

MOBILE CITY PLANNING COMMISSION AGENDA

SEPTEMBER 5, 2002 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

APPROVAL OF MINUTES:

July 11,2002

HOLDOVERS:

Case #ZON2002-01529 (Planned Unit Development)

Natchez Trail Townhomes, Lots 7, 8, 12, 13, 16, 17, 19 & 24

West side of Natchez Trail Court, 650'± North of Cottage Hill Road.

Planned Unit Development Approval to amend a previous approval allowing detached, zero-lot line, single-family residential townhomes.

Case #SUB2002-00183 (Subdivision) Case #SUB2002-00179 (Subdivision)

Glen Creek Subdivision

East side of University Boulevard, 215'± North of Zeigler Boulevard.

Number of Lots / Acres: 3 Lots / 4± Acres

Engineer / Surveyor: Rester and Coleman Engineers, Inc.

Case #ZON2002-01756 (Planned Unit Development)

Logan Gewin

South side of Key Street, 400'± East of Hutson Street, extending Southwest to the West I-65 Service Road South.

Planned Unit Development approval to allow multiple buildings on a single building site, with shared access and parking between multiple lots.

AND

Case #SUB2002-00185 (Subdivision)

Key Street Commercial Park Subdivision

South side of Key Street, 400'± East of Hutson Street, extending Southwest to the West I-65 Service Road South.

Number of Lots / Acres: 2 Lots / 2.3± Acres

Engineer / Surveyor: Rowe Surveying & Engineering Company

Eddie's Subdivision

265 Azalea Road (East side of Azalea Road, 250'± South of Airport Boulevard).

Number of Lots / Acres: 1 Lot / .8± Acre

Engineer / Surveyor: Frank A. Dagley & Associates, Inc.

EXTENSIONS:

Case #ZON2001-01930 (Planned Unit Development)

Middleton Park

2175, 2177, and 2179 Old Shell Road (South side of Old Shell Road, 160'± East of Wisteria Avenue).

Planned Unit Development Approval for a private street residential subdivision.

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Case #SUB2001-00231 (Subdivision)

Middleton Park Subdivision

2175, 2177, and 2179 Old Shell Road (South side of Old Shell Road, 160'± East of Wisteria Avenue).

Number of Lots / Acres: 4 Lots / 1.2± Acres

Engineer / Surveyor: Rester and Coleman Engineers, Inc.

GROUP APPLICATIONS:

1. **Case #ZON2002-01921 (Rezoning)**
(& 2) **Dolphin Properties**
& 3) 4550 Higgins Road (North side of Higgins Road, 360'± East of Cypress Business Park Drive).
Rezoning from R-1, Single-Family Residential, to B-3, Community Business, for a day care facility.

2. **Case #ZON2002-01922 (Planned Unit Development)**
(& 1) **Dolphin Subdivision**
& 3) 4550 Higgins Road (North side of Higgins Road, 360'± East of Cypress Business Park Drive).
Planned Unit Development Approval to allow multiple buildings on a single-building site.

3. **Case #SUB2002-00199 (Subdivision)**
(& 1) **Dolphin Subdivision**
& 2) 4550 Higgins Road (North side of Higgins Road, 360'± East of Cypress Business Park Drive).
Number of Lots / Acres: 2 Lots / 2.1± Acres
Engineer / Surveyor: Frank A. Dagley & Associates, Inc.

4. **Case #ZON2002-01923 (Planned Unit Development)**
(& 5) **StorageMax University Subdivision**
684 South University Boulevard (East terminus of Kwajalein Drive, 245'± West of South University Boulevard).
Planned Unit Development Approval to allow multiple buildings on a single-building site.

5. **Case #ZON2002-00200 (Subdivision)**
(& 4) **StorageMax University Subdivision**
684 South University Boulevard (East terminus of Kwajalein Drive, 245'± West of South University Boulevard).
Number of Lots / Acres: 1 Lot / 2.7± Acres
Engineer / Surveyor: Frank A. Dagley & Associates, Inc.

NEW SUBDIVISION APPLICATIONS:

6. **Case #SUB2002-00201**
John E. Brennan Subdivision
1388 Walter Smith Road (West side of Walter Smith Road, at its Southern terminus).
Number of Lots / Acres: 2 Lots / 4.6± Acres
Engineer / Surveyor: Lawler and Company
7. **Case #SUB2002-00196**
Belote Subdivision
Northwest corner of Old Government Street Road and Schillinger Road South.
Number of Lots / Acres: 1 Lot / 1.3± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
8. **Case #SUB2002-00194**
Charlotte Place Subdivision
East side of Lundy Road, 175'± South of Huber Road.
Number of Lots / Acres: 2 Lots / 4.2± Acres
Engineer / Surveyor: Polysurveying Engineers – Land Surveying
9. **Case #SUB2002-00202**
Commercial Ridge Subdivision
North side of Cottage Hill Road, 2,400'± West of Cody Road.
Number of Lots / Acres: 15 Lots / 20± Acres
Engineer / Surveyor: Rowe Surveying and Engineering Company, Inc.
10. **Case #SUB2002-00197**
Ferguson's Addition to Cottage Hill Subdivision
South side of Cottage Hill Road, 255'± East of Azalea Road.
Number of Lots / Acres: 1 Lot / 0.9± Acre
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
11. **Case #SUB2002-00203**
Arthur Jones Subdivision
West side of Dawes Lane Extension, extending through to Airport Road, 3,629'± South of Three Notch Road.
Number of Lots / Acres: 3 Lots / 28.1± Acres
Engineer / Surveyor: Lawler and Company, Inc.
12. **Case #SUB2002-00198**
G. Lane Subdivision
North side of Norton's Lane, 840'± East of Navco Road.
Number of Lots / Acres: 1 Lot / 0.3± Acre
Engineer / Surveyor: Polysurveying Engineers – Land Surveying

13. Case #SUB2002-00195

Nelson-Williams Subdivision

West side of Leroy Stevens Road, 395'± South of Nugget Drive.

Number of Lots / Acres: 2 Lots / 4.9± Acres

Engineer / Surveyor: Marshall A. McLeod, P.L.S., L.L.C.

NEW SIDEWALK WAIVER APPLICATION:

14. Case #ZON2002-001924

Kentris Morrisette

1790 North Beltline Highway (Southeast corner of North Beltline Highway and First Avenue, running through to the West side of Prince Street [formerly Marie Street]).

Request to waive construction of a sidewalk along North Beltline Highway.