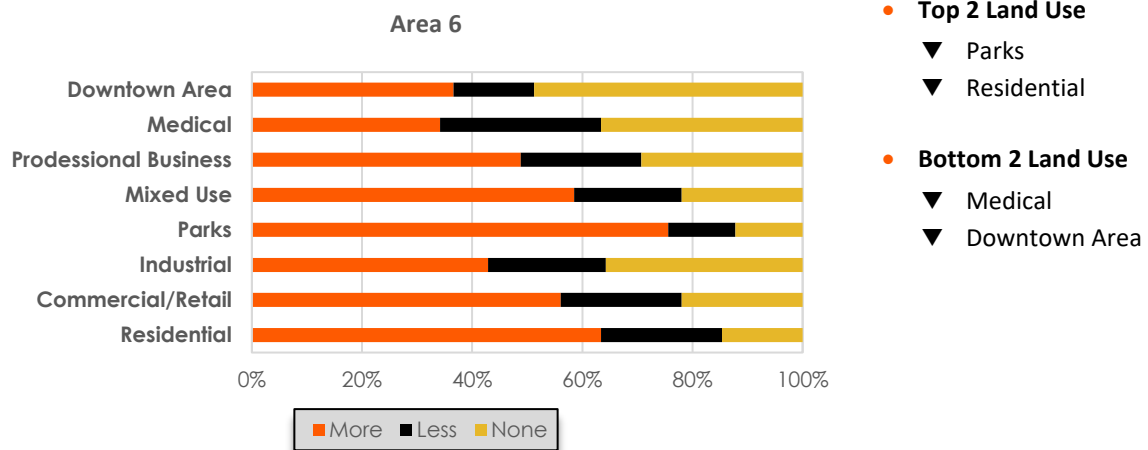
Ranking Land Use Preferences Area 4



Ranking Land Use Preferences Area 5



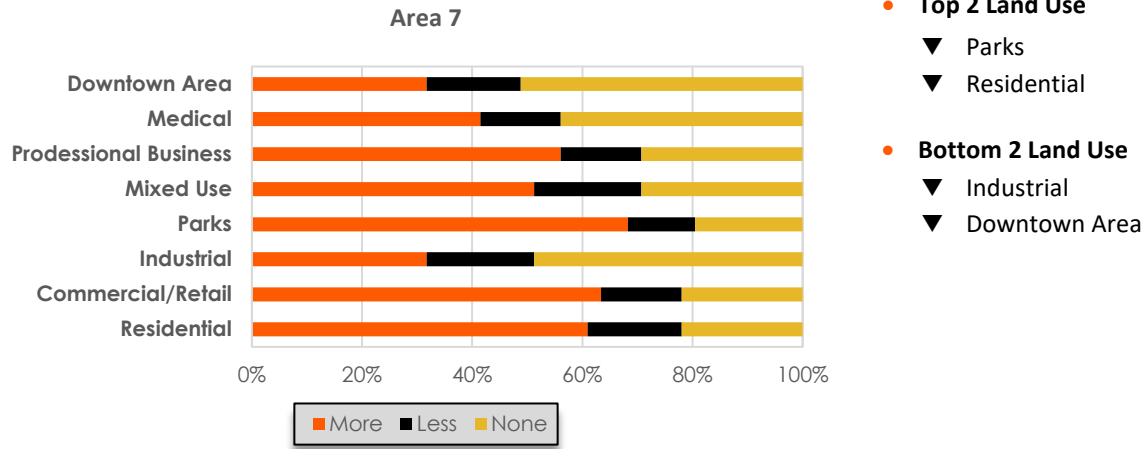
Ranking Land Use Preferences Area 6



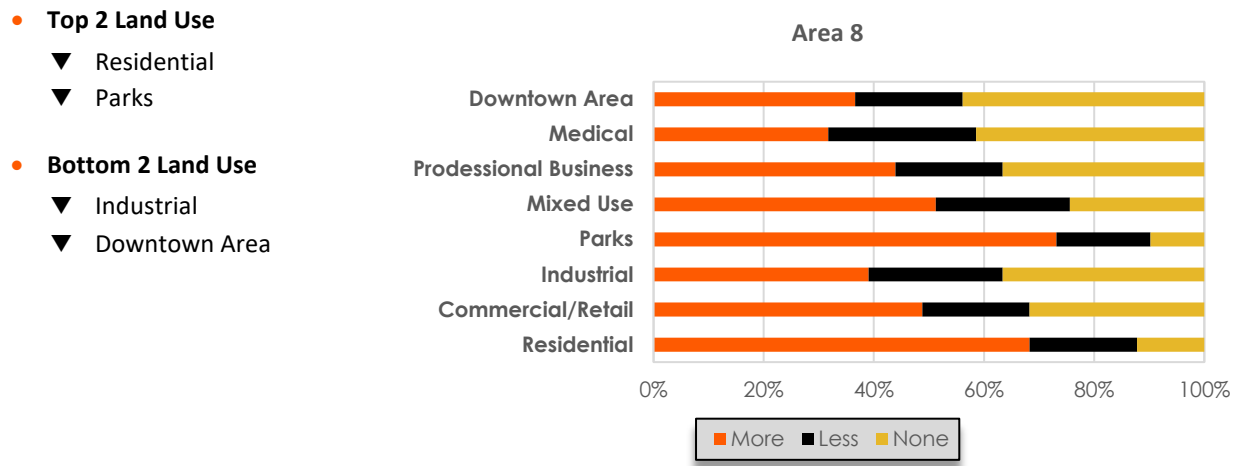


A great place to live, work, & play!

Ranking Land Use Preferences Area 7



Ranking Land Use Preferences Area 8

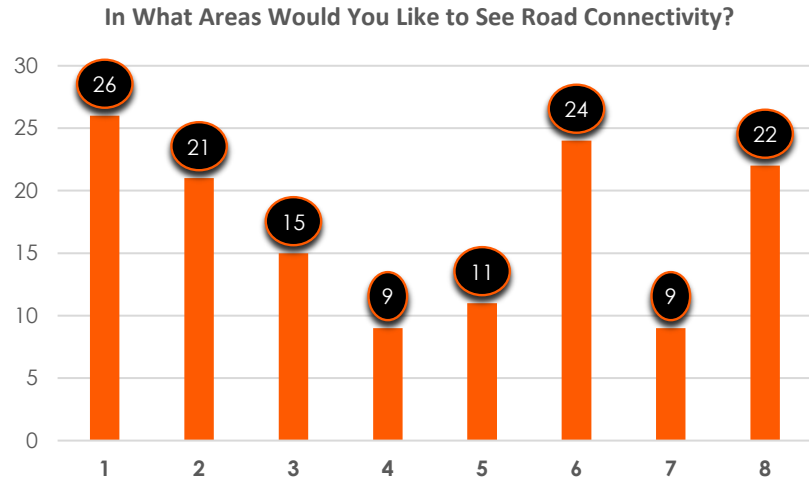




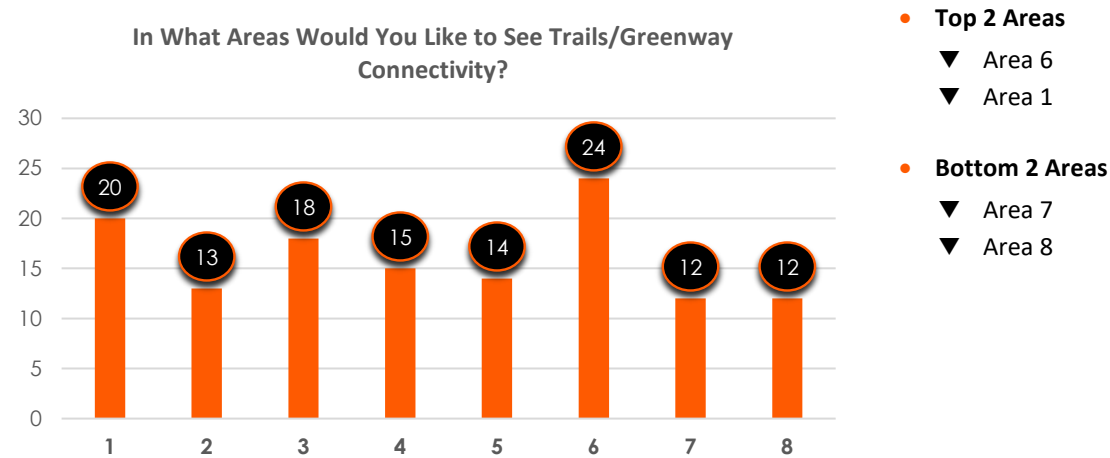
A great place to live, work, & play!

Ranking Roadway Connectivity

- **Top 2 Areas**
 - ▼ Area 1
 - ▼ Area 6
- **Bottom 2 Areas**
 - ▼ Area 4
 - ▼ Area 7



Ranking Trail/Greenway Connectivity



Guiding Principles – Vision, Goals, and Objectives

Bay Minette is a community that shares a strong vision for the future with a distinct southern character of service. Bay Minette’s motto “A great place to live, work, and play!” is echoed within the Vision Statement showcasing a community aiming towards a vibrant future for all people of all ages and abilities opportunities to thrive in life, work, and play.

Comprehensive Plan Vision Statement



Focus on Quality of Life

Bay Minette continues to exemplify this motto through the development of new neighborhoods and apartment complexes, the addition of the Novelis site, improvements to recreational facilities, and commitment to infrastructure. Bay Minette is striving to be a desired location for all areas of life.



A great place to live, work, & play!



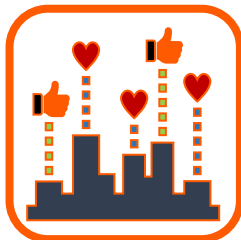
Continue to Build a Safe Connected Community

Bay Minette has an excellent first responder service. Public safety is key as the City continues to grow. Multi-modal facilities provide the public with safe access to the transportation network, provide connectivity with points of interest, schools, parks, shopping centers, and employment areas, enhance the quality of life and health, strengthen the community through economic benefit, increase safety for all modes of transportation, reduce congestion, offer additional recreational opportunities, and benefit the environment.



Strengthening Infrastructure

The City of Bay Minette has and continues to take pride in its infrastructure and is working towards addressing infrastructure-related issues. Upcoming West 13th Street improvements is an example of the strong commitment from City leadership. The City of Bay Minette is actively working to leverage federal and state funding grants to aid in advancing infrastructure projects.



Community Pride and Citizen Engagement

It is important to the City of Bay Minette to maintain the small-town atmosphere during its growth to ensure a high quality of life. Well-designed, high-quality development will exemplify Bay Minette's desired built character, while preserving the City's unique, existing character and features. Opportunities for family and community events will be promoted and supported.



Economic Growth

The City of Bay Minette supports sustainable growth that promotes diverse housing, redevelopment of existing properties, and new businesses. Highlighting and supporting the community's strengths to attract high quality companies, entrepreneurs, and business to aid in building a community that continues to be attractive to both employers and their employees. The upcoming Novellis site is a major step with this.

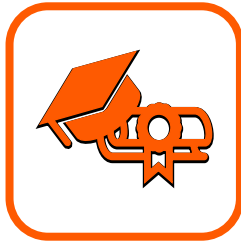


Environmental Stewardship

The City of Bay Minette supports the management, maintenance, and improvement of environmental assets. Efforts to identify areas where natural features provide opportunities for facilities such as parks and trails will continue to be a key area of focus.



A great place to live, work, & play!



World-Class Education

The City of Bay Minette supports the Baldwin County education system. The County's education system serves as an important building block for the City's future and sustainable growth.

Comprehensive Plan Goals and Objectives

BUILT ENVIRONMENT

Improve the Visual Identity of Bay Minette

- Develop gateways into Bay Minette as growth continues
- Redevelop and support the original Bay Minette
- Identify locations for civic/government development near the original Bay Minette
- Prioritize rehabilitating dilapidated structures
- Develop landscaping ordinance for existing and new development
- Promote public landscaping opportunities as the City grows
- Enhance streetscapes through landscaping

NATURAL ENVIRONMENT

Protect and Enhance Natural Environment for the Benefit of the City

- Support enhancements to current and future parks
- Acquire additional parkland in environmentally sensitive areas
- Utilize natural resources to promote quality of life, strengthen the community through economic benefit, and offer additional recreational opportunities



A great place to live, work, & play!

EDUCATION

Continue to Support a World-Class Education System

- Future development shall support school locations, bus routes, and students
- Promote a robust curriculum to include numerous activities and topics of study (vocational, advanced, etc.)
- Attract, hire, and retain top quality educators and administrators
- Prioritize teacher/parent communication

POPULATION AND ECONOMY SERVICES

Continue to Deliver Exceptional Services to Citizens in a Financially Responsible Manner

- Police
 - Maintain high ratio of police to population
 - Provide appropriate funding for necessary equipment and training
 - Provide crime prevention, public involvement, and public education programs
 - Continue proactive community policing
- Fire
 - Maintain premier emergency response
 - Maintain high fire rating for insurance
 - Provide appropriate funding for necessary equipment and training
- Municipal
 - Provide high quality service with focus on resident and customer satisfaction
 - Improve communication between the City and residents
 - Maintain existing and new facilities and assets to a high standard
- City Leadership
 - Maintain a balanced budget while meeting residents' needs
 - Develop a municipal facility needs assessment study for public buildings, as necessitated
 - Address community nuisances (abandoned houses, dilapidated structures, litter, etc.)

GROWTH AND DEVELOPMENT

Evolve Into a Regional Destination That Provides a Variety of High-Quality Choices

- Evaluate the surrounding existing land use and develop a context sensitive approach applying density gradients that strike balance between land use transitions and the existing and future infrastructure necessary to support the development.
- Promote diversity in business development (small, medium, and large) across various industries
- Continue to support parks and recreational development
- Promote context based roadway projects based on industry standards to include multi-modal transportation infrastructure
- Identify opportunities for community and family events
- Continue to market Bay Minette as a regional destination and support the Chamber of Commerce

INFRASTRUCTURE

Continue to Provide Excellent Infrastructure That Successfully Balances Competing Needs

- Develop a roadway master plan
- Develop capital improvements and maintenance plan to serve as platform for budgeting annual infrastructure maintenance
- Identify multi-modal network needs to provide connectivity within Bay Minette
- Proactively manage stormwater runoff
- Further develop and utilize GIS systems to manage City infrastructure assets



A great place to live, work, & play!

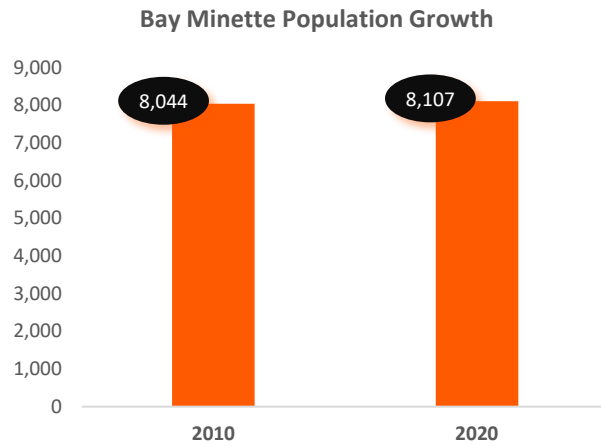
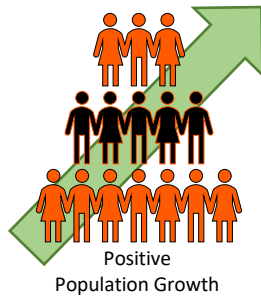
COMMUNITY PROFILE

The City of Bay Minette is an incorporated city in Baldwin County, Alabama. Bay Minette became the county seat of Baldwin County in 1901, and it was incorporated in 1907. As seen in this section, there are many demographic markers from 2010 to 2020 that point to a growing and vibrant community.

Demographics

Population

Bay Minette’s population experienced a slight growth between 2010 and 2020, the population increased by 0.78% from 8,044 to 8,107 people.

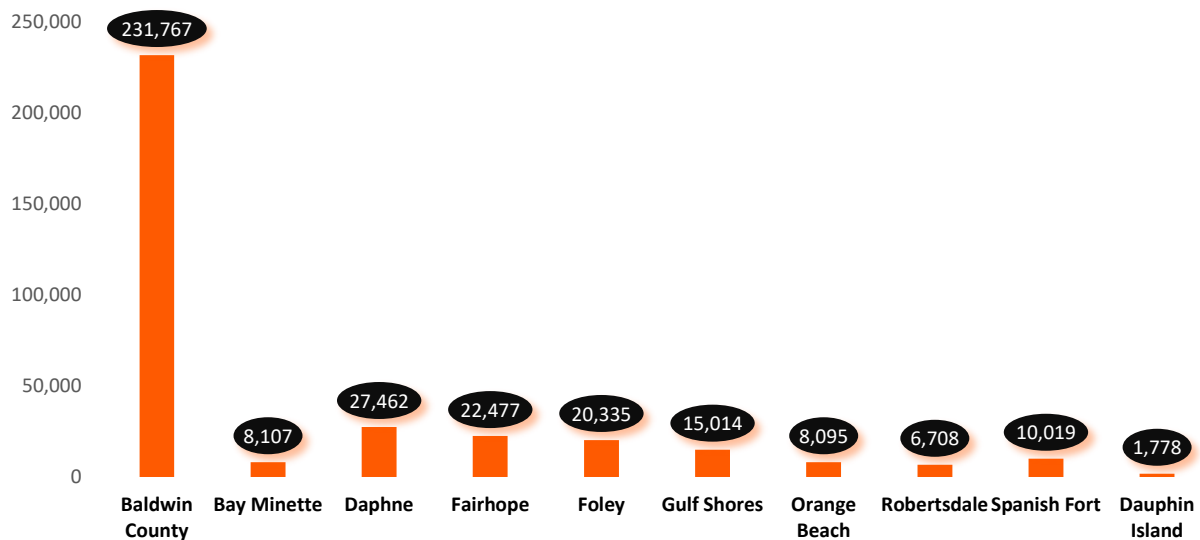


Source: US Census 2010 & 2020

Regional Population Comparison

This chart showcases the 2020 population of Baldwin and cities within the County and surrounding area for evaluation.

2020 Population Data



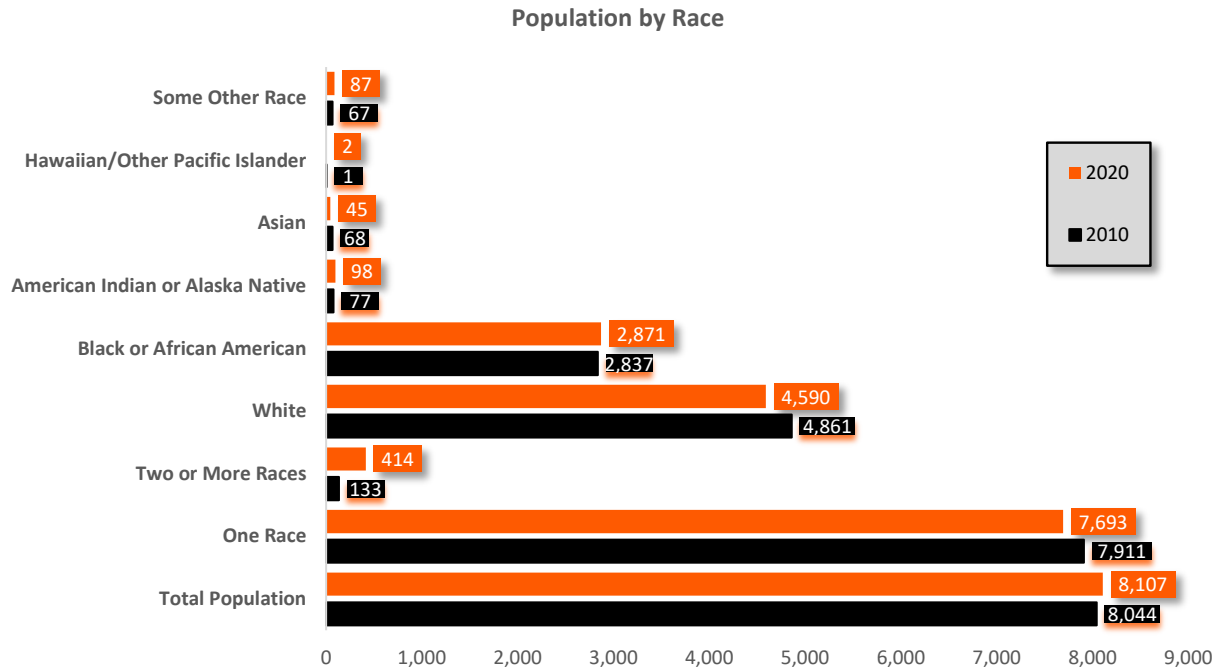
Source: US Census 2020



A great place to live, work, & play!

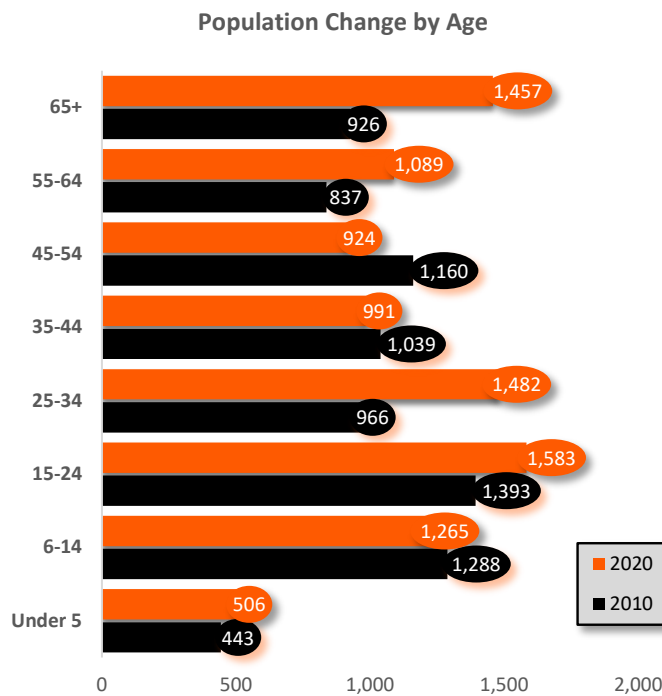
Population by Race

Bay Minette has a diverse population, and many of the reported categories increased from 2010 to 2020.



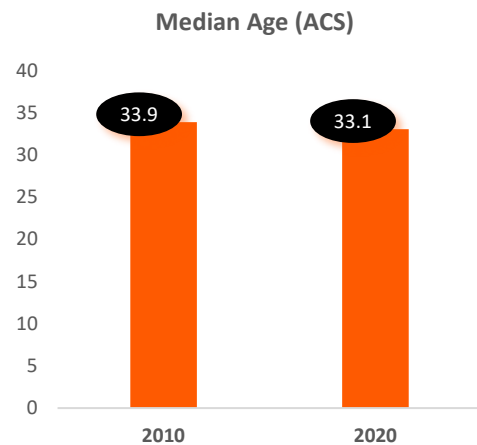
Source: US Census 2010 & 2020

Population by Age



Source: US Census 2010 & 2020

Bay Minette's population experienced an increase in all reported age groups except 6 to 14 years, 35 to 44 years, and 45 to 54 years. The largest increase reported was in the 65+ year group. In conjunction Bay Minette's median age decreased by 2.36% from 2010 to 2020.



Source: ACS 2020

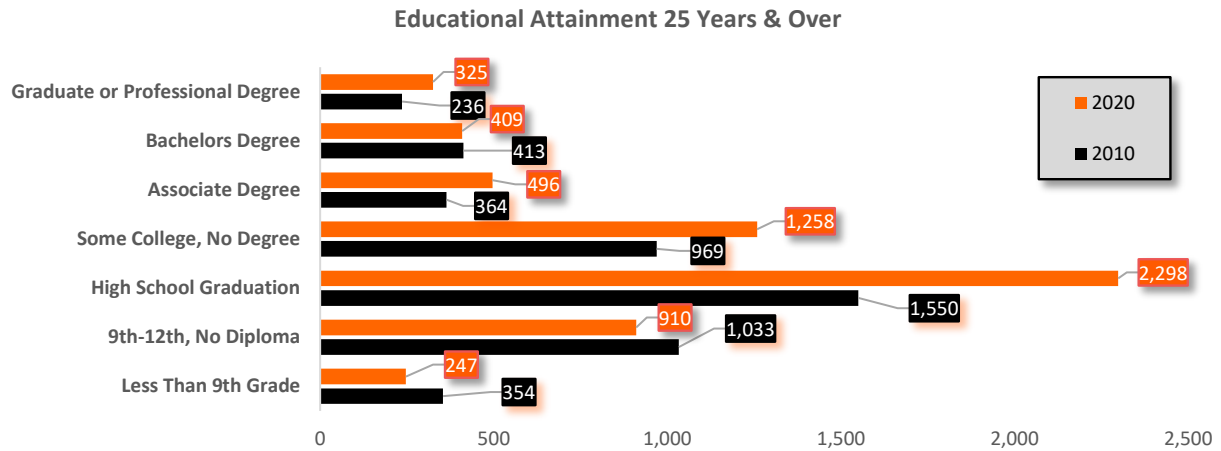


A great place to live, work, & play!

Education

Education Attainment

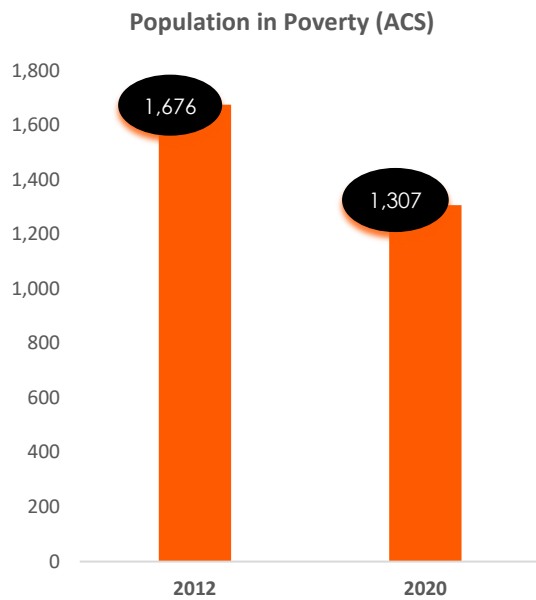
Data is reported for age 25 years and up. Bay Minette had an increase in all categories except for bachelor's degrees, the largest increase is in high school graduation.



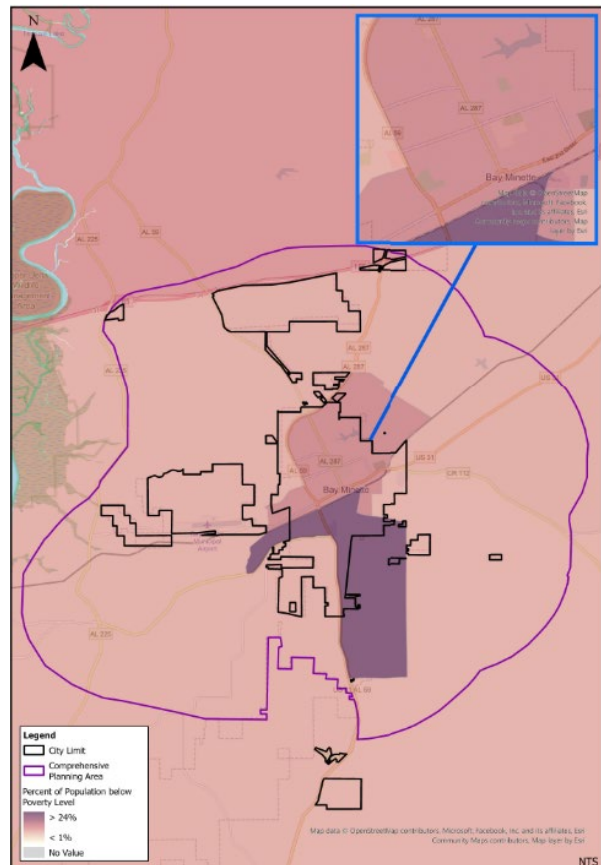
Source: US Census 2020

Income Data

Data showed a decrease in the amount of Bay Minette population under poverty from 2010 to 2020. In correlation the median household income in Bay Minette increased by 22.4% from 2010 to 2020.



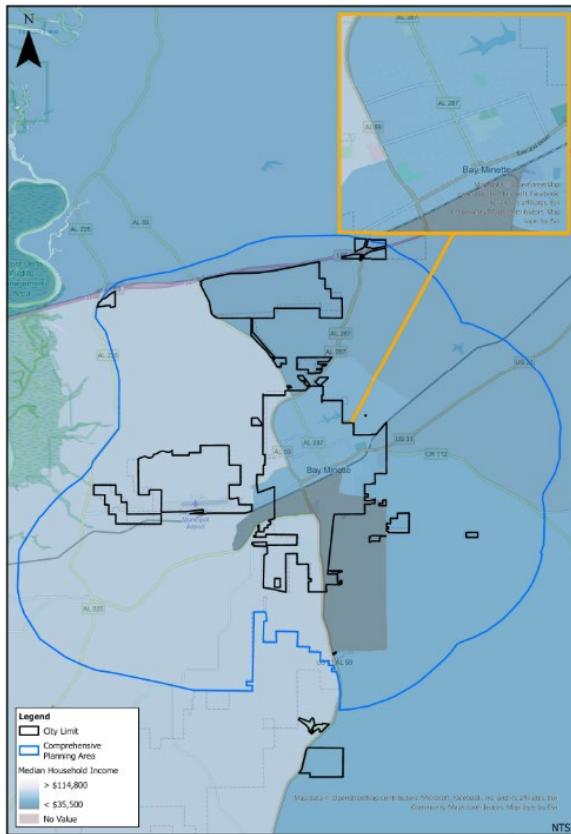
Source: ACS 2010 & 2020



Source: Census 2020

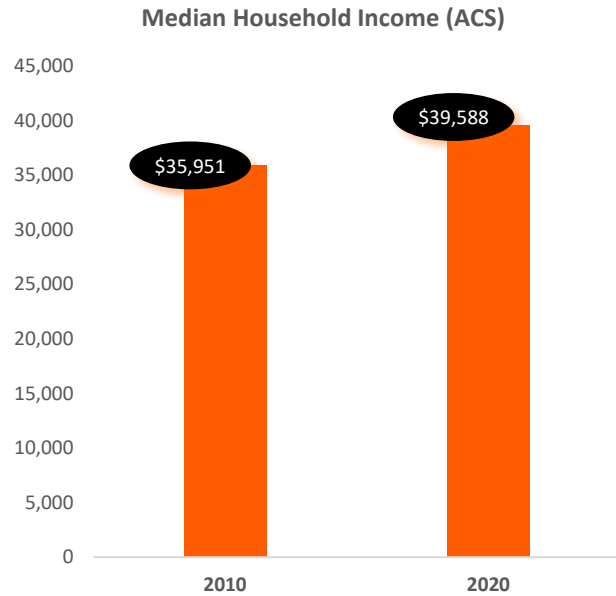


A great place to live, work, & play!



Source: Census 2020

The reported 2020 median household income for Bay Minette of \$39,588 is lower than the reported 2020 median household income of Alabama of \$52,035.

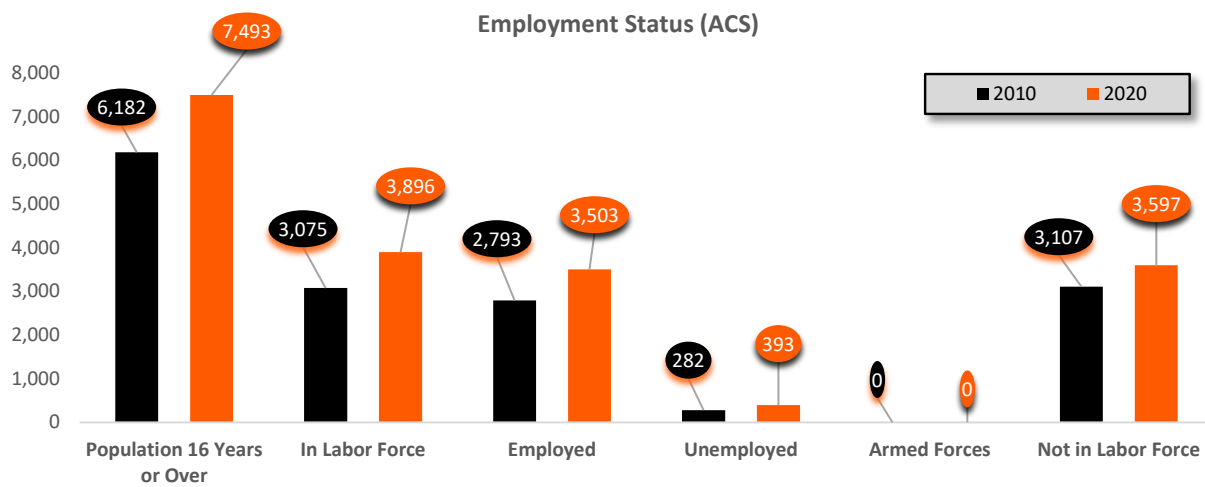


Source: ACS 2010 & 2020

Employment

Employment Status

Relating to the growth in population Bay Minette also experienced a similar trend in employment population 16 years or over. From 2010 to 2020 an increase in working-age population from 6,182 to 7,493 or 21.21% was reported.



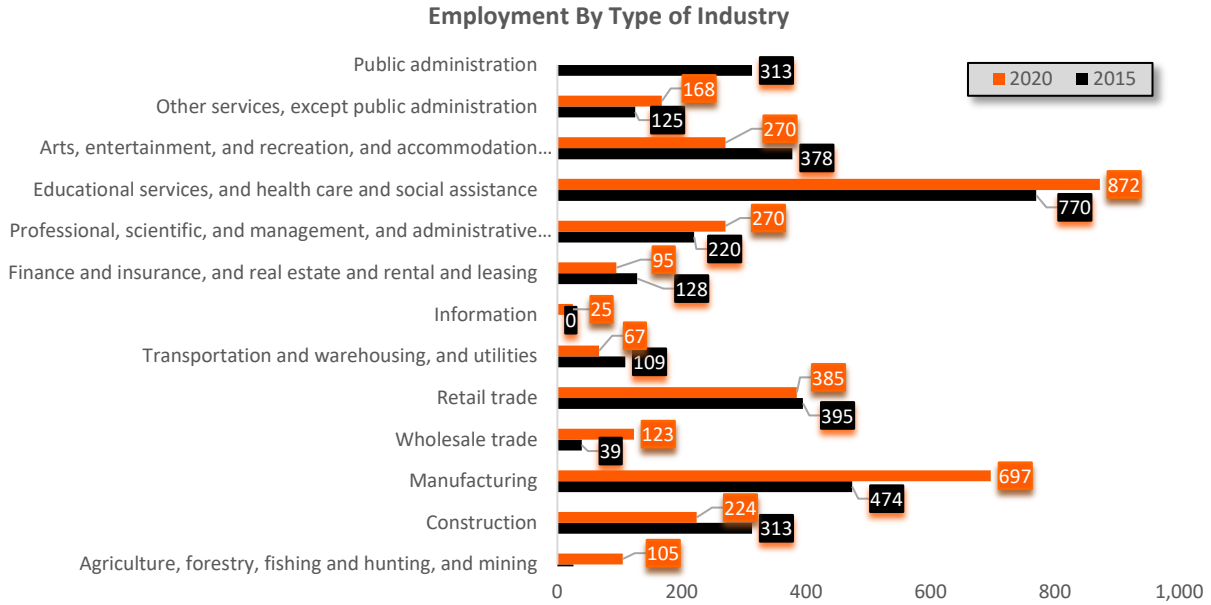
Source: ACS 2000, 2010, & 2020



A great place to live, work, & play!

Employment by Type of Industry

The City of Bay Minette has been increasing the number of industry partners, which accounts for the large increase in manufacturing jobs.

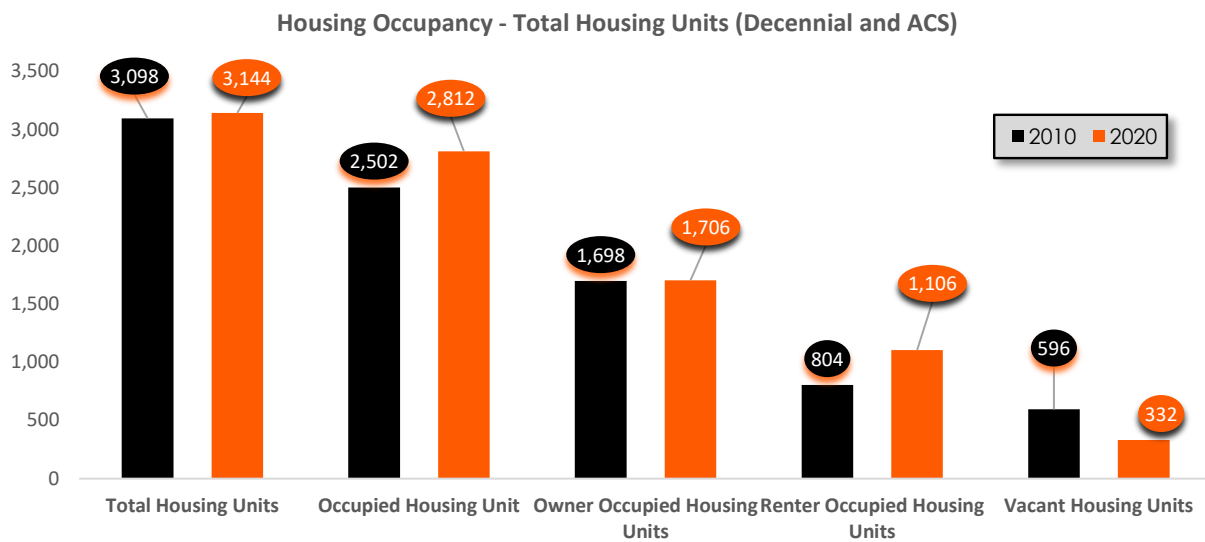


Source: ACS 2010 & 2020

Housing

Housing Occupancy

To accommodate the increase in population from 2010 to 2020, the total number of available housing units also increased to accommodate the inflow of additional persons. The overall percentage of occupied houses increased within the same time period, decreasing the amount of vacant or available housing units within the City of Bay Minette.



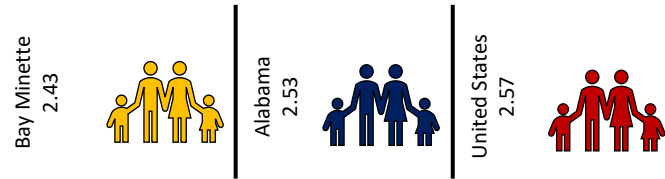
Source: US Census 2000 - ACS 2010 & 2020



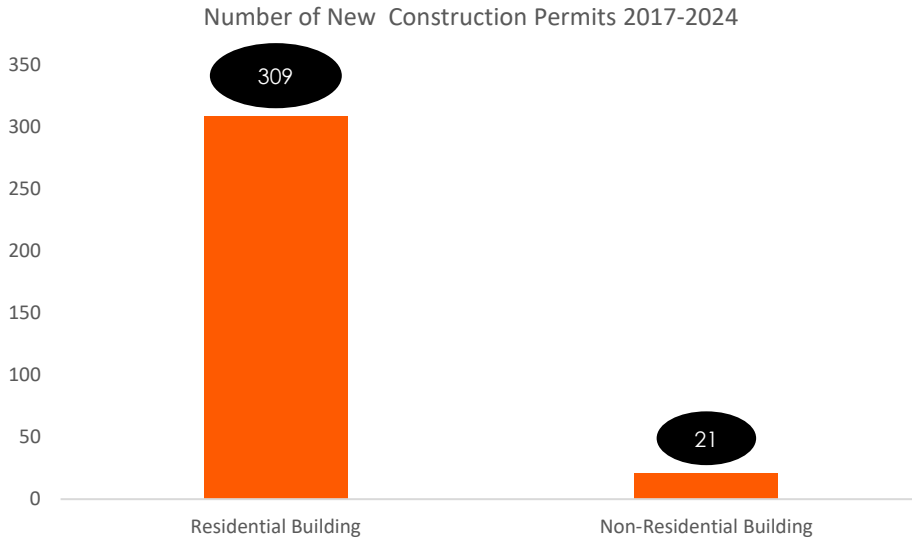
A great place to live, work, & play!

Average Household Size Comparison

The average household size in Bay Minette is slightly lower than that of Alabama and the United States. This may be a function of the types of work bringing people to Bay Minette.



New Construction Permits



New construction was an important part of being able to accommodate the population growth from 2010 to 2020 and add to the total number of housing units available.

Source: City of Bay Minette

Transportation

Roadways

Bay Minette has Interstate 65 (I-65) that generally runs north-south, but in this area, runs east-west along the Bay Minette’s northern City Limits. This links Bay Minette to Mobile to the south and Escambia County to the north. There are three I-65 interchanges within or bordering Bay Minette, exit 31 at Alabama State Route 225 (SR 225), exit 34 at Alabama State Route 59 (SR 59), and exit 37 at Alabama State Route 287 (SR 287). US 31 runs east-west before turning north-south in the southern section of Bay Minette. Most of the downtown corridor is along US 31. SR 59 and SR 287 run north-south through Bay Minette.

Functional Classification

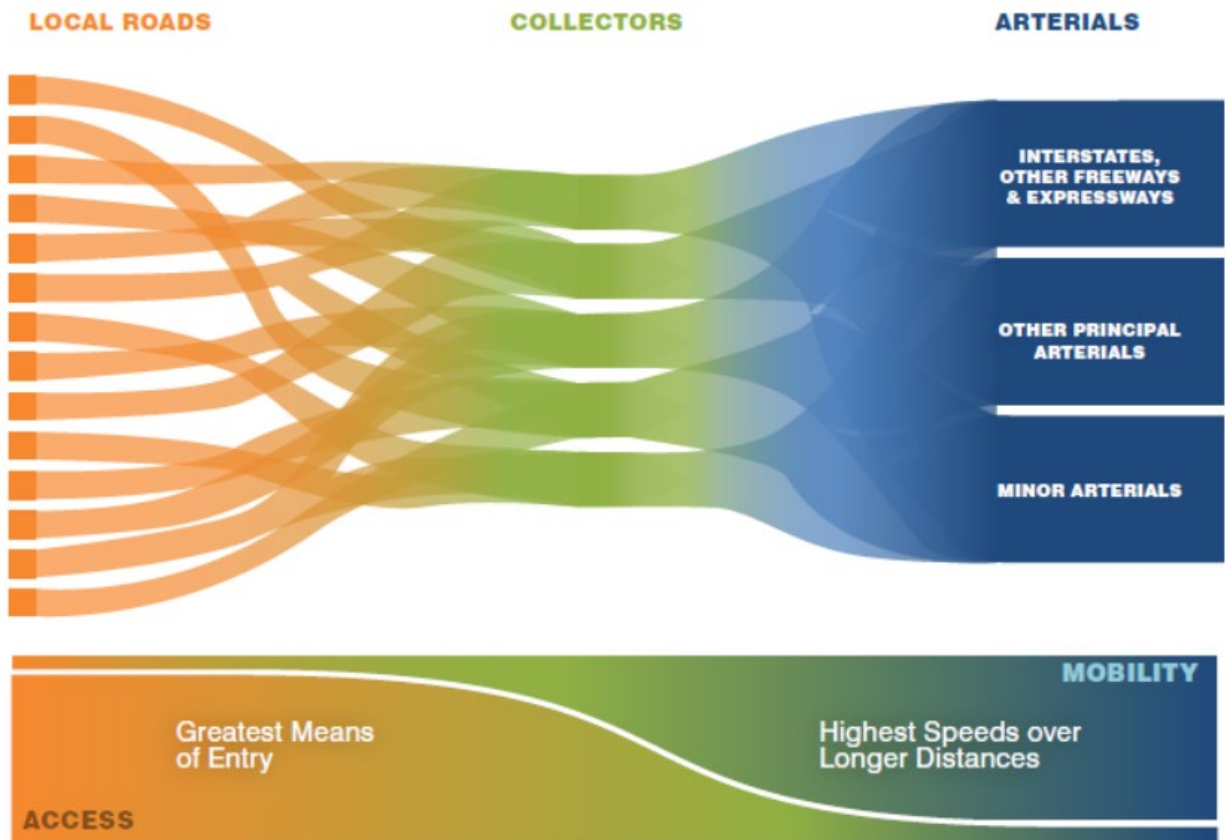
The concept of functional classification defines the role that a particular roadway segment plays in serving traffic flow through the network. All roadways serve at least one function and, in some cases, both functions of mobility and/or access. Mobility provides few opportunities for entry and exit (low friction) and access provides many opportunities for entry and exit (high friction).

- Interstates – Highest classification, limited access, highest mobility
- Freeways and Expressways – Directional travel lanes, limited access although at-grade intersections allowed
- Principal and Minor Arterials – Access includes at-grade intersections and driveways to specific parcels
- Major and Minor Collectors – Higher connecting driveway density than arterials and access includes at-grade intersections and general driveways



A great place to live, work, & play!

- Local Roads – Account for largest percentage of all roadways in terms of mileage



Source: FHWA

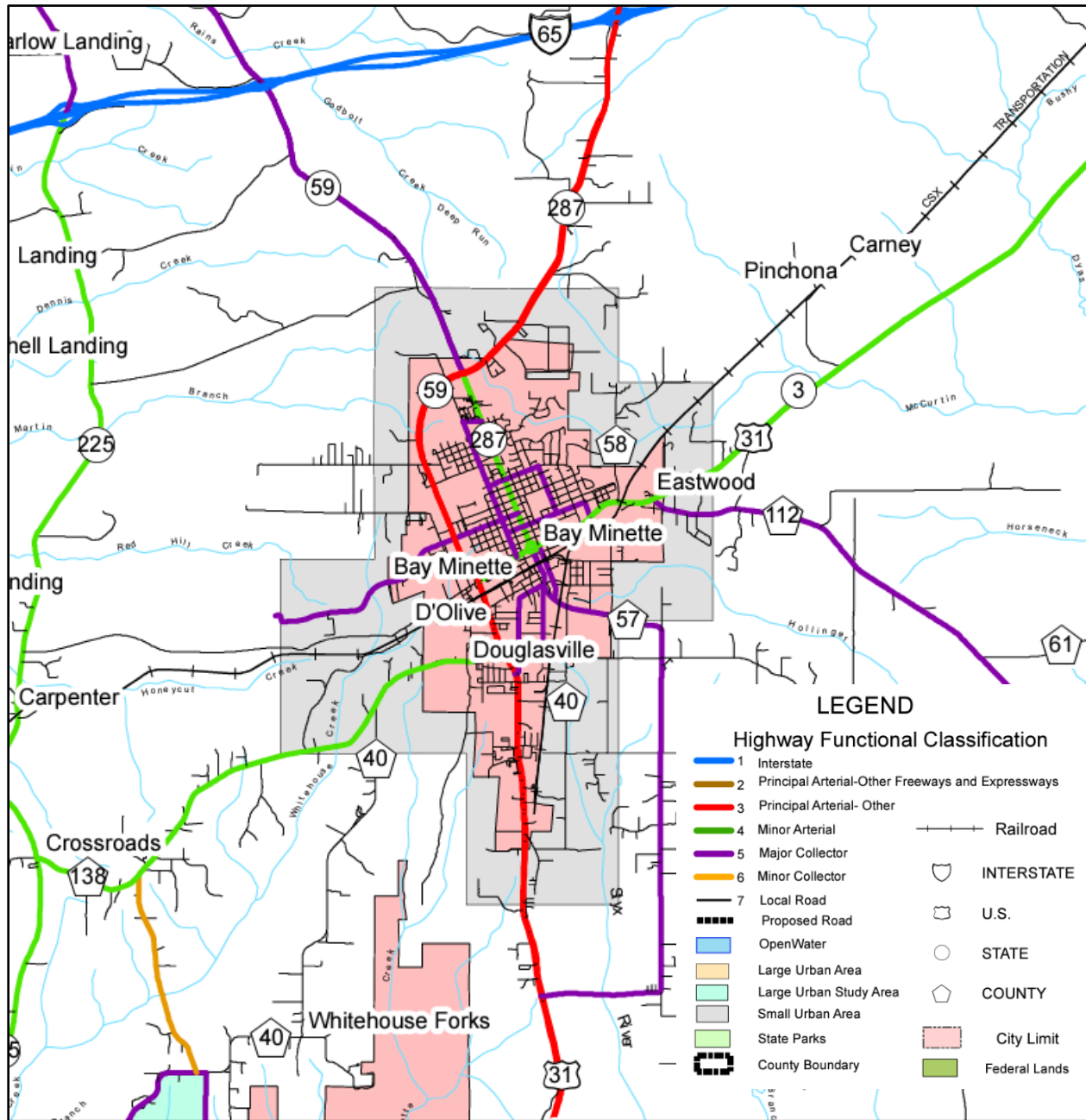
Daily Traffic Volumes

As discussed in previous sections, the City of Bay Minette has seen continued growth in several socioeconomic measures showcasing a community experiencing positive economic growth. With that growth in areas such as population, daily traffic volumes on the transportation network within Bay Minette have also increased. While Bay Minette has a large amount of connectivity within the City Limits, the increased volumes tend to impact the major roadways disproportionately.



A great place to live, work, & play!

The following is a representation of the functionally classified roadways for Baldwin County from ALDOT's online webpage.

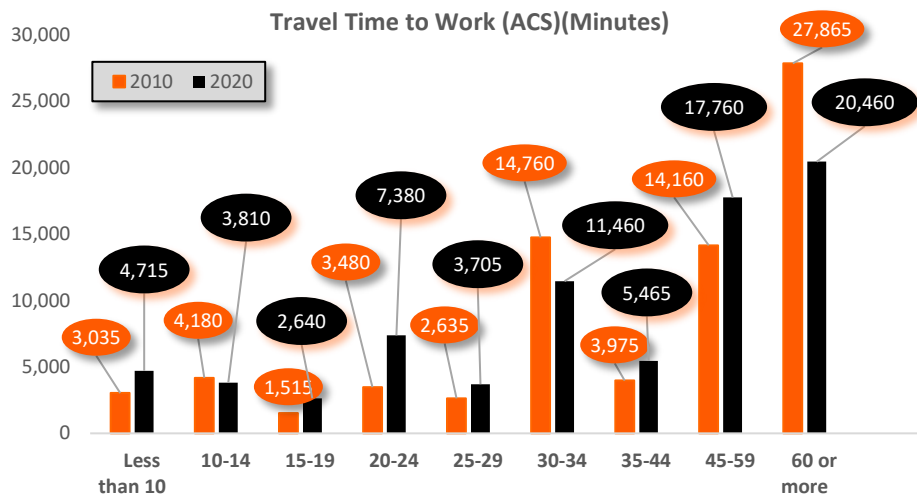


Source: ALDOT



A great place to live, work, & play!

Travel Time to Work



The City of Bay Minette has been expanding and annexing property further away from the City center. This accompanied by a current lack of additional north-south and east-west local and collector-based network connectivity are contributing factors to the increase in travel time to work for the City of Bay Minette.

Source: ACS 2010 & 2020

Railroad

CSX has an east-west and north-south freight line that runs through the City limits of Bay Minette.

Natural Resources

The City of Bay Minette has several public parks and public recreation areas within the City limits that provide the public access to outdoor recreation resources and promote an active and healthy lifestyle. Activities such as walking/running, swimming, athletic outdoor sports, indoor sports, and trails are all available to be enjoyed in Bay Minette.

Public Parks

Bay Minette has a multitude of parks that the City operates and maintains within the City limits. There are parks located in all areas of the City offering access to citizens across the City.



A great place to live, work, & play!

Water Access

The City of Bay Minette does not have water access within the City limits, but Baldwin County provides access to the Tensaw River through the Live Oak Landing Forever Wild Tract.



John White Park
Source: City of Bay Minette



Live Oak Landing
Source: Baldwin County

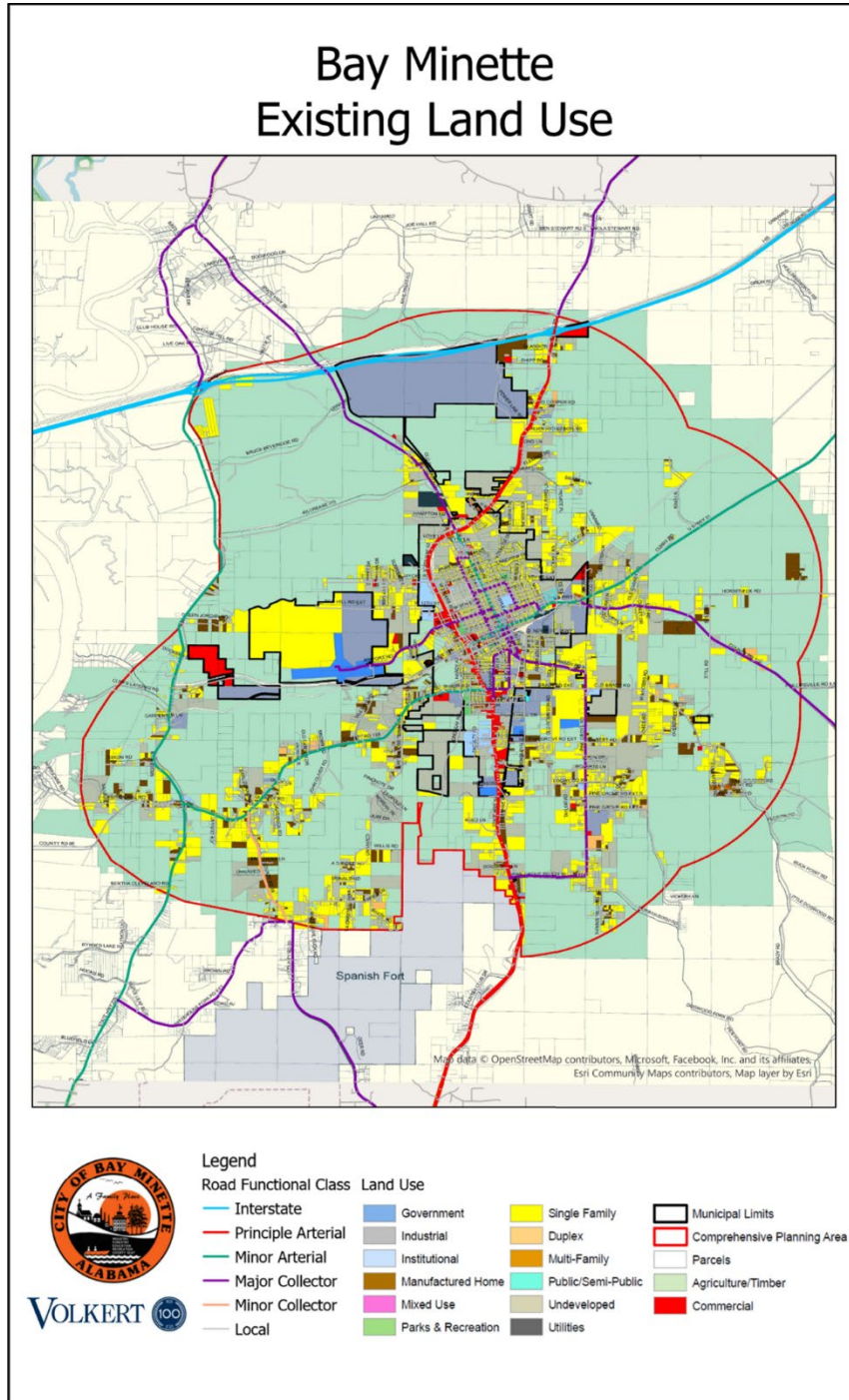
Land Use

The purpose of land use planning is to provide a consistent set of policies that will guide development and growth and provide a basis for land use decisions. Active planning translates the community vision for the future into a recommended physical pattern of neighborhoods, commercial and industrial areas, roads, and public facilities.



A great place to live, work, & play!

Existing Land Use



Bay Minette’s land use and zoning ordinances were updated in 2023, and existing mapping was updated in 2013. Each was considered during the Comprehensive Plan update.

Bay Minette can be divided into four quadrants, 1) west of SR 287 and north of US 31, 2) east of SR 287 and north of US 31, 3) west of US 31 and south of D’Olive St, and 4) east of US 31 and south of US 31.

Quadrant 1 is currently developed the most in the southern portion with residential and industrial. It contains a few large undeveloped areas, and multiple commercial opportunities along SR 59.

Quadrant 2 has the densest development and is largely residential with some institutional as well. There is more recent residential development on the outer edges, while the older infrastructure is closer to downtown.

Quadrant 3 has a mix of industrial and commercial. The commercial areas are mainly along US 31. It has large portions of the quadrant that are currently undeveloped.

Quadrant 4 has the most variety of land uses within it including different commercial, residential, industrial, and government land uses.

Public Infrastructure, Facilities, and Services

A City’s infrastructure, facilities, and services present an important resource for its citizens. The services a community provides are critical to the City’s growth potential and are often an important factor in keeping current residents. The City of Bay Minette is responsible for most public facilities and services in the community, including police



A great place to live, work, & play!

protection, fire protection, and parks and recreation. Other services like water and sewer service, garbage and recycling, and schools are not directly provided by the City, but it does play a role in the distribution to the community. Responsibilities for the different categories are spread across multiple City departments.

All components in a comprehensive plan are interconnected and the sum of those factors add up to a community's quality of life, including the built and natural environments, economic prosperity, social stability, educational opportunity, and cultural, entertainment, and recreation possibilities.

Police Protection

Bay Minette's police department is budgeted for twenty-six sworn officers, one animal control officer, and nine support personnel (2024). There are sixteen patrols that are split between four squads with four officers each that work 12-hour shifts. The department also includes four school resource officers and four investigators (criminal and narcotics). They receive a \$35,000 grant money for the drug task force and one investigator sits with the county full time for the task force. There is one headquarters and no additional substations. Their service area primarily covers the Bay Minette City limits, but they provide help when required to the county, state, and marine.



Source: City of Bay Minette

As the City continues to grow and develop, the police force will grow and respond as well. Bay Minette continues to attract sporting and entertainment events, which require additional police presence. The expanding City limits also create a larger area for the police department to cover and still respond quickly. The City should consider the police department as it moves forward and makes decisions.



A great place to live, work, & play!

Fire Protection

Bay Minette’s fire department is a Class 3 ISO Public Protection Classification (2024). The department is made up of 16 full-time employees including 15 firefighters, 1 inspector, and 4 engines (2 first-out and 2 backup). The department is accountable for fire suppression, emergency preparedness, emergency medical, fire prevention, and public education. The department is responsible for 15,000 people in a 98 square mile area, which extends beyond the Bay Minette City limits. There is currently one station in operation. The surrounding area is covered by 9 volunteer stations, so the department is called to assist in areas outside its jurisdiction.



Source: City of Bay Minette

As the community grows, the fire department will need to make updates and grow along with it. Multiple locations outside of a 5-mile radius of the current station could become available and could be considered for an additional station location. Additional engines and personnel will need to be added to accommodate the growing population and the requirements to have 3 engines and a ladder truck at every structure fire. With the increase in the number of structures due to growth the City will need to continue to support the department in protecting Bay Minette and the surrounding areas.

Water, Gas, and Sewer Services

North Baldwin Utilities provides water, gas, and sewer service to the community. They are a private entity that regularly interacts with the City. They provide potable water for those within Bay Minette all the way to the north county limits. As new developments arrive, North Baldwin Utilities are involved early in the process to determine the development’s water needs.

Wastewater is required to be provided to anyone within the Bay Minette City limits. They currently operate with two plants: one 2 MGD plant and one ½ MGD plant. There are plans to grow the ½ MGD plant to support the additional load from the Novelis Mega site. The sewer system can get overloaded during rain events due to existing storm drains emptying into the sewer system. Sewer is a major component to be considered as new developments come to Bay Minette.



Source: North Baldwin Utilities



A great place to live, work, & play!

Natural gas service is also available within City Limits. The demand for gas is beginning to grow along with the building of new homes. Many of the new developments are requesting natural gas for the homes.

Garbage and Recycling Services

Garbage and recycling services for the citizens of Bay Minette are provided by the Solid Waste Disposal Authority of Baldwin County. Household garbage collection is performed regularly for those within the City Limits. There are two recycling drop off stations located within the City, but no curbside collection is performed. The Solid Waste Disposal Authority of Baldwin County also handles the bulk waste and yard debris pickup.

Public Library



Source: City of Bay Minette

The Bay Minette Public Library was founded in 1922 by the Women’s Civic Improvement Association. In 1925 it went under the direction of a five-member board of directors. It has continued under this direction with funding from the Bay Minette City Council. The library provides many community services for both adults and children such as access to public computers, Wi-Fi hot spot, faxing, printing, copying, meeting room space, paperback swaps, free magazines, and children’s readings.

Parks and Recreation

The City of Bay Minette takes pride in its parks and recreational facilities. These assets contribute to the overall health, quality of life, and economy of the City and adjacent areas. The parks are run and maintained by two groups: Recreation Department and Parks and Grounds Department. The Recreation Department runs and organizes events for the parks, pickleball courts, volleyball courts, softball fields, and city pool. The Parks and Grounds department is responsible for the upkeep of all those facilities along with the plants at other government locations.

The parks play a role in the community and should continue to be supported. The City can help the parks and recreation as the City moves forward by planning for additional facilities. Facilities like a recreation center or additional ball fields could improve the community by helping the citizens and attracting others from outside the city.

Baldwin County School System

Bay Minette is part of the Baldwin County School System. There are approximately 31,000 students in the entire system. Bay Minette has three Baldwin County schools within the City Limits: Bay Minette Elementary School (Grades Pre K-6), Bay Minette Middle School (Grades 7-8), and Baldwin County High School (Grades 9-12). There is also one Baldwin County School just outside the City Limits: Pine Grove Elementary School (Grades Pre K – 6). Bay Minette can continue to improve the community by supporting the schools within the City. There are also several private educational institutions in Bay Minette.



Source: Baldwin County



A great place to live, work, & play!

Ways to Connect

Bay Minette has improved its online and social media presence providing citizens with a convenient venue to receive information from the City and the City to receive information from residents.

There is an active group of youth activities athletic and non-athletic through both the community and the school system. The City of Bay Minette has also supported community events to connect residents with one another.

Healthcare Services

Healthcare services available in Bay Minette have expanded over the past decade including medical, dental, vision, and specialty care. North Baldwin Infirmary provides many medical services and is the only designated Baby-Friendly hospital in the region. The expansion of healthcare services within Bay Minette has not only improved access for those within Bay Minette but also adjacent areas in Baldwin County.

Chamber of Commerce

The Chamber of Commerce is a separate, non-profit entity with 320 members. The Chamber partners with the City on functions and events aimed at the City's economic development and improving the quality of life for its citizens. Bay Minette has many opportunities to grow, and continued communication with the Chamber will help move towards that goal.

Code Enforcement

Bay Minette's Building and Planning/Zoning departments are responsible for the review and enforcement of the City's codes and ordinances passed through the City's Council and Commissions.



A great place to live, work, & play!

FUTURE PLANNING

Future planning is an integral part of the overall planning process, providing a vision for long-range planning and is intended to be utilized as a guide for future development or land use decisions.

Communities are constantly changing, inheriting both the desirable and unwanted characteristics of the past. Today many communities are facing land use and developments that are undesirable to the community, incompatible land use relationships, and traffic congestion on roadways insufficiently designed for current volumes and Bay Minette has not been immune itself. The primary cause for these difficulties is a lack of proper future planning and sticking to those goals and objectives set forth by the community.

Preferred Plan

The preferred plan is the outcome of the public engagement process, which included online public surveys with interactive maps, open public engagement meetings, and activities at stakeholder committee meetings. This preferred plan illustrates the community's vision for growth and development. In some cases, the recommended land uses are the same as the existing land use. However, in certain locations the preferred plan contains areas where existing uses are proposed for a change in land use, either for new development, redevelopment, or future development. In any case, it is not the intent of this plan to place existing uses in a situation where their value is affected, rather the intent is to demonstrate a long-range view of how particular areas could be reconfigured and utilized should it become feasible.



Future Growth

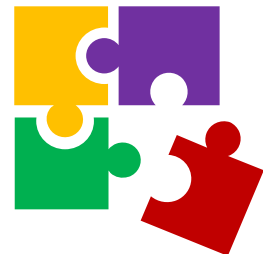
- The Preferred Plan is a generalized depiction of potential uses. It is not an existing land use map or a zoning map, although in some cases future uses in an area may be similar to those that exist today.
- The rezoning of any given area should be guided by the Preferred Plan but interpreted in conjunction with the guiding principles of the Comprehensive Plan and policies of the City.
- Zoning maps establish detailed requirements for setbacks, height, use, parking, and other attributes, whereas the categories utilized within the Preferred Plan recommend ranges of potentially appropriate uses and intensities.

Based on the prioritization of the goals and objectives of the Comprehensive Plan, the Preferred Plan sets out a plan to help anticipate change, create positive change, and to make the best decisions possible. The Preferred Plan incorporates the following.

Land Use

One of the staples of proper future planning is ensuring that compatible land uses are promoted, this does not necessarily mean "the same" but that compatibility refers to the sensitivity of development proposals in maintaining the character of existing development.

Through the planning process it was identified that the existing land use layout has multiple areas of competing purposes within Bay Minette city limits. Adhering to the goals and objectives of building a safe and connected community, outstanding infrastructure, neighborhood pride, and economic growth all stakeholders involved in the Plan were able to identify areas and travel corridors that would benefit from complementary land uses. The US 31 corridor, identified by the community as the top area for revitalization, is an example of this commitment through the Plan's designation of a defined *Downtown Area*. Complemented by the various opportunities offered through *Mixed Use* development.





A great place to live, work, & play!

Bay Minette has built a foundation for sustainable growth through their significant contributions and support of the County school system, as such areas for growth of school facilities were provided in the Preferred Plan.

The Plan identified areas for commercial and business growth surrounding SR 59, to capitalize on the increasing demand for commercial and retail needs within Bay Minette. A professional business office area was also identified in an area south of the hospital. The demand for such development has risen in the past decade as economic measures such as educational attainment, median household income, and quality of life have increased considerably.

The Novelis Mega site, located on SR 287, will be a significant development for Bay Minette. The Preferred Plan identifies a complementary *Regional Business* area around the interstate exit near the site to provide supporting opportunities for the facility and the goal of the Mega site to attract talented workers to the City of Bay Minette.

Transportation

Communities across the nation, regardless of size, are experiencing an increase in congestion. There are various strategies to mitigate congestion that also promote greater community investment and sustainability. General roadway improvements such as widening, connectivity from new roadways, on-network multi-modal improvements such as complete streets, and off-network improvements such as greenways and trails are all strategies included in the Preferred Plan.

Roadway improvement needs were identified along Airport Road. Improvements could include roadway widening, geometric upgrades, intersection control improvements, and safety upgrades to mitigate capacity or other operational constraints.

Roadways that could benefit from complete street strategies were identified in the Preferred Plan. While there are many definitions of complete street strategies for the understanding of this Comprehensive Plan it is defined as on-network improvements that promote connectivity of non-motorized transportation and coordinating land uses such as parks and schools.

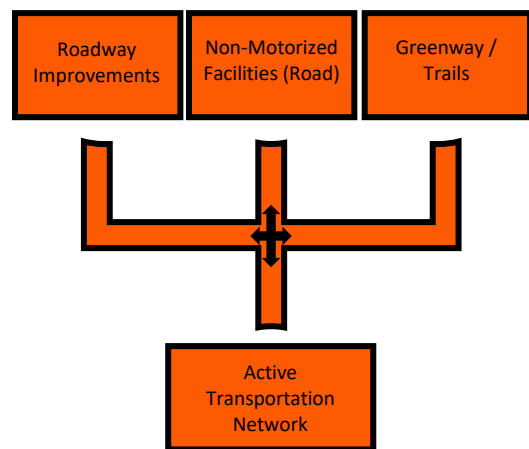
New roadway alignments that promote added north-south and east-west connectivity through Bay Minette are identified in the Preferred Plan. Additional connectivity will provide alternate options for traffic away from the main thoroughfares providing traffic operations improvements for residents and visitors.

A connected network of parks with a greenway/trail system are identified in the Preferred Plan. This system is located near the center of Bay Minette.

The purpose of these roadway improvements and new alignments are to provide a plan for the future to build an active, sustainable, and reliable transportation network. An example is time reliability, defined as the variance of travel times over a course of time. The additional roadway capacity, operational improvements, and alternate routing would help to provide greater consistency in travel times in Bay Minette.

City Resources

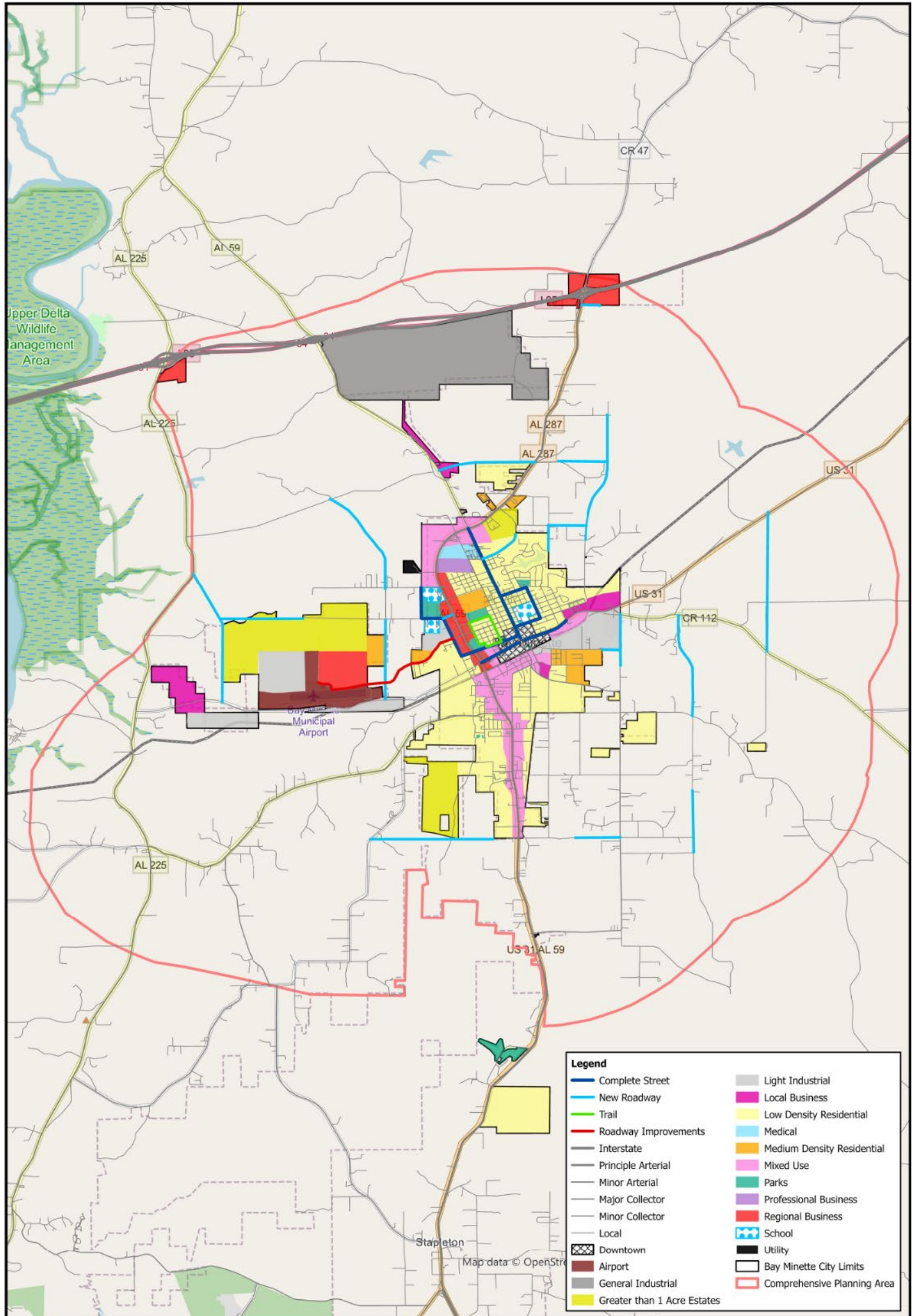
The Preferred Plan identifies areas designated for City resources such as public parks, government buildings, and an area along US 31 for an identified *Downtown Bay Minette*





A great place to live, work, & play!

Preferred Plan Map



Preferred Plan City of Bay Minette





A great place to live, work, & play!

Actionable Plan

The City of Bay Minette should utilize this Comprehensive Plan as a resource when considering new policies, planning, and programming new infrastructure, evaluating new development applications, and coordinating with outside agencies. From time to time a development application may bring into conflict one or more of the recommendations presented in the Comprehensive Plan, and City leaders will need to balance competing interests and make decisions that bring about intended outcomes. Ultimately, the Comprehensive Plan's relevance will be measured by its use in everyday decision making.

The adoption of this Comprehensive Plan will be the first step in the implementation process. It is the product of considerable efforts on the part of the City of Bay Minette and many other community leaders and citizens. This document's recommendations provide guidelines, targets, and priorities for shaping future growth and development in the community. They can generally be categorized into one or four types: plans (or studies), projects, policies, and initiatives. Some are easily accomplished in the near-term while others will likely be more feasible later.



Source: City of Bay Minette

This Comprehensive Plan is not law or intended to be a zoning ordinance. It is a policy guide for community decision-making regarding land use, development, growth management, and capital improvement decisions. This Comprehensive Plan should be revisited and updated over time to ensure that goals and objectives still meet the desires of the community, and to ensure there is adequate support for ongoing planning efforts.



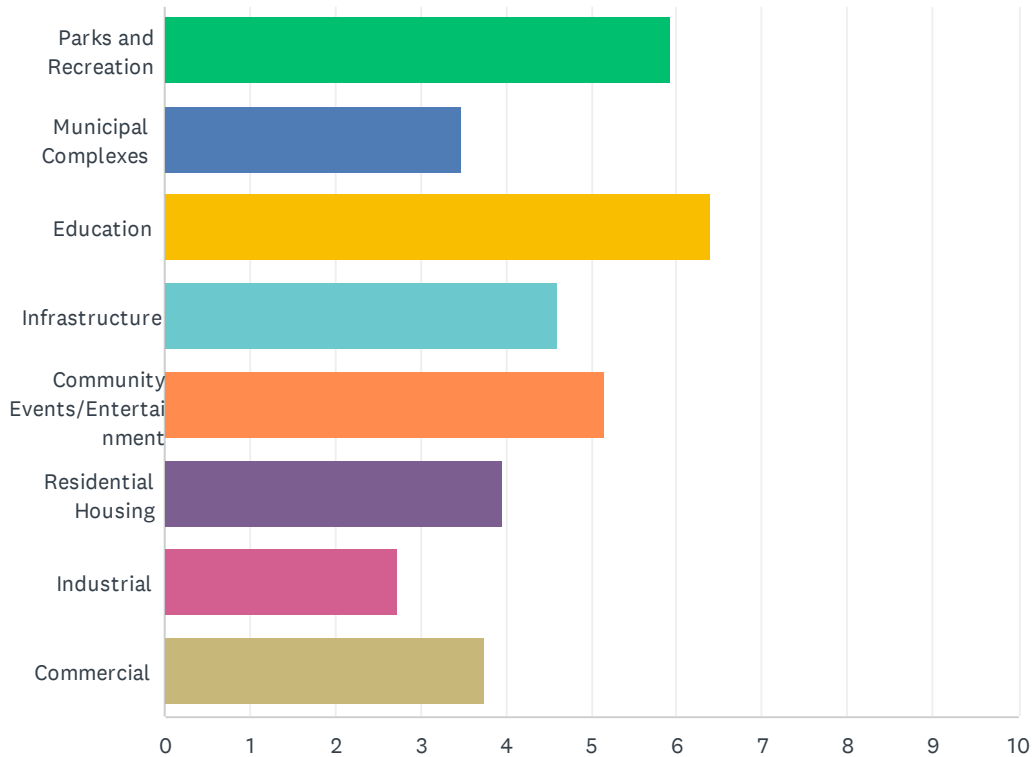
A great place to live, work, & play!

APPENDIX A

Public Engagement Results

Q1 1. Where would you like to see the greatest investment? (Rank 1-8 with 1 being where you want to see the greatest investment.)

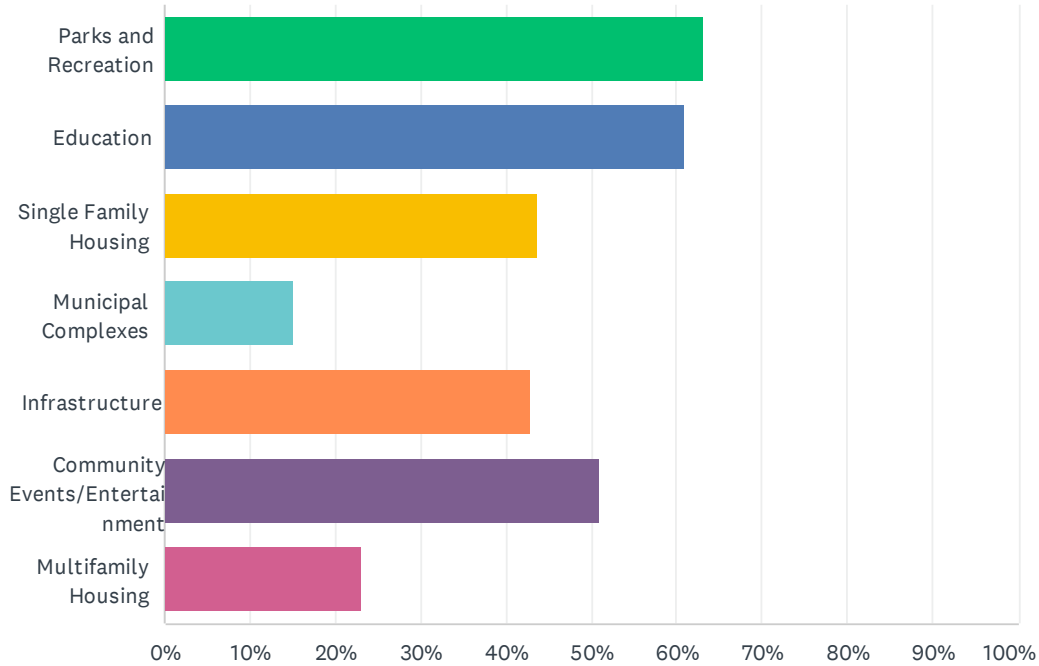
Answered: 277 Skipped: 0



	1	2	3	4	5	6	7	8	TOTAL	SCORE
Parks and Recreation	24.91% 69	27.44% 76	11.91% 33	13.00% 36	7.58% 21	5.78% 16	7.22% 20	2.17% 6	277	5.92
Municipal Complexes	2.89% 8	5.78% 16	12.64% 35	11.91% 33	13.72% 38	15.52% 43	9.75% 27	27.80% 77	277	3.48
Education	35.02% 97	20.94% 58	19.49% 54	11.19% 31	5.05% 14	3.61% 10	3.61% 10	1.08% 3	277	6.39
Infrastructure	7.22% 20	12.64% 35	10.47% 29	19.86% 55	20.22% 56	15.16% 42	10.47% 29	3.97% 11	277	4.60
Community Events/Entertainment	11.19% 31	15.52% 43	20.22% 56	14.80% 41	18.77% 52	9.75% 27	7.22% 20	2.53% 7	277	5.15
Residential Housing	6.14% 17	8.30% 23	8.66% 24	15.52% 43	13.72% 38	22.02% 61	14.08% 39	11.55% 32	277	3.97
Industrial	1.81% 5	3.97% 11	6.50% 18	5.42% 15	6.86% 19	13.72% 38	34.66% 96	27.08% 75	277	2.73
Commercial	10.83% 30	5.42% 15	10.11% 28	8.30% 23	14.08% 39	14.44% 40	13.00% 36	23.83% 66	277	3.76

Q2 2. Where do you perceive the City of Bay Minette Comprehensive Plan’s greatest opportunity for growth and development? (Choose 3)

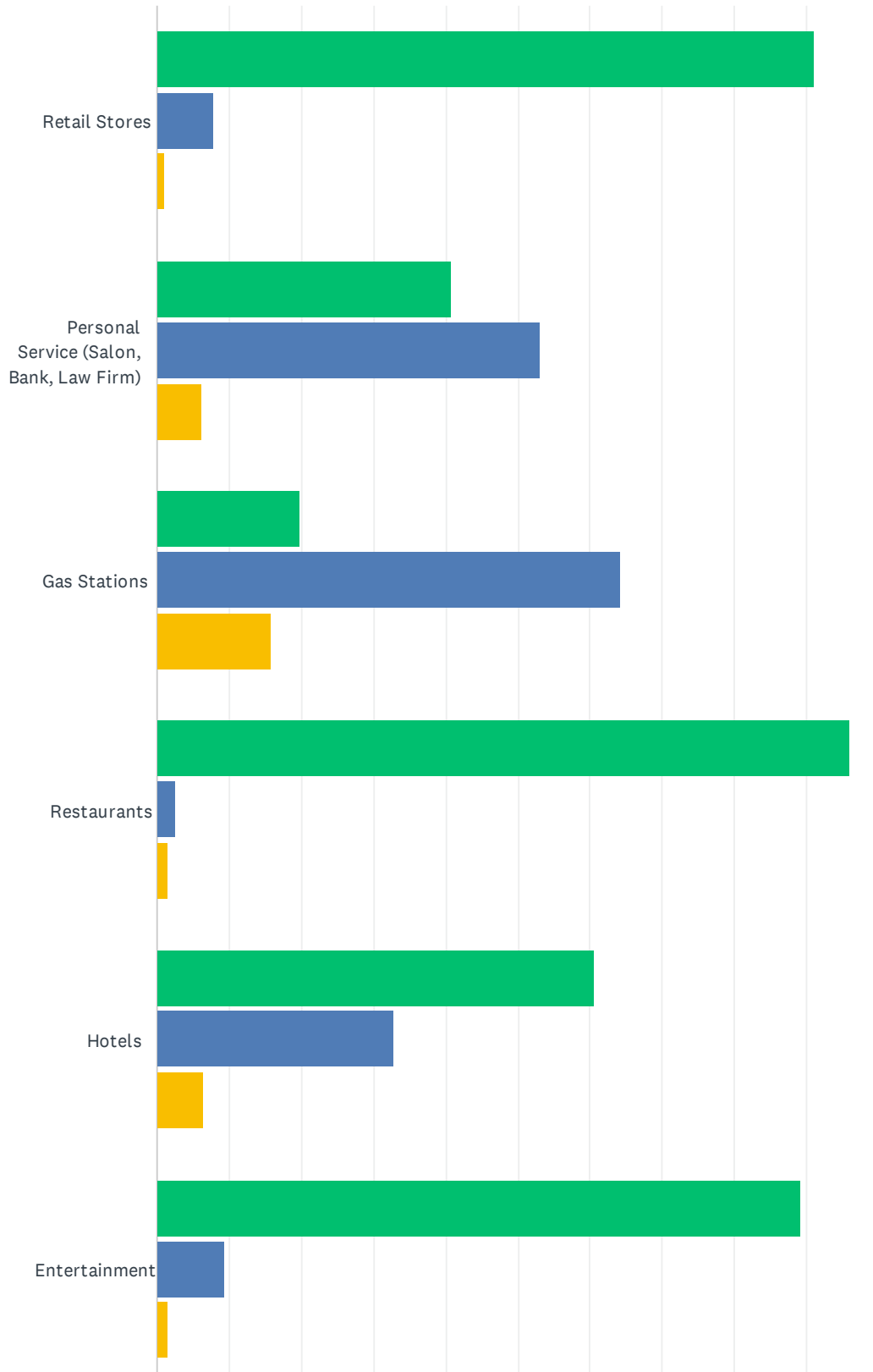
Answered: 277 Skipped: 0



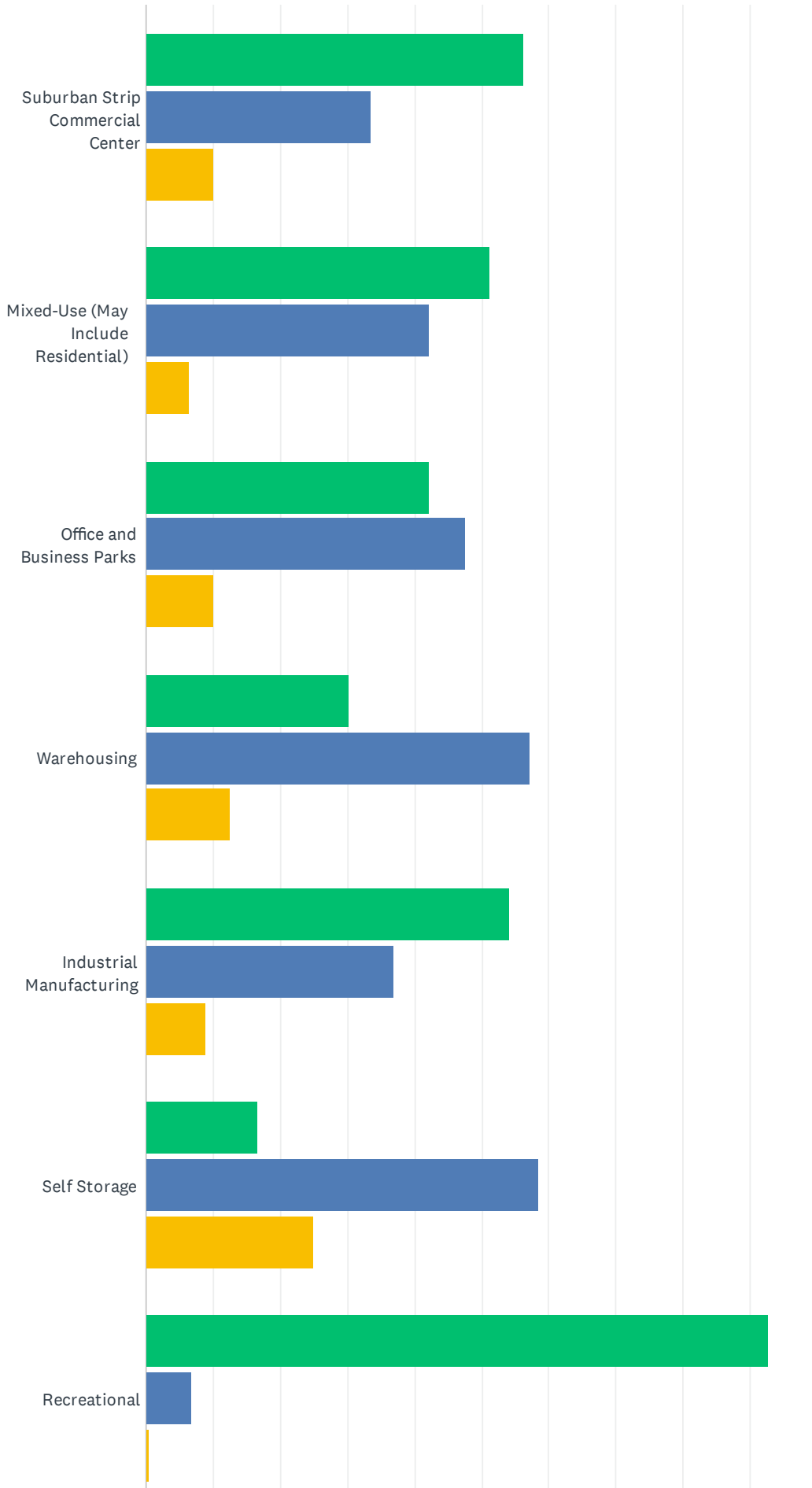
ANSWER CHOICES	RESPONSES	
Parks and Recreation	63.18%	175
Education	61.01%	169
Single Family Housing	43.68%	121
Municipal Complexes	15.16%	42
Infrastructure	42.96%	119
Community Events/Entertainment	50.90%	141
Multifamily Housing	23.10%	64
Total Respondents: 277		

Q3 3. What type of impact would an investment in these different types of development have on the City of Bay Minette?

Answered: 277 Skipped: 0



Bay Minette Comprehensive Plan – Questionnaire



Bay Minette Comprehensive Plan – Questionnaire

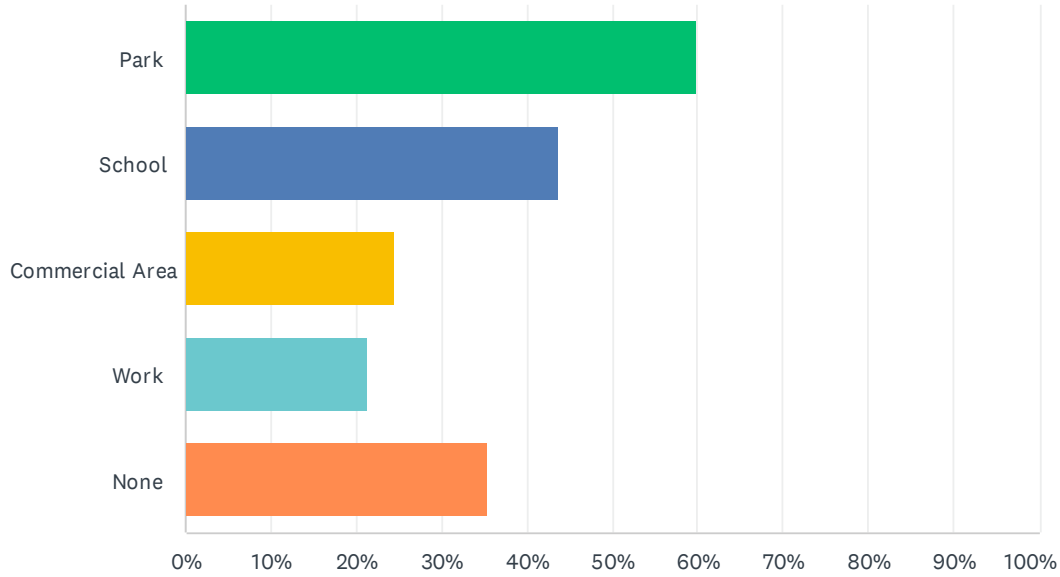


■ Positive
 ■ Neutral
 ■ Negative

	POSITIVE	NEUTRAL	NEGATIVE	TOTAL	WEIGHTED AVERAGE
Retail Stores	90.97% 252	7.94% 22	1.08% 3	277	1.10
Personal Service (Salon, Bank, Law Firm)	40.79% 113	53.07% 147	6.14% 17	277	1.65
Gas Stations	19.86% 55	64.26% 178	15.88% 44	277	1.96
Restaurants	96.03% 266	2.53% 7	1.44% 4	277	1.05
Hotels	60.65% 168	32.85% 91	6.50% 18	277	1.46
Entertainment	89.17% 247	9.39% 26	1.44% 4	277	1.12
Suburban Strip Commercial Center	56.32% 156	33.57% 93	10.11% 28	277	1.54
Mixed-Use (May Include Residential)	51.26% 142	42.24% 117	6.50% 18	277	1.55
Office and Business Parks	42.24% 117	47.65% 132	10.11% 28	277	1.68
Warehousing	30.32% 84	57.04% 158	12.64% 35	277	1.82
Industrial Manufacturing	54.15% 150	36.82% 102	9.03% 25	277	1.55
Self Storage	16.61% 46	58.48% 162	24.91% 69	277	2.08
Recreational	92.78% 257	6.86% 19	0.36% 1	277	1.08

Q4 4. What areas are you able to walk to safely and comfortably? (Check all that apply)

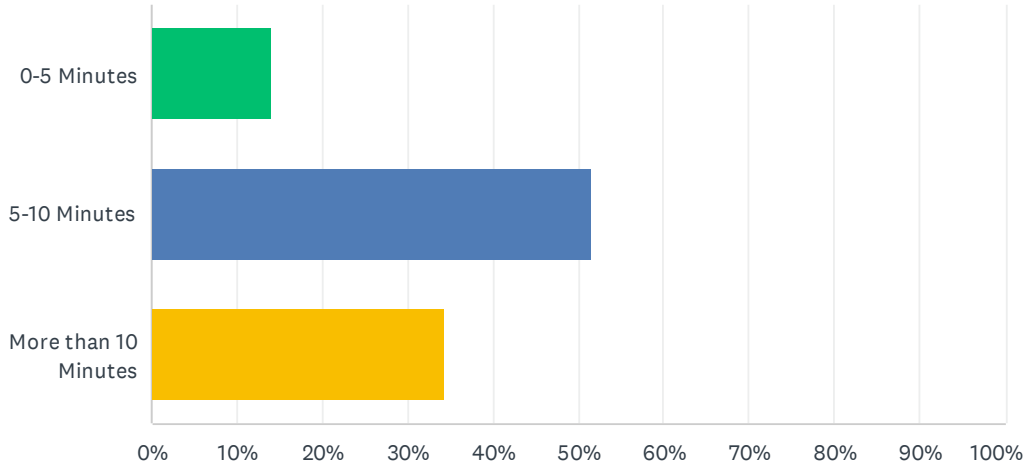
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
Park	59.93%	166
School	43.68%	121
Commercial Area	24.55%	68
Work	21.30%	59
None	35.38%	98
Total Respondents: 277		

Q5 5. If you had the ability to walk to your destination, how long of a trip would you be willing to make?

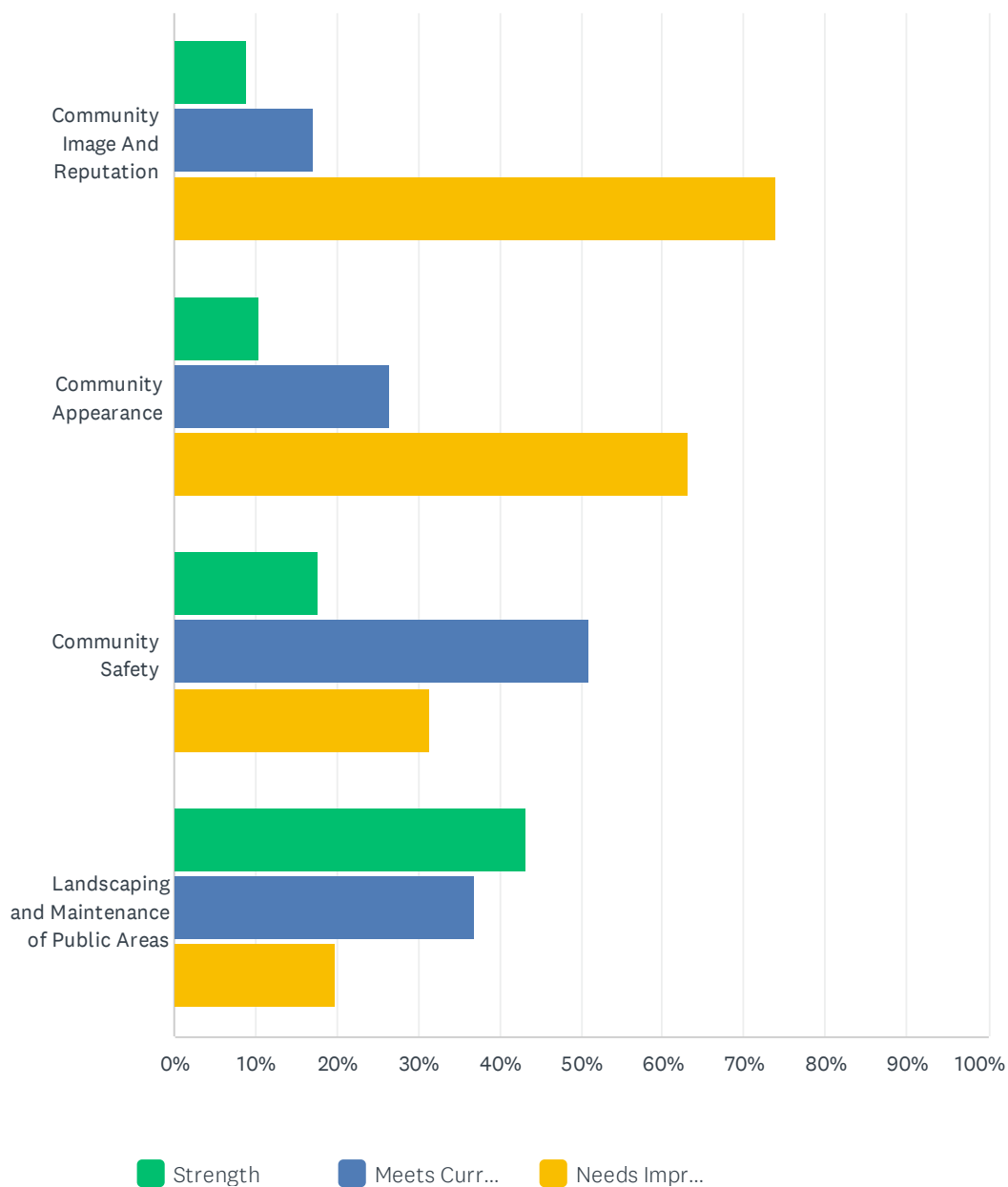
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
0-5 Minutes	14.08%	39
5-10 Minutes	51.62%	143
More than 10 Minutes	34.30%	95
TOTAL		277

Q6 6. How do you perceive these areas of the City of Bay Minette?

Answered: 277 Skipped: 0

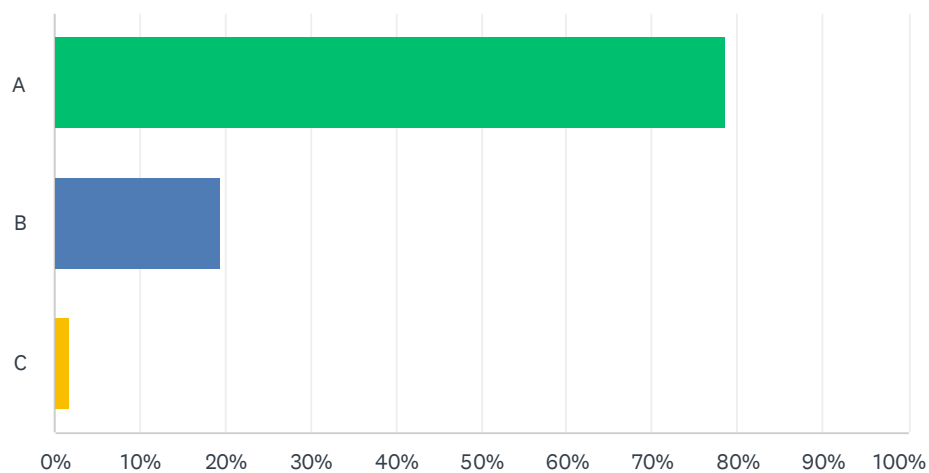


Bay Minette Comprehensive Plan – Questionnaire

	STRENGTH	MEETS CURRENT NEEDS	NEEDS IMPROVEMENT	TOTAL	WEIGHTED AVERAGE
Community Image And Reputation	9.03% 25	16.97% 47	74.01% 205	277	6.65
Community Appearance	10.47% 29	26.35% 73	63.18% 175	277	6.53
Community Safety	17.69% 49	50.90% 141	31.41% 87	277	6.14
Landscaping and Maintenance of Public Areas	43.32% 120	36.82% 102	19.86% 55	277	5.77

Q7 7. Which is the most visually pleasing type of housing?

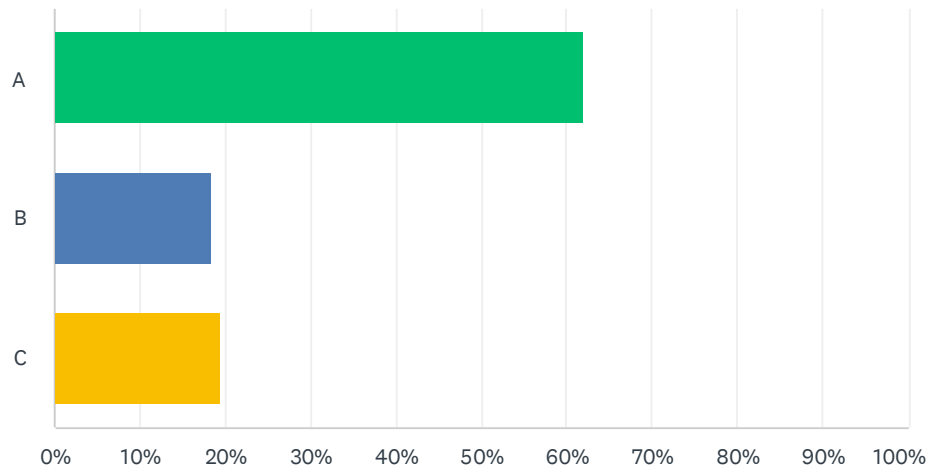
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES
A	78.70% 218
B	19.49% 54
C	1.81% 5
TOTAL	277

Q8 8. Which is the most visually pleasing type of street?

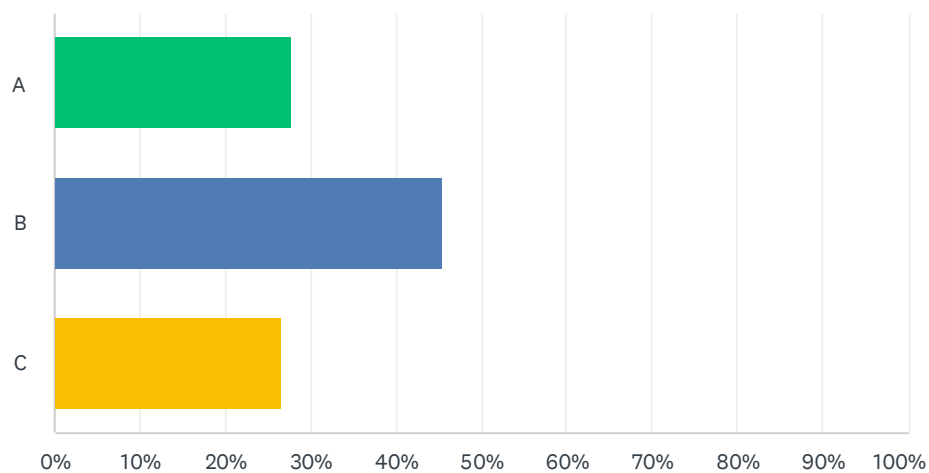
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES
A	62.09% 172
B	18.41% 51
C	19.49% 54
TOTAL	277

Q9 9. Which is the most visually pleasing type of park?

Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
A	27.80%	77
B	45.49%	126
C	26.71%	74
TOTAL		277

Q10 10. How satisfied are you with your current quality of life in the City of Bay Minette? (5 being the most satisfied)

Answered: 277 Skipped: 0

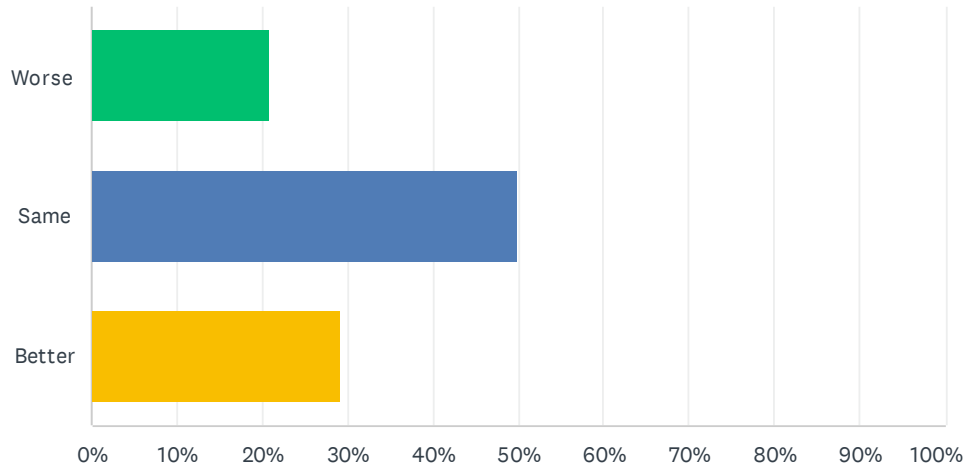
3.3 
average rating



	1	2	3	4	5	TOTAL	WEIGHTED AVERAGE
☆	7.94% 22	13.72% 38	36.10% 100	26.71% 74	15.52% 43	277	3.28

Q11 11. How does your quality of life in Bay Minette compare to ten years ago, or since you moved to the community (if less than ten years)?

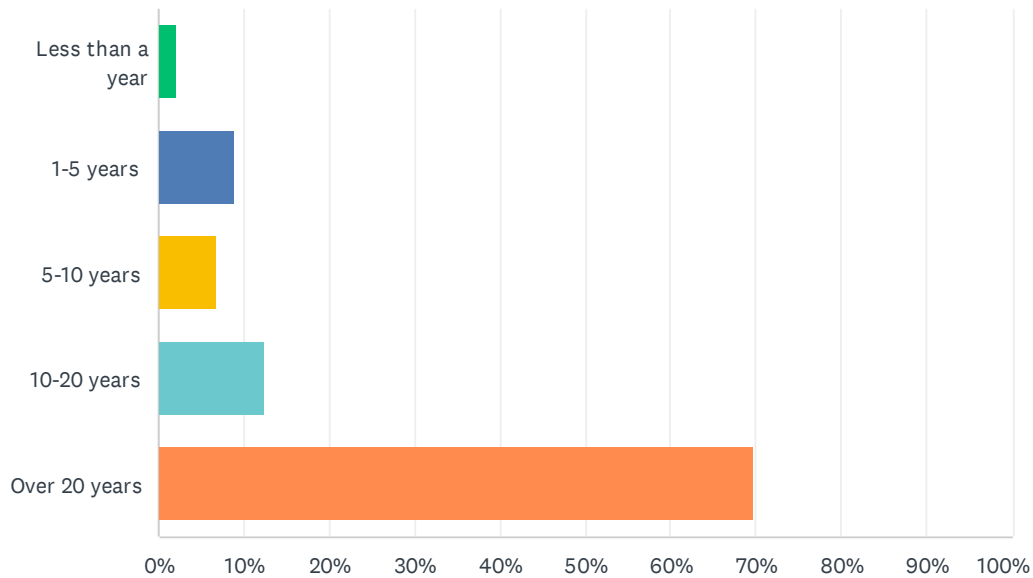
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
Worse	20.94%	58
Same	49.82%	138
Better	29.24%	81
TOTAL		277

Q12 12. How long have you lived in Bay Minette?

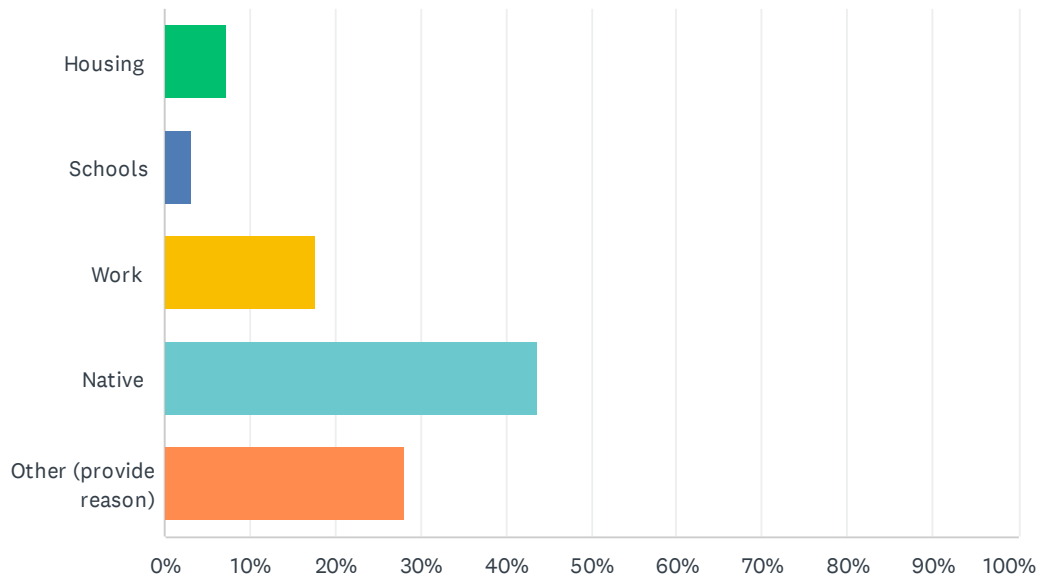
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
Less than a year	2.17%	6
1-5 years	9.03%	25
5-10 years	6.86%	19
10-20 years	12.27%	34
Over 20 years	69.68%	193
TOTAL		277

Q13 13. What originally brought you to Bay Minette?

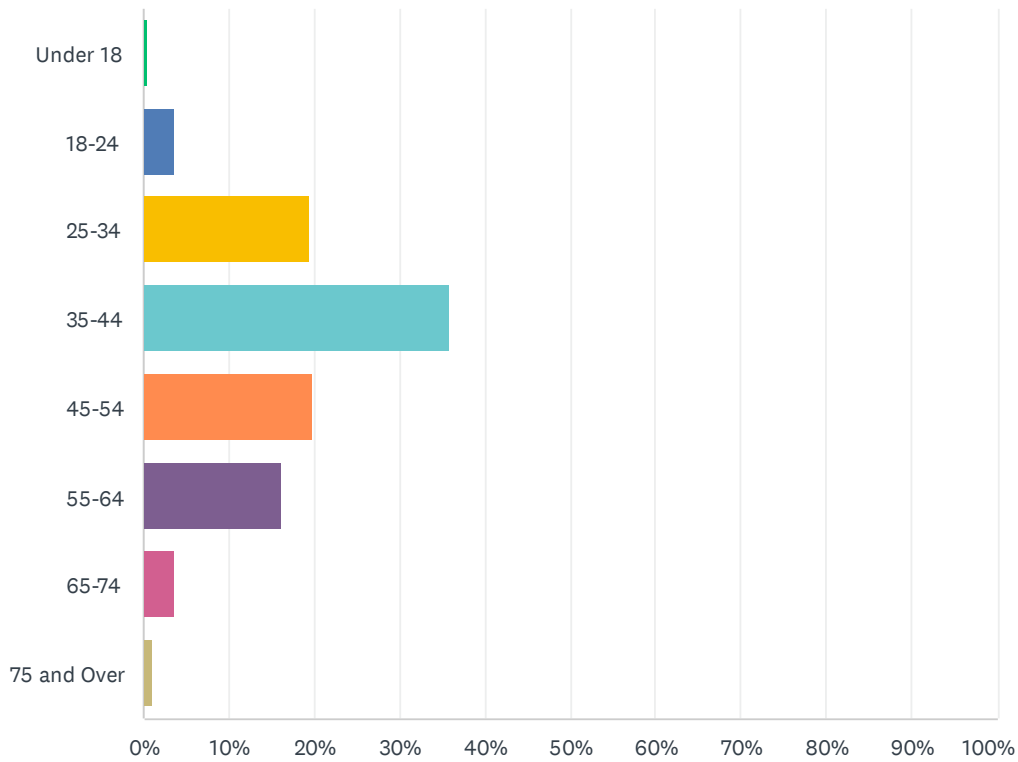
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
Housing	7.22%	20
Schools	3.25%	9
Work	17.69%	49
Native	43.68%	121
Other (provide reason)	28.16%	78
TOTAL		277

Q14 14. How old are you?

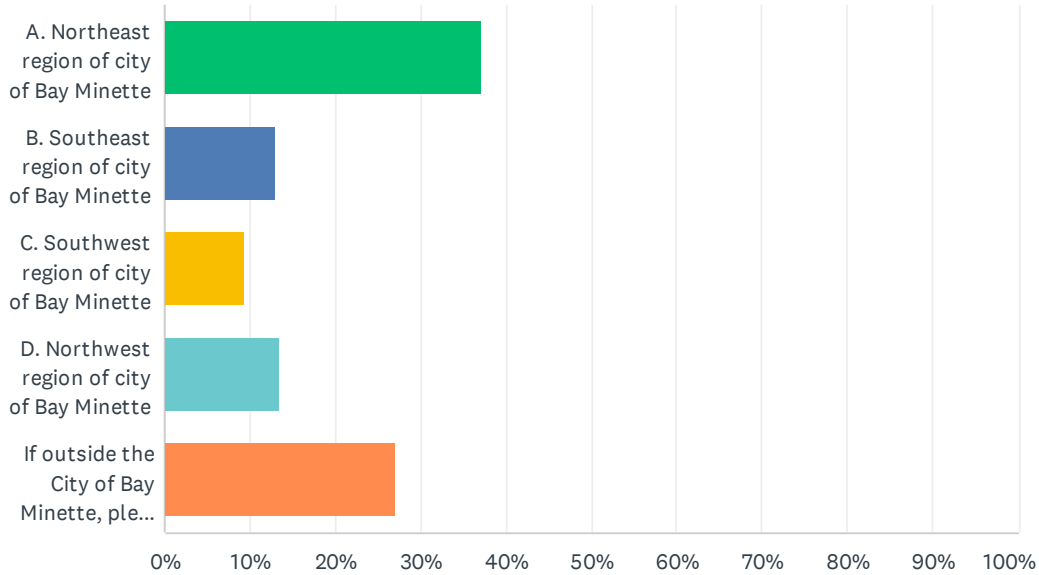
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
Under 18	0.36%	1
18-24	3.61%	10
25-34	19.49%	54
35-44	35.74%	99
45-54	19.86%	55
55-64	16.25%	45
65-74	3.61%	10
75 and Over	1.08%	3
TOTAL		277

Q15 15.What area do you live in? (Circle one for each part of the question.)

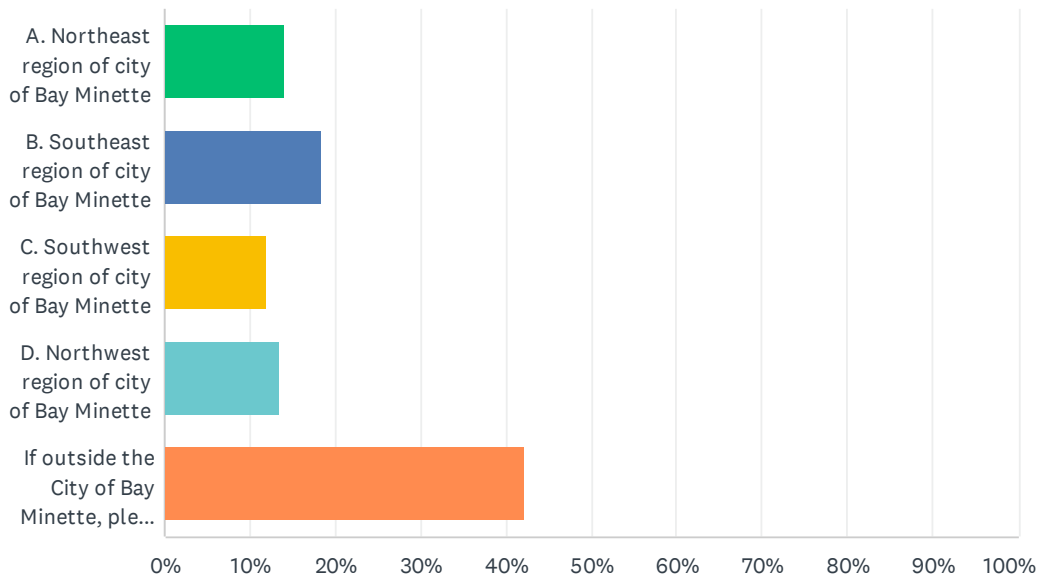
Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
A. Northeast region of city of Bay Minette	37.18%	103
B. Southeast region of city of Bay Minette	13.00%	36
C. Southwest region of city of Bay Minette	9.39%	26
D. Northwest region of city of Bay Minette	13.36%	37
If outside the City of Bay Minette, please state where you live.	27.08%	75
TOTAL		277

Q16 16. Where do you work? (Circle one for each part of the question.)

Answered: 277 Skipped: 0



ANSWER CHOICES	RESPONSES	
A. Northeast region of city of Bay Minette	14.08%	39
B. Southeast region of city of Bay Minette	18.41%	51
C. Southwest region of city of Bay Minette	11.91%	33
D. Northwest region of city of Bay Minette	13.36%	37
If outside the City of Bay Minette, please state where you work.	42.24%	117
TOTAL		277

Q17 General comments

Answered: 103 Skipped: 174

Bay Minette Comprehensive Plan – Questionnaire

Bay Minette is a good town. It has improved steadily over the years. Our school systems need to improve their reputation. We really need to revitalize downtown - which is do-able because we have court traffic. I don't expect anything like Fairhope, but that sure would be nice.

I believe if we had more for teenagers to do in our area that they will less likely be bored and this will keep them from making poor decisions now and later in life

We need shopping, nice restaurants that are open past 8pm, no fast food. No more manufacturing plants. Housing, the market here is horrible. Parks with grass so you can choose to play or picnic, no equipment. Entering town needs to be cleaned up. Property owners need to upkeep Property. Our high school students don't have places to work and have to travel to Spanish Fort or Daphne to do so.

I have owned a business in Bay Minette for almost 7 years and have been unable to find an adequate commercial building for lease or sale. Thankfully, the recreation center has allowed me to rent a portion of the facility for many years, but having a proper facility would bring in many families from outside of Bay Minette into our town every evening for cheer and dance classes. I want to be able to provide a quality education to the kids in Bay Minette, but it is incredibly frustrating to not be able to find a commercial space to be able to appropriately run my business.

Please consider adding more sidewalks as well as painting reflective lines on the streets. I realize that Christmas lights are important to people but maybe the city could focus on updating and adding new infrastructure instead of new lights every year.

Bay Minette's school system is one of the biggest faults. You will never get growth with the current school system. Kids also need more attractions to be able to hang out and stay out of trouble. Single family housing will support massive growth, but as it stands there is nothing to bring people into the town. Currently my family is exploring other cities for our kids to have a better education and better options than what the city can provide currently

A nice area for food trucks to come with picnic tables would be nice, instead of them having to park in random parking lots.

The only thing that I see needs improvement as far as appearance is the splashpad. The padding maybe pressure washed often and maybe safer plants around it.

I don't think that revitalizing downtown is good, long-term plan or wise allocation of funds. The establishments won't be supported long term and will be vacant again. The beach traffic on Hwy 59 is the only way a decent restaurant can survive. A hotel strategically located near the high school and sports complex could help any potential restaurants while allowing the city to host additional sporting events at the softball & soccer complex.

Police needs to be defunded, way too much law enforcement for this city. Making it seem like you're trying to make the department profitable by giving out tickets. The most traffic I've ever seen pulled over in a city ever.

Strip malls need facelifts. Parking lots need resurfacing. Abandoned gas stations need to go

I would like to see a focus on improving the quality of life for all of our residents with more family-oriented businesses, recreation, and wholesome entertainment. I don't want Bay Minette to lose its small-town feel. We don't need bars or strip malls. Our family chooses to live here because we like small town living. We don't want to see Bay Minette attempt to remake itself into another Daphne, Foley, etc. Many who are native to this area are feeling squeezed out by the growth. We worry that our children won't be able to buy a home here where they have lived their entire lives. Of course, we want to be hospitable to newcomers but not at the risk of a decreased quality of life for our children. We want to see family-oriented growth that focuses on our children and elderly.

Publix, Rouses, Target, Japanese & Chinese Restaurants 😊

I think the trash service is terrible. The golf course needs major improvements and 9 more holes. The drainage ditches need to be filled with the proper drainage pipes.

Bay Minette Comprehensive Plan – Questionnaire

Every comment I've ever heard about the city of Bag Minette has been less than favorable. There is no enthusiasm or regard from commercial employees, and local business struggle to stay afloat in today's economy. There needs to be more positivity and more incentive for improvement brought into the community to help it strive for a safer, more enjoyable living environment. However, the town doesn't need to lose its strong potential for the old-town, homey feel that would make Bay Minette like a secret hideaway from the bustle and chaos the lower end of the county is plagued with.

We need to build a city for our youth. They are our future. I am tired of having to drive 30 minutes to an hour for entertainment and family activities.

There is not much to do as far as entertainment goes. You need to drive to Spanish Fort at least. Recreation is improving, but we are behind the 8 ball on sports (soccer, pickle ball, wrestling) that are growing rapidly everywhere else.

Where are all of the people with Novelis going to live? Spanish Fort??

More things for the kids to do would be better. One (or more) outdoor exercise park.

City needs to plan on annexing area that the beach express will incorporate

We really have a need for restaurants. Most of our choices are fast food & we always go to Daphne or Spanish Fort to dine. We don't like buffets. Our retail choices are slim also! Drivers need to slow down in residential areas, especially around the Canterbury entrance...maybe a speed bump would slow them down going in & out.

The park definitely needs an upgrade. I take my two little to the park every Sunday morning and there are ALWAYS tourist headed to or from Gulf Shores that stop there.

I think offering the community the chance to do this survey is a fabulous idea. Please keep engaging the community. I know there are going to be a lot negative comments and perceptions. But keep at it. I'm on the ground level supporting initiatives like this. Thank God and May He Bless Our City!

Bay Minette has the potential of becoming a highly walkable city with an appealing aesthetic. It could offer local restaurants, entertainment, and retail establishments (avoiding chain businesses). The city also has the potential to incorporate ample sustainable green spaces that could encourage residents to spend more time outdoors if it were more walkable, increasing the quality of life and community engagement amongst citizens.

I grew up here and moved away for ten years in my 30's. I am so happy to be back in my hometown, and my children will graduate from my alma mater!

I know Fairhope is a high bar to compare Bay Minette to, but they have done many things to improve the quality of life there. One thing that stands out is how visually pleasing the city is. Bay Minette looks depressed. It needs to focus on making it look better and to making it safer. Since it's the last fairly city that is affordable, it is only a matter of time that people will be flocking to our city. We need to help them see that it is a nice town to live in.

Honestly there's not a lot in bay minette anymore. You have to travel to Malbis, Spanish Ft, Daphne, Foley, Pensacola, to shop, eat or entertainment options. The downtown area while visually appealing for the most part...closes up after 430-5. It's a ghost town and has been for a long while. Choices for dining...caters to the courthouse hours or the limited choices along the bypass. While there's some green space it's mainly ball parks, the pool area is nice but costs and times to use it really don't make it affordable or worthwhile for most families. I like to bike- but I drive to Orange Beach/Gulf State Park to ride safely. Forget around here no bike lanes, paths, etc. To me it seems as if the current administration thinks as if Bay Minette is made up of 2 parent homes, with 2 kids, one parent doesn't work, who prepares 4 course meals every night oh they probably have a dog too. Retro 1950's good old days. When Novelis opens up...the 1000 people working there are going to be commuters...there currently isn't a reason to live here and work here...ohhhh wait all of those subdivisions between Stapleton and BM or Spanish Ft and Stapleton might be a better option. Chances are y'all won't take any of the above serious...if you even see it. It'll be dismissed as someone who doesn't understand how things work.

Bay Minette Comprehensive Plan – Questionnaire

Please get something for our youth! They have nothing but sports and not all children play sports

Bay Minette must do better! Just for example our Walmart parking lot has trash and discarded food items and generally looks like a place if I were driving through our town would not want to stop at. The rundown abandoned buildings are such an eyesore as well. I drive in and out of Bay Minette every day for work and find myself after 27 years wondering why the folks of this town can't find some pride in themselves and for the town they live in and just do better.

Need more jobs here that pays a decent salary.

I appreciate the opportunity for input. This is an important initiative. Publicity of the Comprehensive Plan has not been good. been

PLEASE consider building more restaurants and shopping so that we don't always have to drive to another city. PLEASE also bring back the bowling alley and other fun places for families and children - we are SO TIRED of driving to Spanish Fort, Daphne, and Mobile for EVERYTHING except when you need to go to Wal-Mart. PLEASE build an actual nice popular grocery store like Publix or Rouse's. With all of the empty buildings and vacant areas, there is so much potential to tear down and rebuild things that families NEED. Otherwise, we continue to have to take our money outside of the city. There are SO many eyesores throughout the city with abandoned gas stations and buildings...it is such a shame because it could be so much more beautiful. Please build more than just banks and restaurants no one has heard of that are open every day...we need restaurants that are recognizable and popular and reliable and AWAY from the town square. My children are so bored and get sick of waiting to drive to another city to go bowling, eat at Chick-fil-A, watch a movie, or jump at the trampoline park.

Bay Minette has NONE of that. It's so sad for the kids growing up here - just no opportunities to do anything in this city except going through the overpriced, undercooked, horrible customer service run fast food spots that should've closed 25 years ago. We don't want Burger King and Hardee's - we want Firehouse Subs, Five Guys, Chick-fil-A, or Chipotle. The only option to eat out healthy is Subway and there are so many other sandwich shops that are trending. We only live here because the cost of living is affordable compared to everywhere else and we want to be near family - we shop, eat, and send our kids to school at another district because Bay Minette is so behind on growth and needs so much improvement. Bay Minette is known as the city you have to drive through to get to the beach...that's all. The population number is perfect - keep it small with less housing but build up and build back what is already here for the residents that have been here their entire lives. Standard Furniture is so ugly and has been abandoned for years - why can't something be done about these places just wasting space and creating eyesores? So much potential, yet year after year you continue to hear the rumors about the small-town politics and people in charge who are against growth due to their own power. Bay Minette is so behind on the times and continues to fall.

There are a lot of run down or fall down houses/buildings in the area. The city should buy them and clean up the area and resell. Or make some ordinances that make these places be fixed or cleaned up. For example, there are 2 buildings on D'Olive St that are falling down huge eye sores.

The town would flourish a whole lot more if there were more things to offer such as shopping, entertainment, and food. The amount of traffic that comes through bay Minette would make people actually stop and spend money that can help bay Minette grow to its full potential.

I am a native Bay Minettian and a community contributor for all of my life. I represented the North Baldwin chamber of commerce as a junior ambassador and have worked several jobs at business in our town. My parents and grandparents are Bay Minette natives as well. I hope our town keeps its small town feel and non-touristy motivation while still being attractive to businesses that can serve our community fairly in a way that they can prosper. I also hope that we can continue to thrive and be a great place for families to live, and have plenty of practical services and job opportunities without turning into the intimidating madhouse that the eastern shore has become. I would much rather live in Bay Minette than any of the towns on the eastern shore, but I wish we had a few more business services that allowed our residents to keep from travelling to the eastern shore to spend money on goods and services. Thank you.

Bay Minette Comprehensive Plan – Questionnaire

Thank you for conducting this exercise. It is most needed to make necessary improvements to the City and meet the demands of the future. On another note, I must say that the publicity for the Comprehensive Plan & Survey have been poor. The announcement was posted on the City of BM Facebook page on June 14 and June 24, as well as the City website. There should have been better notice. This is important.

A new bowling alley would be nice as a Publix and more food places

Allow for mixed use areas in city planning and more transparency . I would like to buy a piece of land that is currently zoned for commercial use, but it's in a residential area. I have no guarantee I can build housing on it as or right now because of that .

It's hard to please everyone. Typical gripes always heard or more restaurants, more things available and better quality available. However, to have that requires more demand.. which means more industry/ jobs to increase the population. Then complaints will be traffic and loss of "quality" in life. Someone will always be unhappy. Municipal leadership must adopt a vision. If that's growth then go ALL out and do whatever it takes to increase current business and gain more. Subsidize current promising small business as well as new of any size. If the vision is to stay small hometown then figure out how to restrict business. In either case, small business should be nurtured, promoted, and rewarded where possible to stay and maintain the investment here. Everyone knows that there are some old families and people that dictate most of what happens locally. It's past time for that to change and for municipal leadership to choose a vision, announce that vision with clarity, and then get involved with conviction to see it through. I love most everything about Bay Minette. But we've clearly been in a rut for many, many years.

Bay Minette needs more restaurants, shopping areas, entertainment before fancy office spaces for city officials. And please do something about the traffic and speeding on N. Dobson Ave between D'Olive and Walmart.

Would like to see the empty buildings torn down or renovated and more landscaping trees flowers on hwy 59

One of the greatest needs is for fast reliable high-speed internet for residents in the county. There are currently no options, and this lack of infrastructure is a major deterrent.

Need more family things to do besides sports. All kids are not into sports. Places to shop and not having to drive 30 to 45 mins to shop.

We need a parking garage in the square as when court is in session parking is not good. When we have festivals, it would be good to be able to park.

I would love to see a variety of restaurants with variety price ranges, a shoe station would be nice, a publix or Sam's club, a department store like Kohls or JC Penny, something fun and cheap for children/teens to do without alcohol or smoking being present, a place for clean fun like a pool hall. Somewhere for them to hangout for hours only spending \$20. Just some ideas.

I love Bay Minette as a whole, but the youth in this community (all Races included) are heading in the wrong direction. I see it as a teacher and in the community.

city needs new pickleball courts and soccer complex. The new soccer fields are substandard compared to rest of county

Pickleball courts

It would be nice to have a few choices of "sit down" restaurants in the city - so tired of the same old food. It would also be nice for a restaurant(s) that serve "adult beverages".

Bay Minette Comprehensive Plan – Questionnaire

Bay Minette overall needs to provide more dining options, allow for new home developments whether it be apartments or subdivisions, modernized inclusive playgrounds for children of ALL ages, a step up in community events that are memorable and fun. Pay attention to the growth of neighboring communities and be open to growth within our own town. Our local public schools and daycares are ranked some of the lowest in Baldwin County. Education should be one of the top priorities!!! Our children deserve better than outdated schools and programs.

Let's set up our next generation for success and encourage them to GROW. We can't do that properly unless the city is willing to grow with them.

Would like to see the public works department being proved with equipment

Definitely need more vibrant things to do within the city and community without having to go another town or city to give them the revenue to help them instead of keeping it within the city.

We need access to reliable internet beyond city limits. I live 1 mile from the city and Mediacom is terrible. I have no cell service at work (Coastal Alabama CC). I have Verizon. That's ridiculous.

Bay Minette is one of the best kept secrets in Baldwin County, but there is much room for improvement. A quick drive up and down Highway 59 yields old buildings, vacant lots, and old structures. This does not imbody the spirit of the people or the community. Adding greenery and new life by attracting restaurants and businesses will benefit the entire northern Baldwin region.

We need better paying jobs and growth

We need more stuff to do!!

It would be great if the native people who wish to work in this city could actually get a job. It's ridiculous that so many people have to travel at least 30 mins to have a job. Their is certain demographic of people who can move away and return to this city with little to no experience and get a job instantly. While this is imperative as more people from different cities and states are expected to move over the next few years. No one knows the children and the community better than those who are native to Bay Minette, and there is far more candidates in this community other than the ones that lick the boots for city employees and officials as well as those of other another demographic. There is absolutely no events in the city that is planned to include all demographics. Its always the same events for the same group of people that get support by the city. More events that cater to an assortment of children and adults could also help bring in more revenue for our city. Most importantly, there needs to be better options for shopping for groceries and clothing, as well restaurants that families can enjoy. The citizens do not always want to travel outside of the city limits to have a variety of places to choose from. Last, it's embarrassing to hear from people who are coming through or visiting this city to always portrayed Bay Minette as a city with the most harassing cops. Seeing cops on one highway with 3 to 4 cars pulled overat different spots around the same timeframe, is a tad bit excessive. Additionally, it is important that the police in this city have a general idea of what this community is about, which should include not just getting to know the city but learning and developing relationships with the citizens as well.

Could certainly use some cross walks to safely cross the 59. I live on Dolive but its to dangerous to cross over the 59 west to east

Make areas more disable friendly

More sidewalks, pave streets with white concrete to reduce temperatures. Planting more trees for shade, dog park (with water access), quit building so many fast food places and include actual restaurants, we need more help with getting disabled people to doctors appointments, a science center, destruction of old, worn down buildings (like the old firehouse, JJs fashion, the day care across the road) and put in knew educational places like a science museum or a recreational area for kids (without getting rid of trees and such to help cool down the city), recycling, more flowers to attract insects, just more natural things instead of filling every space in with something.

It is a shame what Bay Minette has become! It is time to grow and not hang on to the past. How many Bay Minette people have moved to other places in Baldwin County so they can live where it's clean where they can shop where there kids can have access to good recreational sports. Drive through Bay Minette on a weekend and it's a ghost town!

Bay Minette Comprehensive Plan – Questionnaire

Industrial expansions and the announcement of Novelis has been great for our city and will have lasting impacts. From the outside looking in, it appears though, that the city has been reactionary to growth, development and expansion rather than taking a proactive approach. It feels as if leadership is playing catch up when adequate preparations and proactive moves could have had us positioned much better when large industrial investment was announced. For example, housing has been an issue for years, and is only now becoming a priority after the announcement of Novelis. I am happy to see my city taking steps now, and I hope the planning and more importantly the implementation is successful.

We are in need of chain retail shops, chain restaurants, a bike trail, more sidewalks in the neighborhoods, grocery stores, a movie theater for the kids, there is a few old commercial buildings need to be tore down, a pavilion at the tennis courts, we need more disciple in the schools, better equipment for the kids in school clubs, and city leaders that want to see growth.

Need to do more for softball after 8U there is no competition for the girls? Anybody move to a different city or travel ball to play because the city does nothing for them! We have a great complex probably the best I've been to and I've been to a lot of them over the years but we can't even practice their because the rec department caters to the men's softball! And when we do get to practice there we have to worry about broken beer bottles in the dugouts and cigarettes but everywhere! We need more batting cages, the Brick wall around the field need to be shorter (you can't see over them), need lights and a fan in the dugouts, play ground for kids, hold more tournaments (not more adult tournaments) overall do more for kids leaving do more to make them stay just look at this past spring season you had one Picture for two teams in 10u that make the city look bad when they go to other cities to play! There was only one all star team in all of softball this year and that was 8u and the rec department done nothing to help promote them girls! The city can do better?

I love my city! I wish that yall would tear down the old unused buildings or do something with them. I am loving the land scaping!

I feel like the community has area for growth. There's nothing for the kids . Bowling alley is closed . Dville park needs an update . Concrete splash pad is not safe for the kids. The bathrooms at kids park up town has been the same since I've been a kid . Bay minette needs more positive things / activities to help grow the community. We definitely have the resources and people to make the right changes . Bay is already a beautiful city that is Destin for a great future

I love the direction our city is taking! The new shops are great! I love our community activities like Burgers and Bingo, the parades, and Ladies Night Out. I can't wait to see how our city grows with new restaurants and businesses in the future!

Would love to an upgrade to the kids' park, especially the toddler area.

There is great opportunity. We need to build more pride in our community and ownership of citizenship. It's sad that our skating rink and bowling alley are no longer in service and the cost of our pool makes in not very accessible for our community. There has to be an opportunity for grants etc. to help fill the gaps. We need to be honest with the status of our people and who we are. We need a strong marketing campaign to help change the perception of our town in the county. If you read the social media posts about us getting a Big Mike's the counties perception is on display. It feels like we are not growing and do not have a growth mentality while the rest of the county passes us by in all aspects. We need fresh ideas and be ok with change.

Bay Minette really needs to focus on more for our 10-18 year olds. As it is all they can do is roam and get in trouble. It would also be nice to have a few more retail stores.. ie Ross, Marshalls, TJ Maxx

We need to do some beautification to the area near shrimp basket and standard furniture. We need more stores and sit down restaurants as well.

Bay Minette Comprehensive Plan – Questionnaire

Bringing more industry and more working opportunities for the citizens of Bay Minette will do nothing but positive things for our wonderful small town. I enjoyed the small-town settings... but you can't hold down or hold back growth. The higher the standards to better the results. Referring to the schools, housing and so on. Hope to see Bay Minette grow like the rest of the County.

I love bay minette but we have to do better! I would love to see a walking trail, and more small businesses! We absolutely NEED apartments built so our young people can flourish because there are no places to rent in bay minette so I am forced to look elsewhere! Please build more homes for young people.

Strip malls are a dime a dozen and ugly but a charming downtown area with shops and places to visit/gather/relax are priceless. The ability to park once and walk from place to place is very attractive.

I am a Healthcare professional. Our city is getting out of shape. People are getting wider and less healthy. A healthy town thrives off of healthy energetic parents and kids. Lets build a healthier city. Biking lanes, Greenway, rails to trails, archery, hiking. Democrat cities are getting a ton of grant money for these things. As a republican it would be nice to see us benefit from our tax money that's being given everyday to other cities. (Oh, new Jail, downtown worst idea in the history of our town, who voted for that.)

I love this city and am so blessed to live here, but I get so tired of outsiders comparing us, in a negative way, to our close neighbors and stating it being because of our leaders and supervisors. We have such great leaders in all areas, they just need funds to be allocated to make improvements where they are actually needed.

Love to see more in the recreational side of things along with good quality restaurants that want people to stay in town to eat and not have to travel 30+ minutes.

Please, please fix public education or at least the reputation of the schools in Bay Minette. Make me confident to send my kids there!

The administration of the city needs to think about the citizens and not themselves. Need more sit down restaurant's. Need more city workers to provide the needs of the citizens. Like roads ditches and such.

1. Need to improve the school imagine and quality in order to improve the imagine of Bay Minette 2. Need to improve the appearance of Bay Minette at the main entry points to town, I'm not saying city property the city is doing a good job, I'm referring to helping and encouraging property owners to maintain their property better. 3. Need additional residential housing this includes multi family. To improve the schools we need to have quality housing options for the workforce that will come for the plant jobs or they are going to only commute to work. 4. Need to develop a better workforce to work in the service industry so that shops, restaurants and commercial businesses have someone to work.

We need single family housing, places to shop other than a boutique, appearance of the business structures are an eyesore (dollar general) (old bowling complex buildings).

Needs more sit down restaurants!

We need more locally owned businesses. Restaurants, bar and grill. Sales tax breaks for new business for 6 months would help new owners.

A decent grocery store would be an excellent addition. Greers is gross, and I refuse to shop at Walmart. Could we invite Publix or ALDIs?

I don't understand why the city lets all the beach traffic just pass through our town. We have no nice restaurants as an incentive for them to stop. What a shame for Bay Minette

I'm all about us doing better in Bay Minette, but our small-town feel needs to remain. We could use some good restaurants. Not a big fan of all of these apartments being flung up everywhere.

Accountability with emergency services

Bay Minette Comprehensive Plan – Questionnaire

Bay Minette is doing a great job! Continue growing and improving. Education/Behavior really needs to be addressed...BCBOE needs to step it up and support the teachers and allow them to teach.

Infrastructure would be the greatest need in my opinion. Limited staffing for public safety provides greater risk for residents as well as first responders themselves. With the rapid growth in the city, I feel expansion of parks and recreation would be the biggest waste. We have a new softball facility as well as soccer fields and renovations on preexisting parks. What would the city gain on expanding or creating new parks? Furthermore, I feel the city administration does an exceptional job for residents but should consider what will happen if they don't improve our current infrastructure with our city growing as quickly and becoming as economically diverse as it is. With the influx of traffic and new residents as well as new businesses and housing, it is going to stress the current staffing to a point where they just can't keep up. I've seen the job posting and the pay for some of these jobs is unfortunately subpar in my humble opinion. Cities like Daphne and Atmore offer more and are within a reasonable distance. What would keep our youth at home to do the jobs that are needed in our city when they can go elsewhere to find more competitive benefits and pay?

We should invest in the former bowling alley/ skating rink. It could be indoor pickle ball courts or racketball. People could become members and rent the space or pay small fee for a court. A space could be reserved for yoga and/or other exercise classes. Maybe even use the kitchen for smoothies or ice cream. Pickle ball is very popular and fast growing with limited indoor courts through the county

Just some thoughts: Indoor pickleball at the old bowling alley. Get rid of some of the batting cages at Halliday park and add something for older kids. Older kids and teens like outdoor climbing activities but parents and little kids don't like them being at the playgrounds. Add something where the bare cement slab is at the scout cabin (climbing wall, skate park, picnic tables and Wi-Fi, basketball courts, any kind of hangout/work area) Another dog park in another part of town. There is an empty space at Halliday Park beside the basketball courts that would work. Bay minette motto is "a family place" we need to cater to whole families. Not just families with little kids or families who play ball.

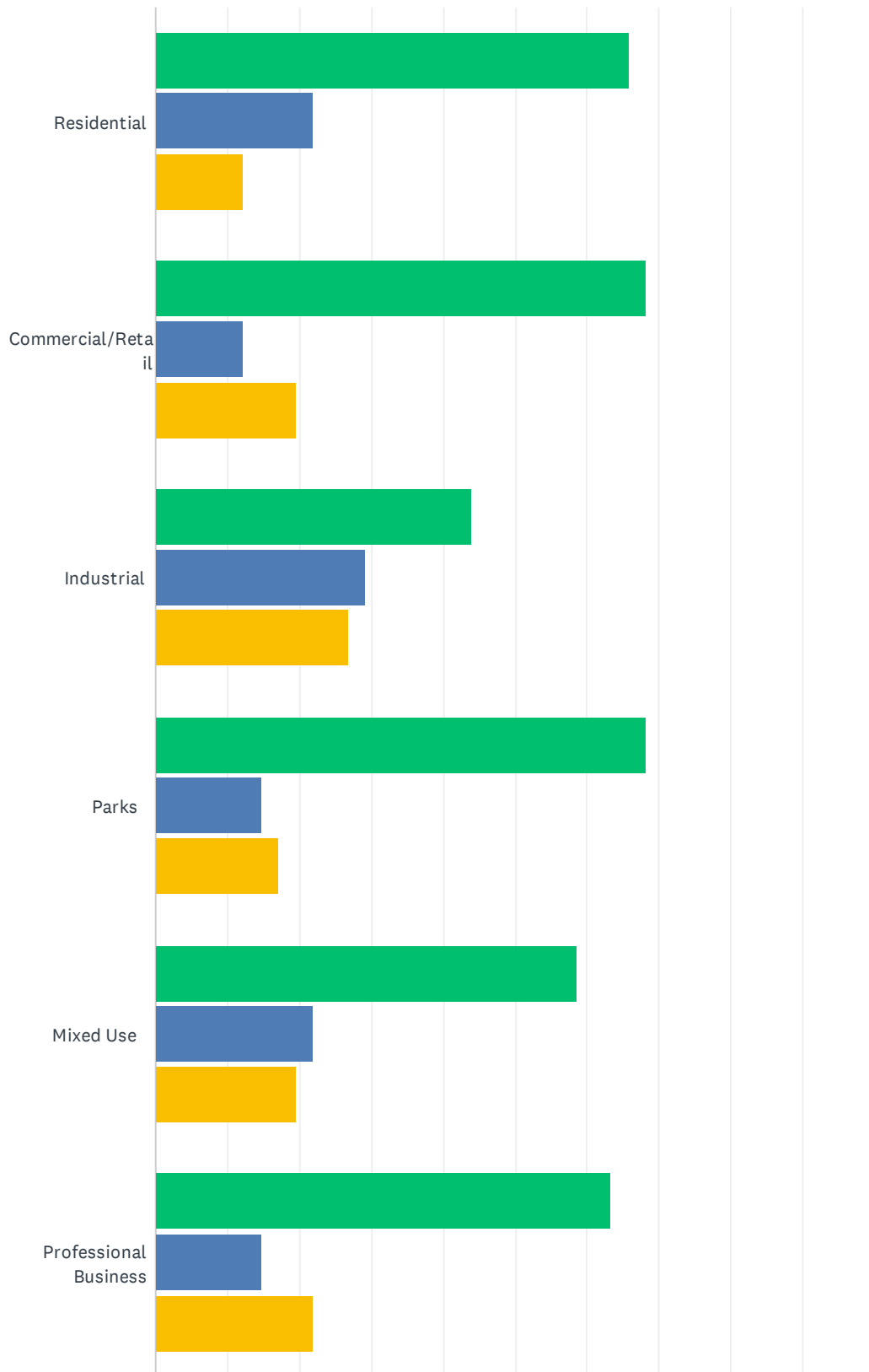
I think the community is growing. I like businesses moving into the downtown area. Would like to see more choices for evening dinner destinations beside Waffle house and Mexican. Also another grocery store. Love what the recreation department does except

I'd love to work in town but pay is low compared to other areas of the count

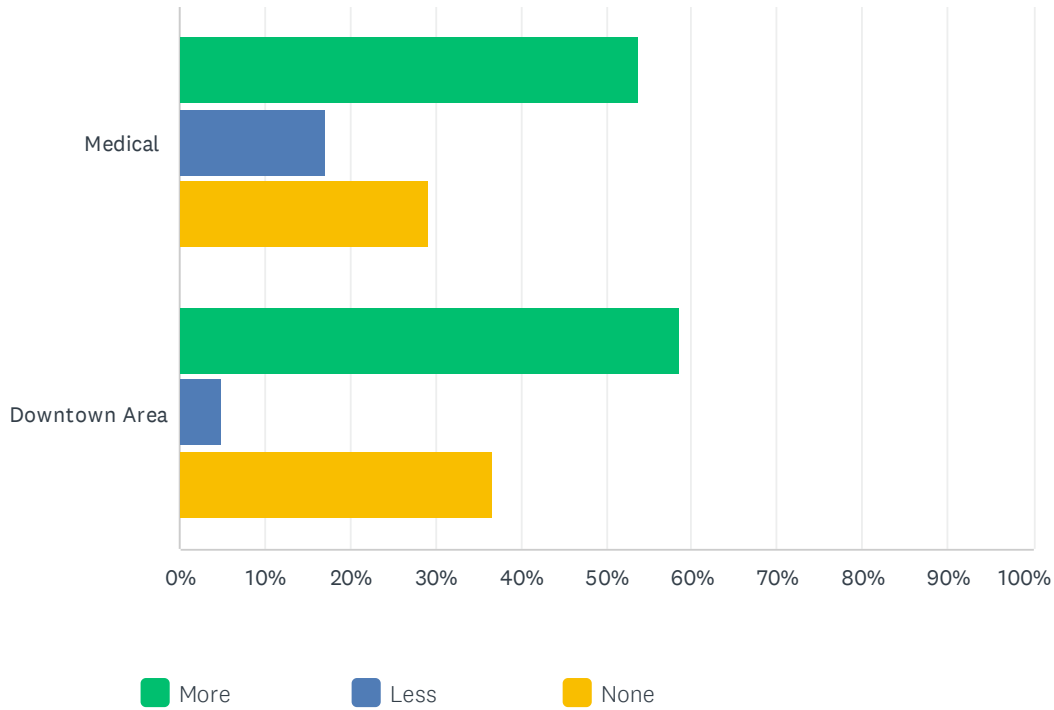
Bay Minette is a great place to live

Q1 1. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



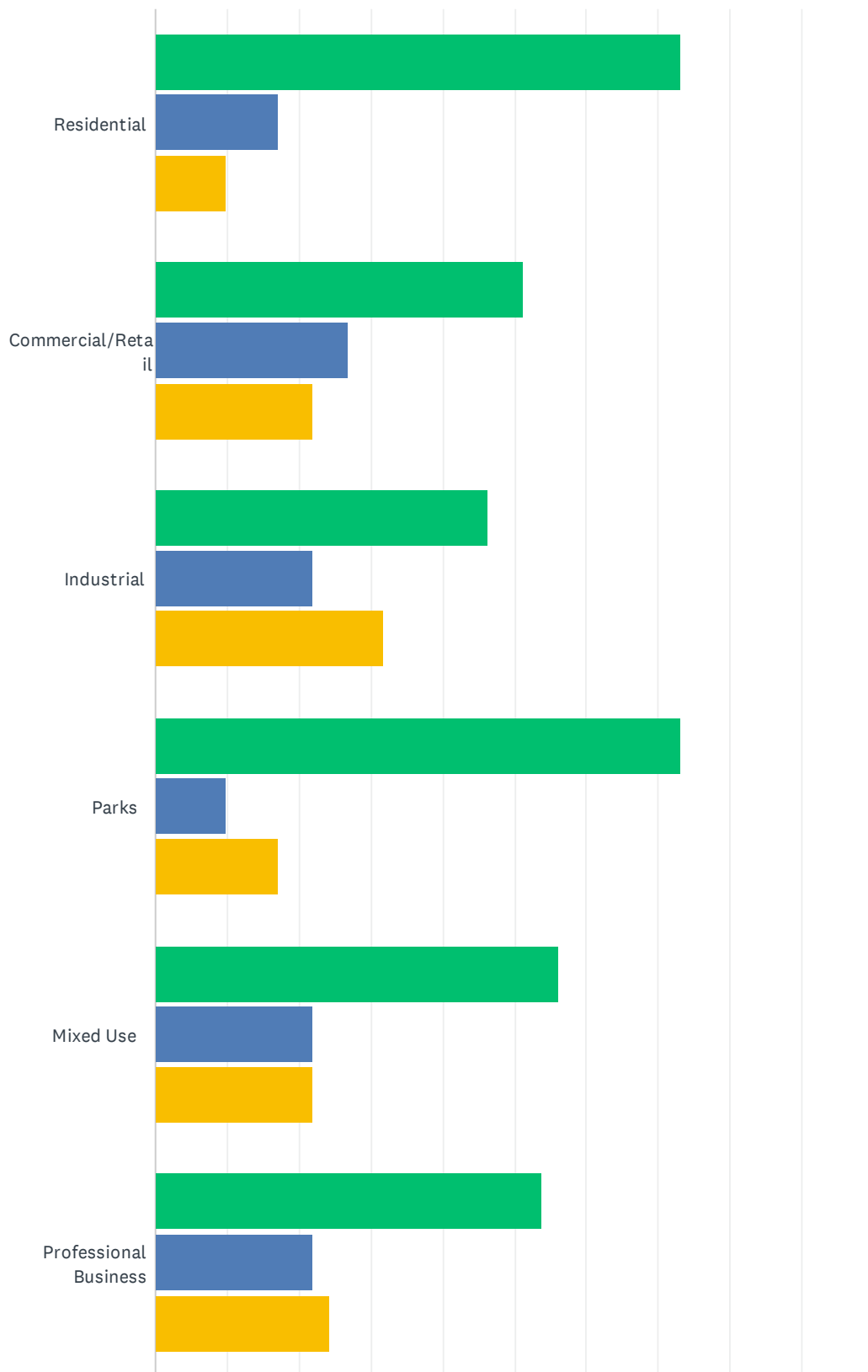
Bay Minette Comprehensive Plan - Survey #2



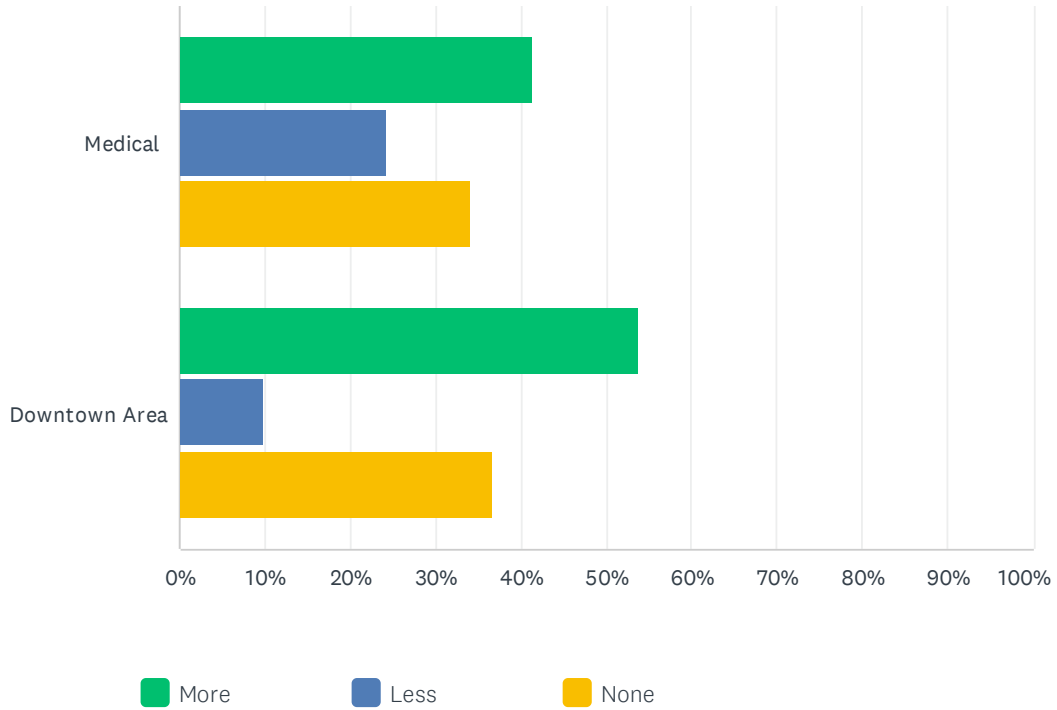
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	65.85% 27	21.95% 9	12.20% 5	41	1.46
Commercial/Retail	68.29% 28	12.20% 5	19.51% 8	41	1.51
Industrial	43.90% 18	29.27% 12	26.83% 11	41	1.83
Parks	68.29% 28	14.63% 6	17.07% 7	41	1.49
Mixed Use	58.54% 24	21.95% 9	19.51% 8	41	1.61
Professional Business	63.41% 26	14.63% 6	21.95% 9	41	1.59
Medical	53.66% 22	17.07% 7	29.27% 12	41	1.76
Downtown Area	58.54% 24	4.88% 2	36.59% 15	41	1.78

Q2 2. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



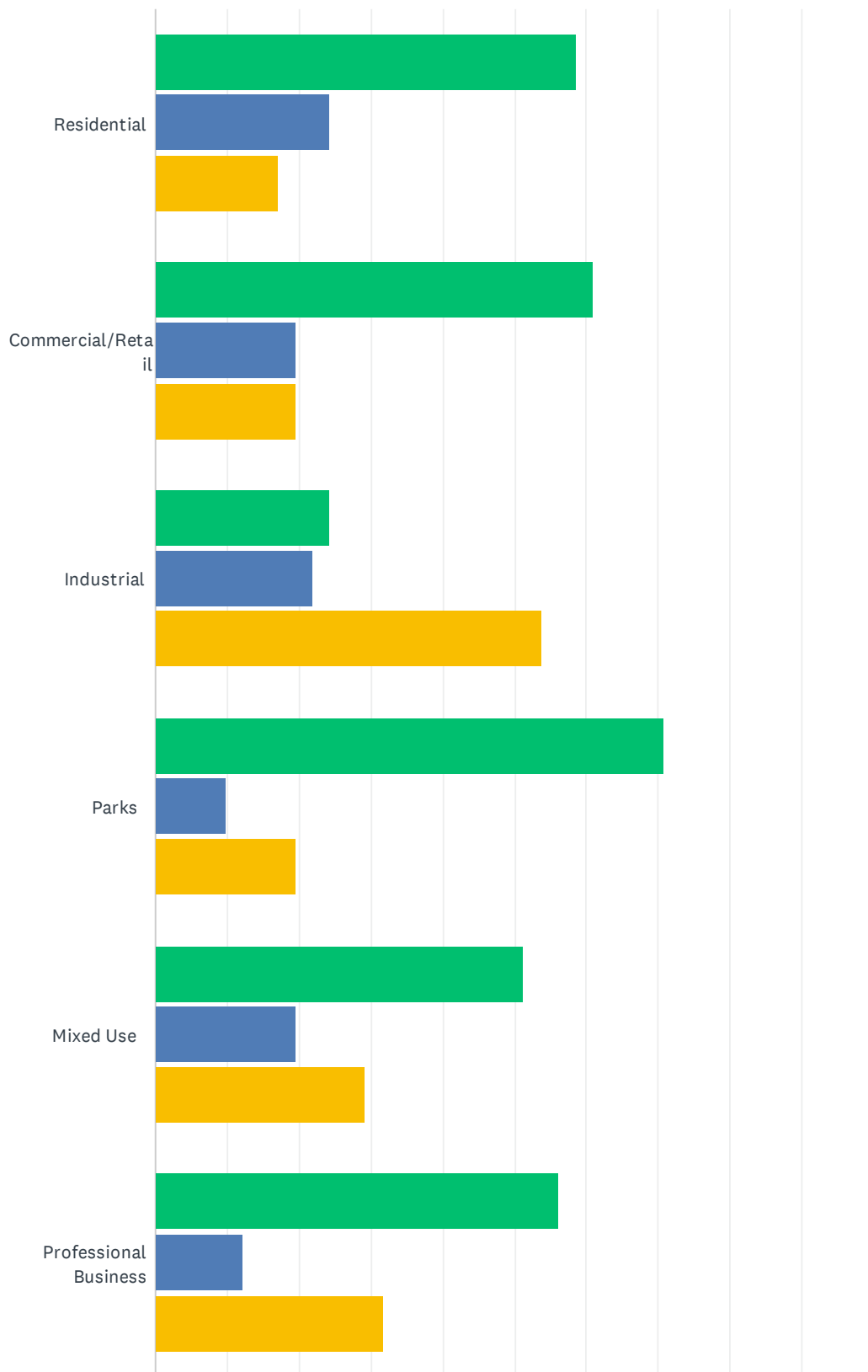
Bay Minette Comprehensive Plan - Survey #2



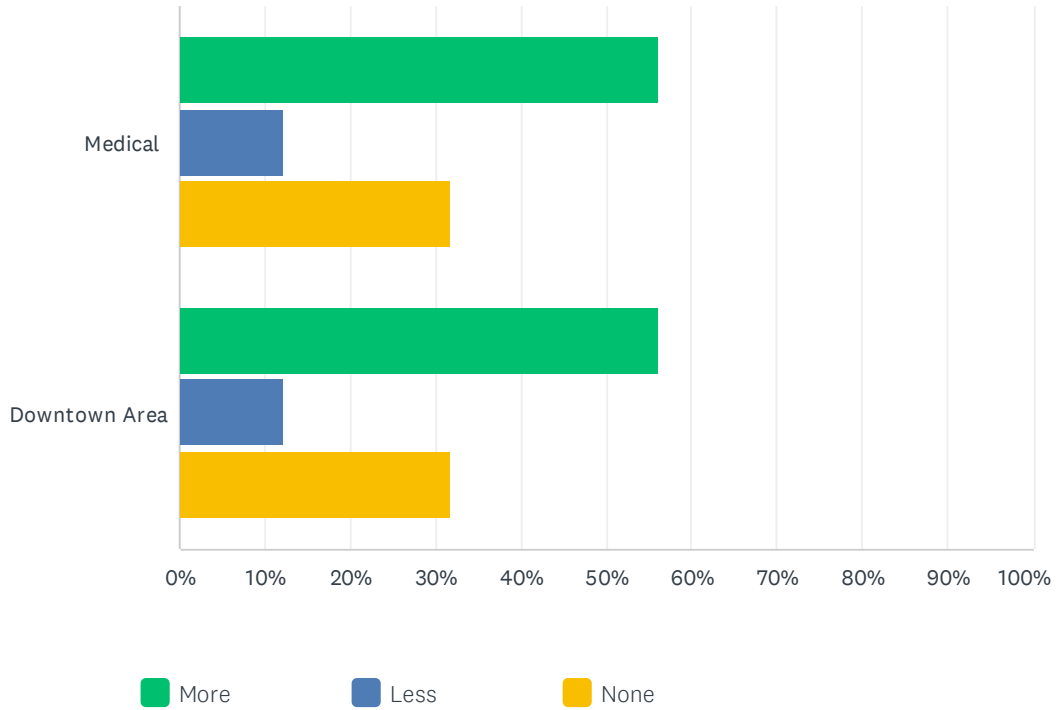
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	73.17% 30	17.07% 7	9.76% 4	41	1.37
Commercial/Retail	51.22% 21	26.83% 11	21.95% 9	41	1.71
Industrial	46.34% 19	21.95% 9	31.71% 13	41	1.85
Parks	73.17% 30	9.76% 4	17.07% 7	41	1.44
Mixed Use	56.10% 23	21.95% 9	21.95% 9	41	1.66
Professional Business	53.66% 22	21.95% 9	24.39% 10	41	1.71
Medical	41.46% 17	24.39% 10	34.15% 14	41	1.93
Downtown Area	53.66% 22	9.76% 4	36.59% 15	41	1.83

Q3 3. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



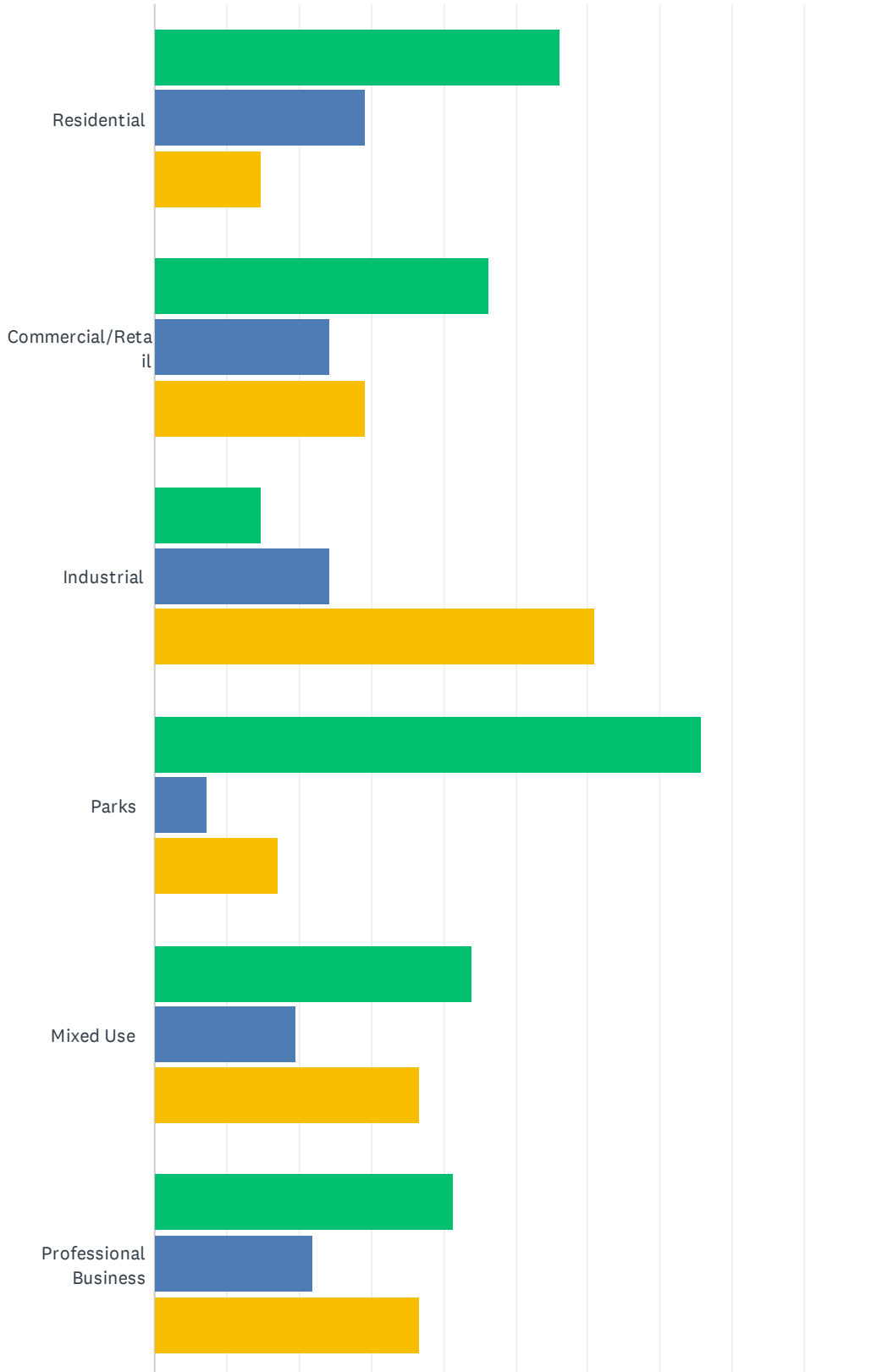
Bay Minette Comprehensive Plan - Survey #2



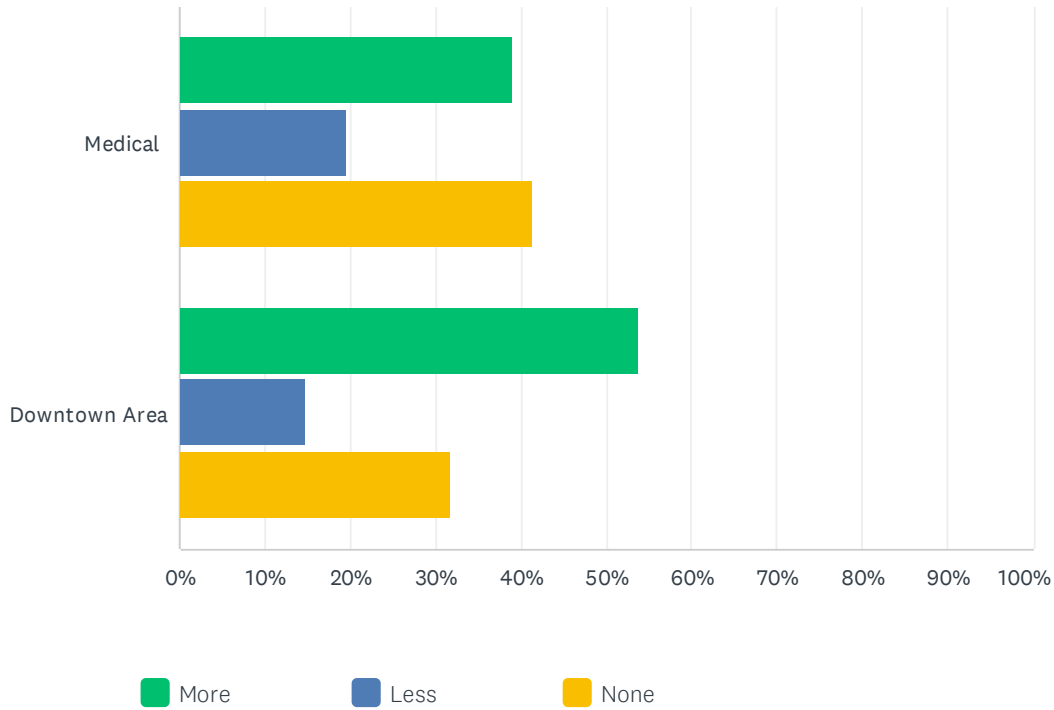
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	58.54% 24	24.39% 10	17.07% 7	41	1.59
Commercial/Retail	60.98% 25	19.51% 8	19.51% 8	41	1.59
Industrial	24.39% 10	21.95% 9	53.66% 22	41	2.29
Parks	70.73% 29	9.76% 4	19.51% 8	41	1.49
Mixed Use	51.22% 21	19.51% 8	29.27% 12	41	1.78
Professional Business	56.10% 23	12.20% 5	31.71% 13	41	1.76
Medical	56.10% 23	12.20% 5	31.71% 13	41	1.76
Downtown Area	56.10% 23	12.20% 5	31.71% 13	41	1.76

Q4 4. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



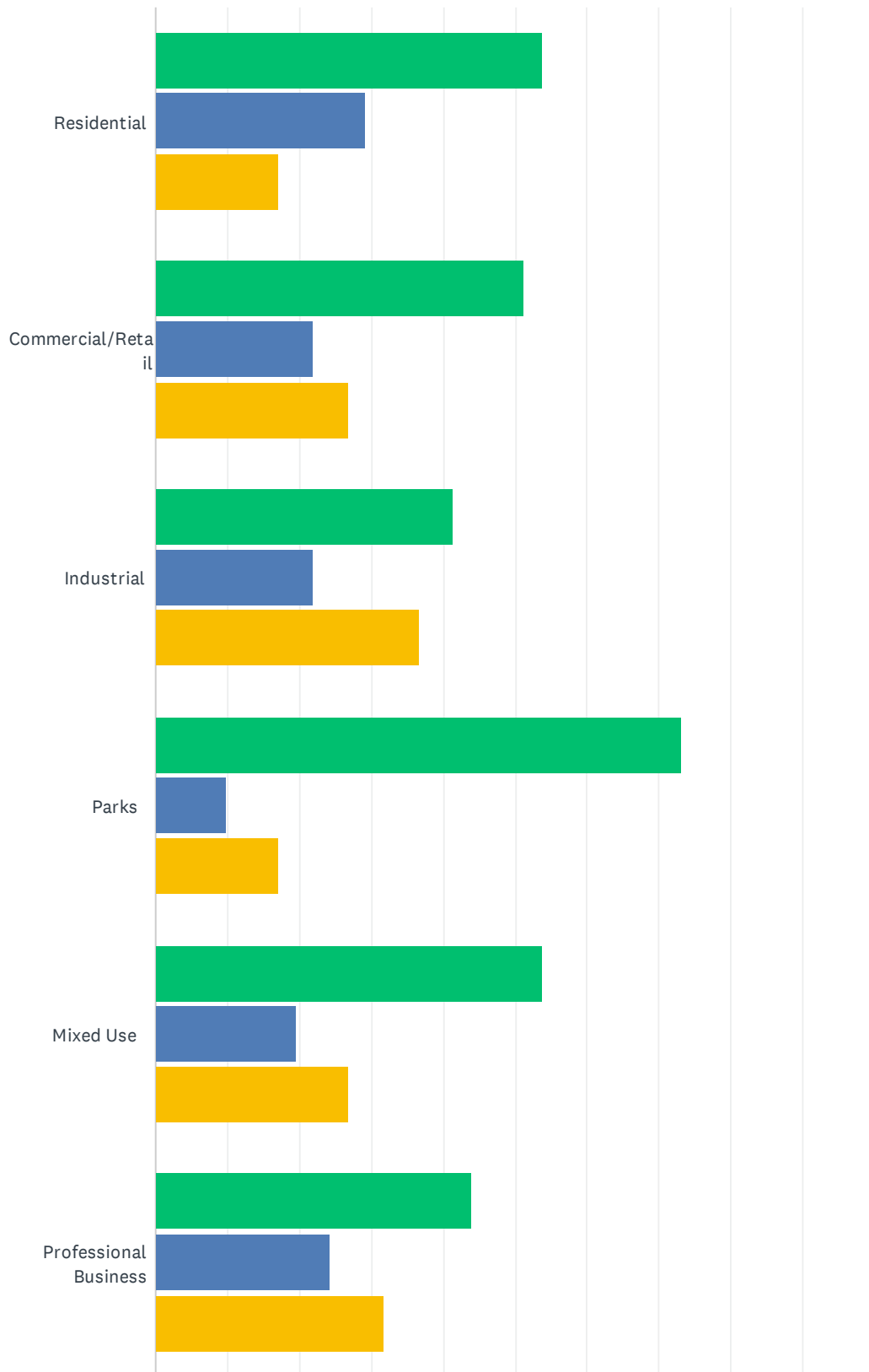
Bay Minette Comprehensive Plan - Survey #2



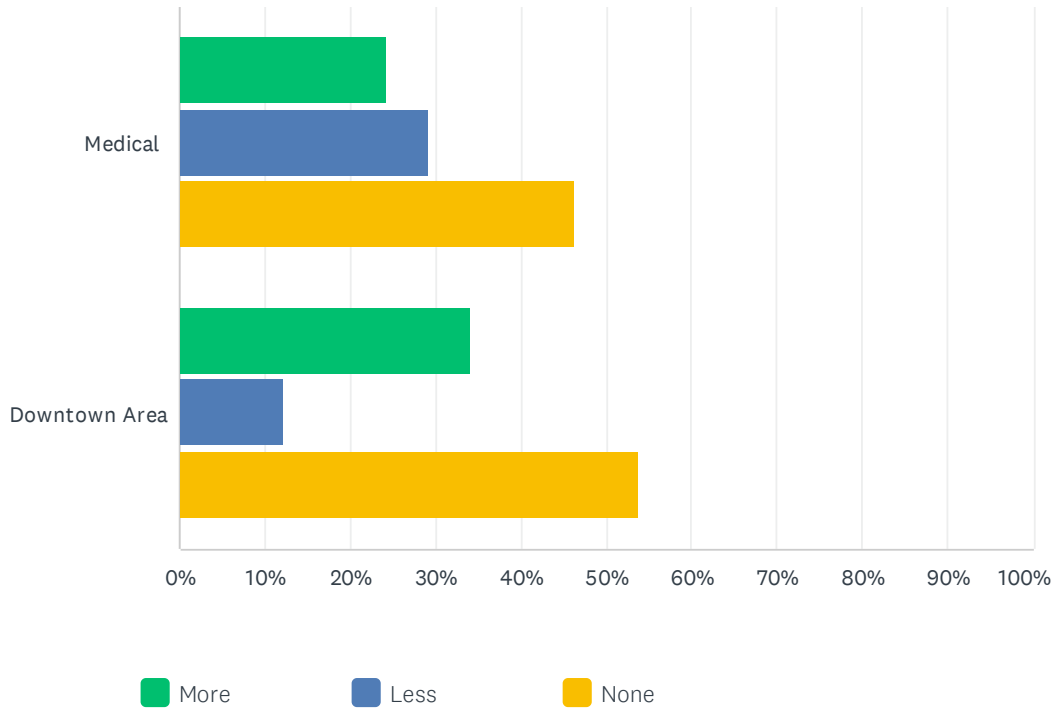
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	56.10% 23	29.27% 12	14.63% 6	41	1.59
Commercial/Retail	46.34% 19	24.39% 10	29.27% 12	41	1.83
Industrial	14.63% 6	24.39% 10	60.98% 25	41	2.46
Parks	75.61% 31	7.32% 3	17.07% 7	41	1.41
Mixed Use	43.90% 18	19.51% 8	36.59% 15	41	1.93
Professional Business	41.46% 17	21.95% 9	36.59% 15	41	1.95
Medical	39.02% 16	19.51% 8	41.46% 17	41	2.02
Downtown Area	53.66% 22	14.63% 6	31.71% 13	41	1.78

Q5 5. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



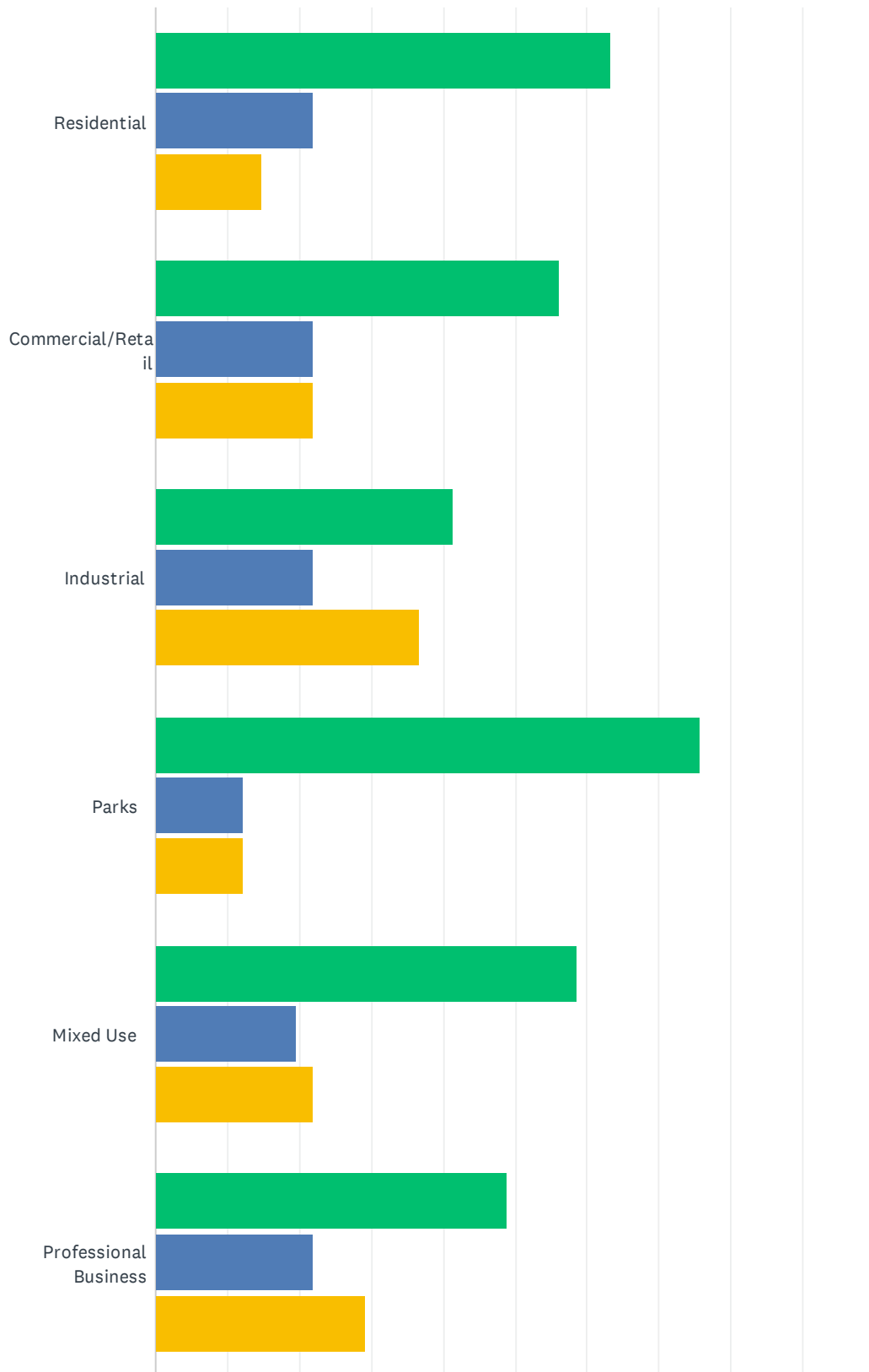
Bay Minette Comprehensive Plan - Survey #2



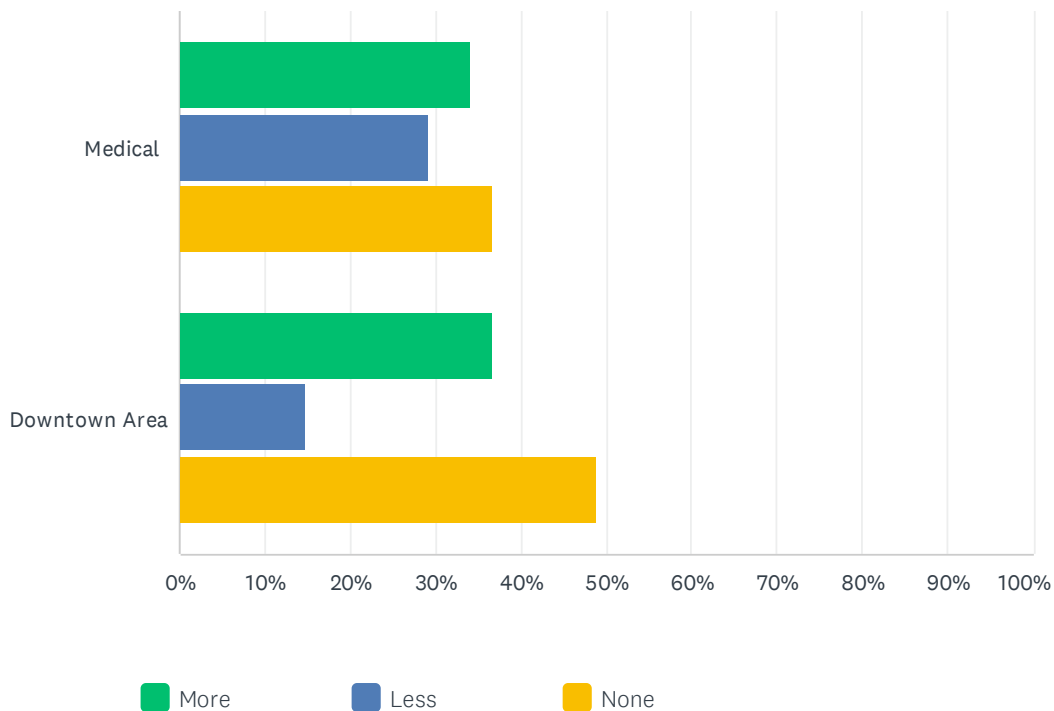
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	53.66% 22	29.27% 12	17.07% 7	41	1.63
Commercial/Retail	51.22% 21	21.95% 9	26.83% 11	41	1.76
Industrial	41.46% 17	21.95% 9	36.59% 15	41	1.95
Parks	73.17% 30	9.76% 4	17.07% 7	41	1.44
Mixed Use	53.66% 22	19.51% 8	26.83% 11	41	1.73
Professional Business	43.90% 18	24.39% 10	31.71% 13	41	1.88
Medical	24.39% 10	29.27% 12	46.34% 19	41	2.22
Downtown Area	34.15% 14	12.20% 5	53.66% 22	41	2.20

Q6 6. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



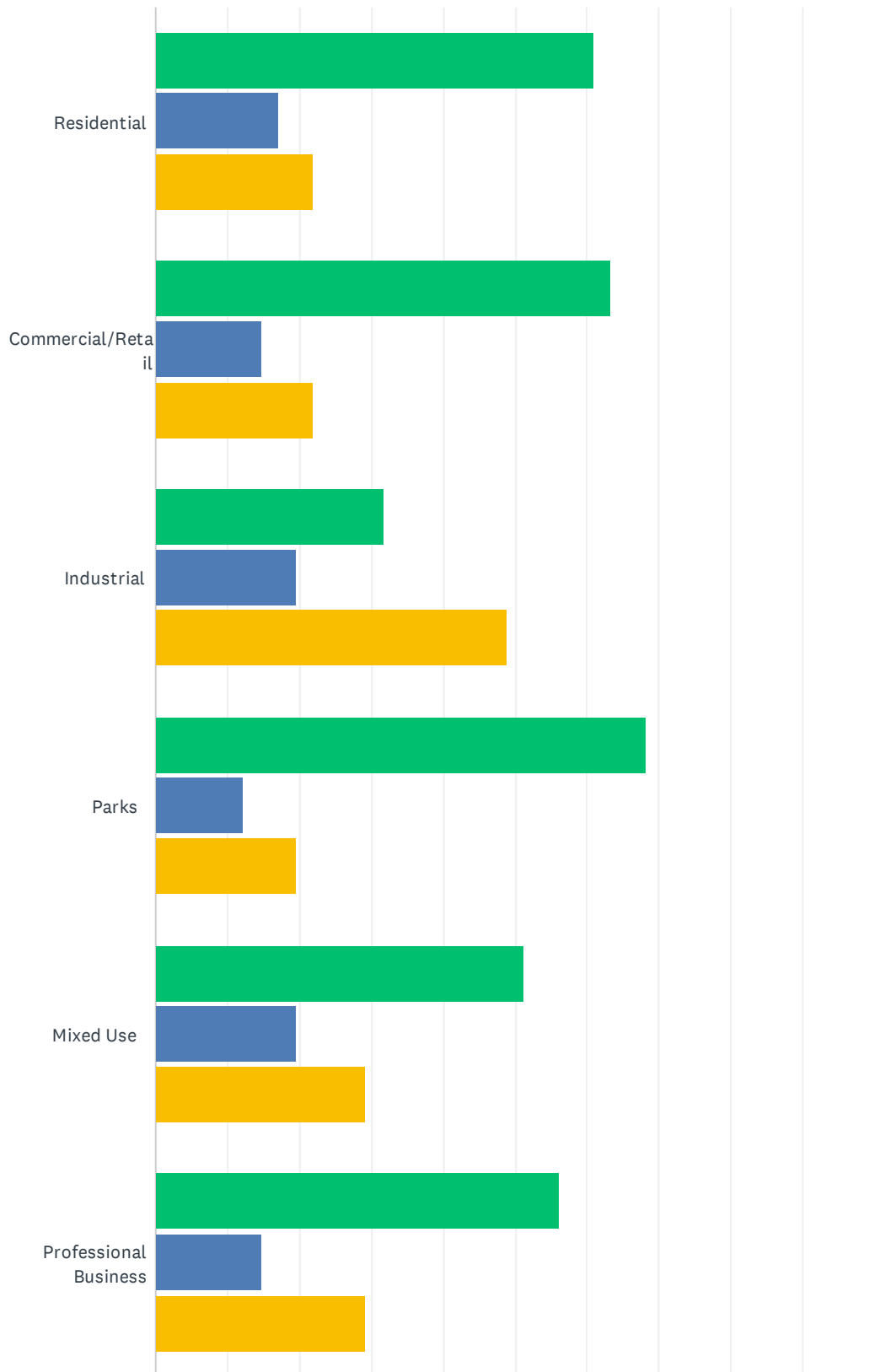
Bay Minette Comprehensive Plan - Survey #2



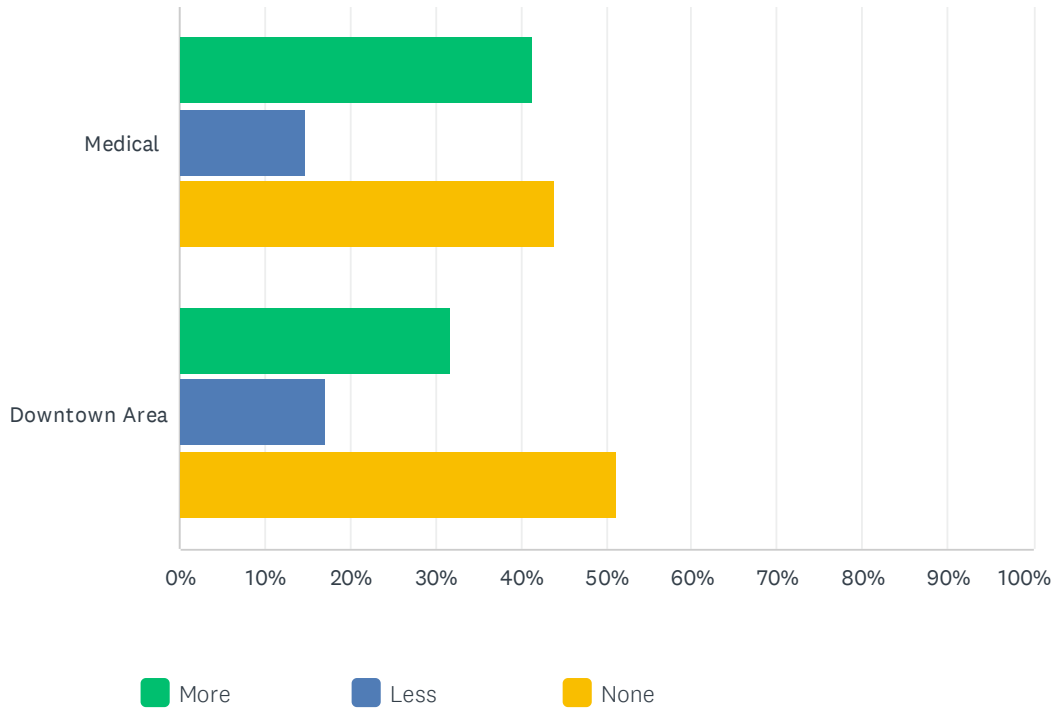
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	63.41% 26	21.95% 9	14.63% 6	41	1.51
Commercial/Retail	56.10% 23	21.95% 9	21.95% 9	41	1.66
Industrial	41.46% 17	21.95% 9	36.59% 15	41	1.95
Parks	75.61% 31	12.20% 5	12.20% 5	41	1.37
Mixed Use	58.54% 24	19.51% 8	21.95% 9	41	1.63
Professional Business	48.78% 20	21.95% 9	29.27% 12	41	1.80
Medical	34.15% 14	29.27% 12	36.59% 15	41	2.02
Downtown Area	36.59% 15	14.63% 6	48.78% 20	41	2.12

Q7 7. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



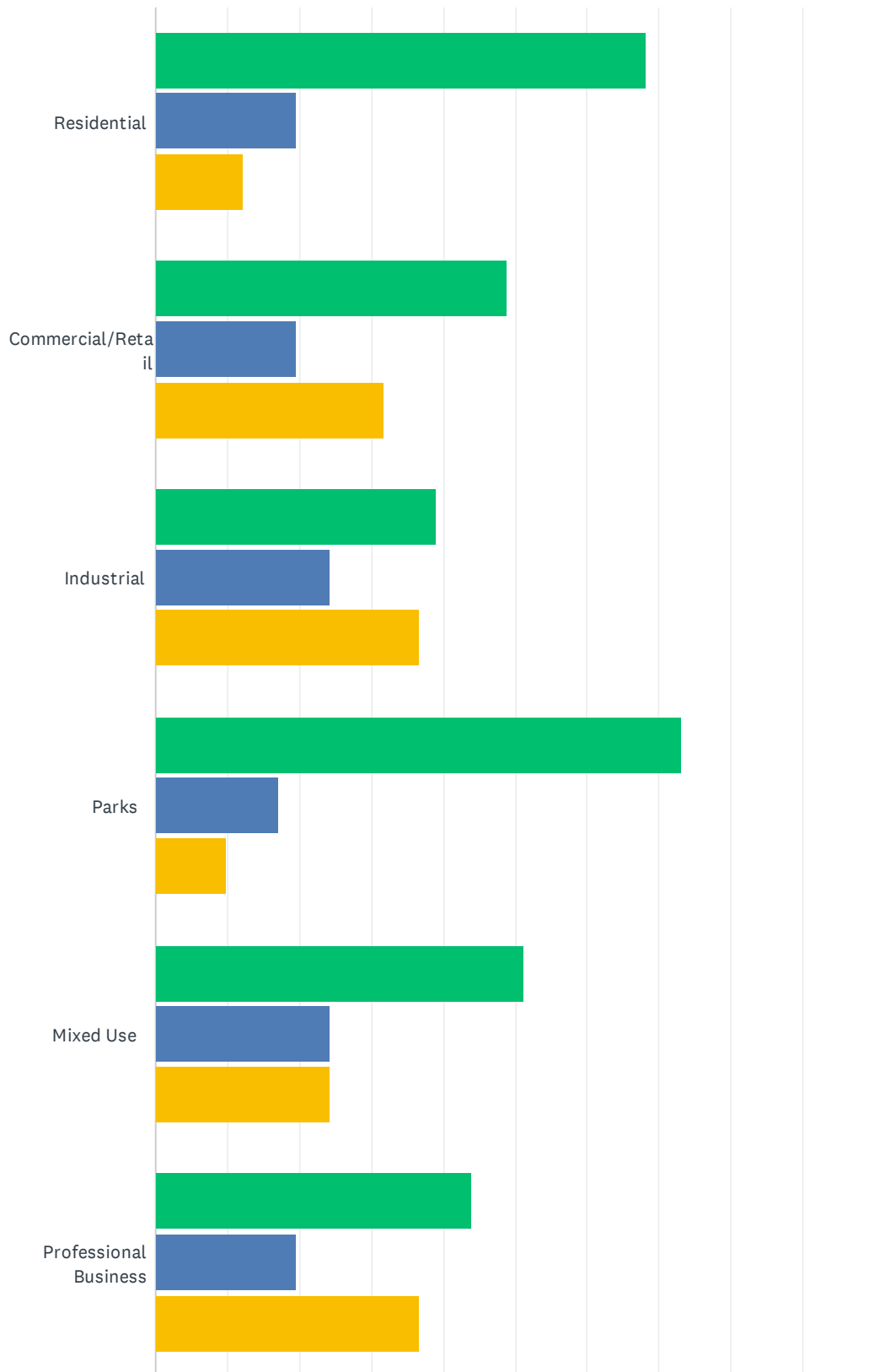
Bay Minette Comprehensive Plan - Survey #2



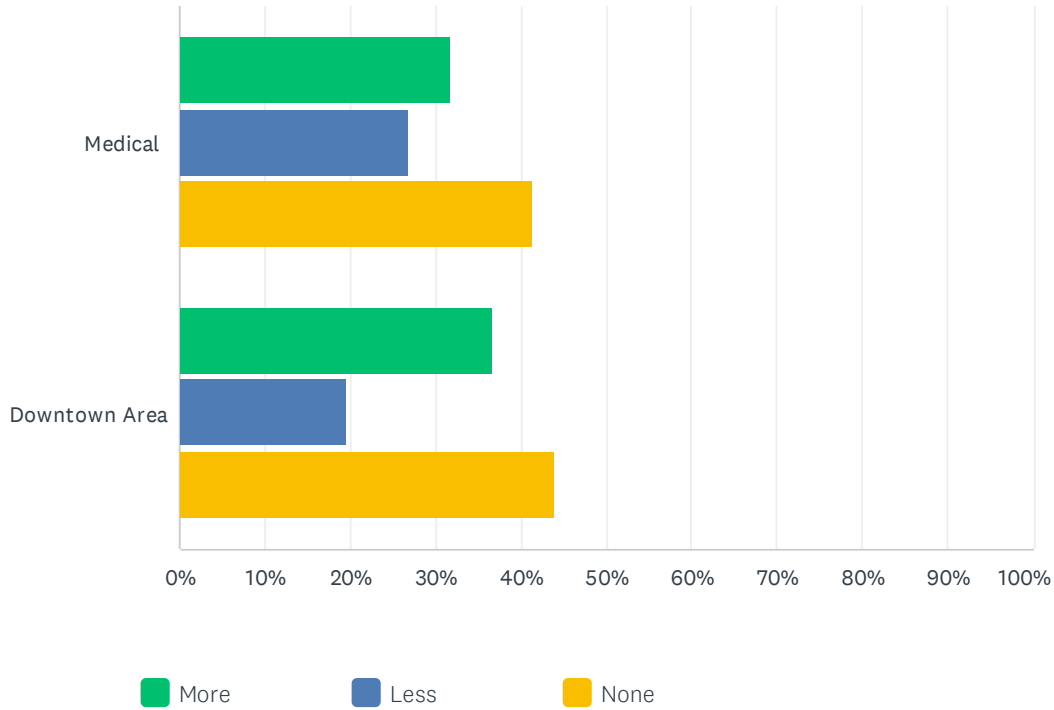
	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	60.98% 25	17.07% 7	21.95% 9	41	1.61
Commercial/Retail	63.41% 26	14.63% 6	21.95% 9	41	1.59
Industrial	31.71% 13	19.51% 8	48.78% 20	41	2.17
Parks	68.29% 28	12.20% 5	19.51% 8	41	1.51
Mixed Use	51.22% 21	19.51% 8	29.27% 12	41	1.78
Professional Business	56.10% 23	14.63% 6	29.27% 12	41	1.73
Medical	41.46% 17	14.63% 6	43.90% 18	41	2.02
Downtown Area	31.71% 13	17.07% 7	51.22% 21	41	2.20

Q8 8. How much of each type of land use should this area of Bay Minette have?

Answered: 41 Skipped: 0



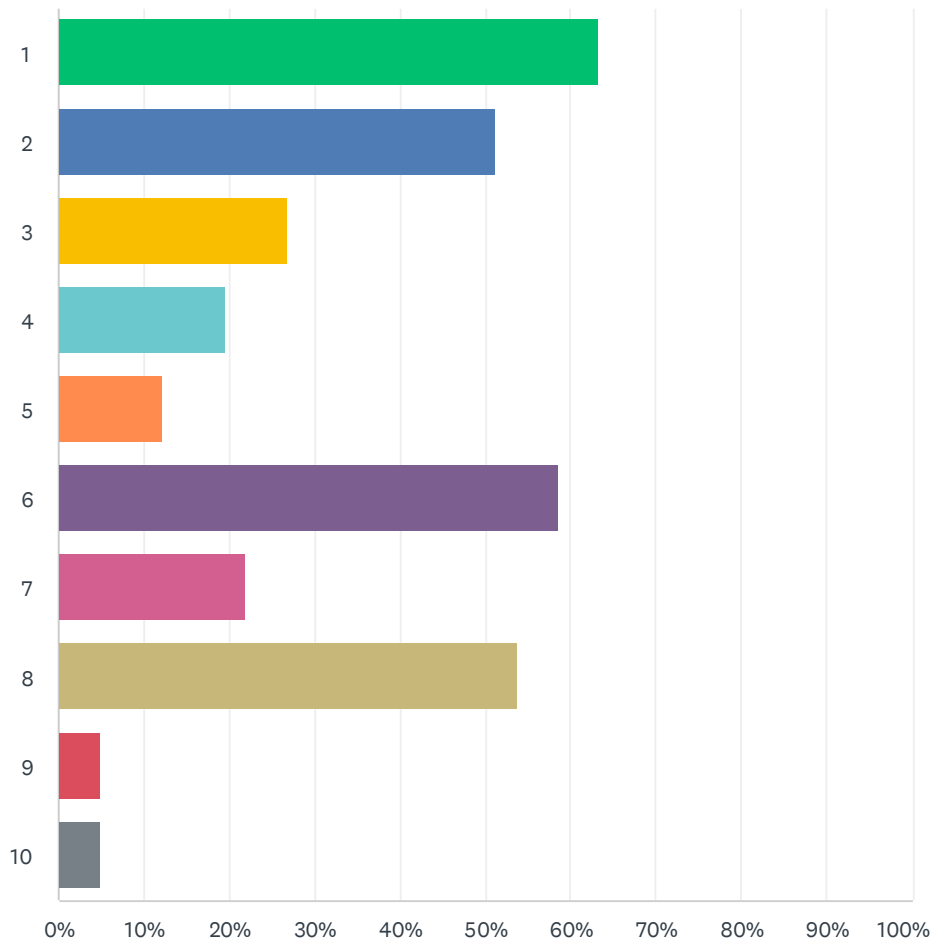
Bay Minette Comprehensive Plan - Survey #2



	MORE	LESS	NONE	TOTAL	WEIGHTED AVERAGE
Residential	68.29% 28	19.51% 8	12.20% 5	41	1.44
Commercial/Retail	48.78% 20	19.51% 8	31.71% 13	41	1.83
Industrial	39.02% 16	24.39% 10	36.59% 15	41	1.98
Parks	73.17% 30	17.07% 7	9.76% 4	41	1.37
Mixed Use	51.22% 21	24.39% 10	24.39% 10	41	1.73
Professional Business	43.90% 18	19.51% 8	36.59% 15	41	1.93
Medical	31.71% 13	26.83% 11	41.46% 17	41	2.10
Downtown Area	36.59% 15	19.51% 8	43.90% 18	41	2.07

Q9 9. In what areas would you like to see new road connectivity in Bay Minette? (Select all that apply)

Answered: 41 Skipped: 0

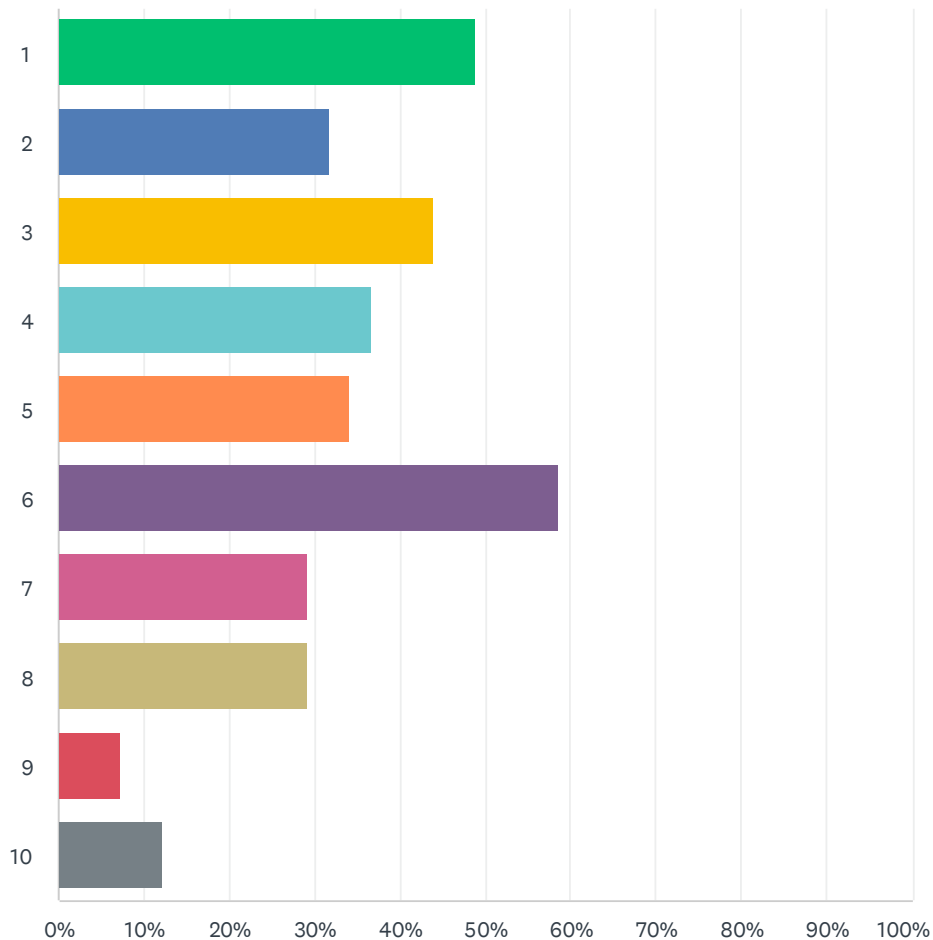


Bay Minette Comprehensive Plan - Survey #2

ANSWER CHOICES	RESPONSES	
1	63.41%	26
2	51.22%	21
3	26.83%	11
4	19.51%	8
5	12.20%	5
6	58.54%	24
7	21.95%	9
8	53.66%	22
9	4.88%	2
10	4.88%	2
Total Respondents: 41		

Q10 10. In what areas would you like to see new trail/greenway connectivity in Bay Minette? (Select all that apply)

Answered: 41 Skipped: 0



Bay Minette Comprehensive Plan - Survey #2

ANSWER CHOICES	RESPONSES	
1	48.78%	20
2	31.71%	13
3	43.90%	18
4	36.59%	15
5	34.15%	14
6	58.54%	24
7	29.27%	12
8	29.27%	12
9	7.32%	3
10	12.20%	5
Total Respondents: 41		

Q11 Please add any additional comments.

Answered: 3 Skipped: 38

RESPONSES

I'd really love to see a hotel with restaurants and bar for business conferences and destination events. Also, different forms of entertainment, shopping, groceries and dining, an Office Depot. Running a business requires more than Walmart and small print companies can offer.

Bay Minette needs more activity for teenagers maybe a movie theater putt putt golf a fishing pond something to do outdoors

Drainage on west side off hand is terrible. City limits and households have sump pumps to keep sewage from coming back into homes. Sad.
