

**MOBILE CITY PLANNING COMMISSION AGENDA**

**DECEMBER 4, 2014 - 2:00 P.M.**

**AUDITORIUM, MOBILE GOVERNMENT PLAZA**

**ROLL CALL:**

	Mr. James (Jay) F. Watkins, Chair
	Mr. Carlos Gant, Vice Chair
	Mr. John Vallas
	Mr. Thomas Doyle
	Ms. Shirley Sessions
	Ms. Sujin Kim
	Mr. Nick Amberger (AO)
	Mr. Nigel Roberts, (MD)
	Mr. Levon Manzie (CC)
	Mr. Don Hembree (PJ)
	Ms. Libba Latham (PJ)
	Ms. Jennifer Denson (S), Secretary
	Mr. Allan Cameron (S)

**APPROVAL OF MINUTES:**

**HOLDOVERS:**

**1. 2643 Bear Fork Road**

(East side of Bear Fork Road, 1.3± mile North of Moffett Road).  
Council District 1

**A. SUB2014-00113 (Subdivision)**

**Townsend Family Division Subdivision**

**Number of Lots / Acres: 2 Lots / 5.0± Acres**

**Engineer / Surveyor: Polysurveying Engineering – Land Surveying**

**B. ZON2014-01884 (Planning Approval)**

**Townsend Family Division Subdivision**

Planning Approval to allow an existing mobile home in a R-1, Single-Family Residential district.

2. **7172 Bowers Lane**  
(West side of Bowers Lane, 160'± South of Diamond Road).  
Council District 4  
**SUB2014-00121**  
**Bowers Lane Subdivision, Resubdivision of Lots 1-3, Sullivan's Addition to**  
**Number of Lots / Acres:** 7 Lots / 4.7± Acres  
**Engineer / Surveyor:** Polysurveying-Engineering –Land Surveying
  
3. **South side of Howells Ferry Road at the South terminus of Harvey Hill Road.**  
County  
**SUB2014-00122**  
**Colleton Place Subdivison, Phases 2-4**  
**Number of Lots / Acres:** 104 Lots / 29.3± Acres  
**Engineer / Surveyor:** Polysurveying Engineering – Land Surveying
  
4. **950 South Broad Street and 951& 953 Marine Street**  
(Southwest corner of South Broad Street and Kentucky Street, and Southeast corner of Marine Street and Kentucky Street).  
Council District 3
  - A. **SUB2014-00124 (Subdivision)**  
**C. J. Small Subdivision No. 2**  
**Number of Lots / Acres:** 2 Lots / 1.2± Acre  
**Engineer / Surveyor:** Byrd Surveying, Inc.
  
  - B. **ZON2014-02157 (Planned Unit Development)**  
**C. J. Small Subdivision No. 2**  
Planned Unit Development to allow shared parking and multiple buildings on a single building site.
  
5. **Southwest corner of Papermill Road and McKinley Street.**  
Council District 2
  - A. **SUB2014-00126 (Subdivision)**  
**Bean Industrial Subdivision**  
**Number of Lots / Acres:** 2 Lots / 17.7± Acres  
**Engineer / Surveyor:** Byrd Surveying
  
  - B. **ZON2014-02158 (Rezoning)**  
**Bean Properties LLC**  
Rezoning from R-1, Single-Family Residential District, to I-2, Heavy Industry District, to allow a steel warehouse and service center.

**NEW SUBDIVISION APPLICATIONS:**

6. **150 Virginia Street**  
(Northeast corner of Virginia Street and South Conception Street).  
Council District 2  
**SUB2014-00140**  
**Marine & Industrial Supply Subdivision**  
**Number of Lots / Acres:** 1 Lot / 2.5± Acres  
**Engineer / Surveyor:** Hutchinson Moore & Rauch, LLC

**SIDEWALK WAIVER APPLICATIONS:**

7. **6750 Howells Ferry Road**  
(Northwest corner of Howells Ferry Road and Erdman Avenue)  
Council District 7  
**ZON2014-02393**  
**Independent Living Center Building Company, Inc.**  
Request to waive construction of a sidewalk along Howells Ferry Road and Erdman Avenue

**GROUP APPLICATIONS:**

8. **115, 201, 203 and 205 Furr Street**  
(West side of Furr Street, 365'± North of Old Shell Road).  
Council District 1
  - A. **SUB2014-00141 (Subdivision)**  
**Furr Street Subdivision, Cornell's Addition to**  
**Number of Lots / Acres:** 1 Lot / 1.0± Acre  
**Engineer / Surveyor:** Byrd Surveying, Inc.
  - B. **ZON2014-02384 (Rezoning)**  
**Klyce Enterprises**  
Rezoning from R-1, Single-Family Residential District, to B-3, Community Business District, to allow a storage facility.
9. **4725 Moffett Road**  
(South side of Moffett Road at the South terminus of Shelton Beach Road Extension).  
Council District 7
  - A. **ZON2014-02396 (Planned Unit Development)**  
**Mobile Area Water and Sewer System**  
Planned Unit Development Approval to allow shared access and parking between two building sites.

**B. ZON2014-02394 (Rezoning)**

**Board of Water and Sewer Commissioners of the City of Mobile, AL**

Rezoning from R-1, Single Family Residential District, and B-3, Community Business District, to B-3, Community Business District, to eliminate split zoning.

**C. ZON2014-002395 (Rezoning)**

**Board of Water and Sewer Commissioners of the City of Mobile, AL**

Rezoning From R-1, Single-Family Residential District, to B-3, Community Business District, to allow the expansion of an existing parking lot for a water treatment facility. Road.

**D. ZON2014-02397 (Sidewalk Waiver)**

**Board of Water and Sewer Commissioners of the City of Mobile, AL**

Request to waive construction of a sidewalk along Moffett Road and Forest Hill Drive.

**OTHER BUSINESS:**