

MOBILE CITY PLANNING COMMISSION AGENDA

JUNE 7, 2012 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

ROLL CALL:

| | |
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| | Terry Plauche, Chairman |
| | William G. DeMouy, Jr., Vice-Chairman |
| | Victoria L. Rivizzigno, Secretary |
| | Roosevelt Turner |
| | John Vallas |
| | James F. Watkins, III |
| | Herb Jordan |
| | Mead Miller |

APPROVAL OF MINUTES:

EXTENSIONS:

1. **Case #SUB2011-00029 (Subdivision)**
Alabama West Subdivision, Unit Four
2600 McVay Drive North
(North side of McVay Drive North, 290'± West of Navco Road).
Number of Lots / Acres: 1 Lot / 1.1± Acre
Engineer / Surveyor: Byrd Surveying, Inc.
Council District 4

NEW SUBDIVISION APPLICATIONS:

2. **Case #SUB2012-00037**
Joe Mason Subdivision
1412 & 1416 Wolf Ridge Road
(East side of Wolf Ridge Road, 200'± North of Moffett Road).
Number of Lots / Acres: 1 Lot / 2.2± Acres
Engineer / Surveyor: Frank A. Dagley & Associates, Inc.
Council District 1

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3. **Case #SUB2012-00039**
Harold B. Henderson Subdivision
South side of Bear Fork Road, 2/10 mile ± East of the intersection of Bear Fork Road and Moffett Road.
Number of Lots / Acres: 1 Lot / 1.2± Acre
Engineer / Surveyor: Polysurveying Engineering – Land Surveying Council District 7

4. **Case #SUB2012-00035**
Provision Point Subdivision
East terminus of Janita Drive.
Number of Lots / Acres: 3 Lots / 1.4± Acre
Engineer / Surveyor: Haidt Land Surveying County

5. **Case #SUB2012-00038**
Briargrove Subdivision, Phase Two
North side of Jeff Hamilton Road, ½ mile± West of Repoll Road extending to the West termini of Arbordale Drive and Hedgegrow Drive North.
Number of Lots / Acres: 31 Lots / 10.0 Acres
Engineer / Surveyor: Preble – Risch LLC County

NEW PLANNED UNIT DEVELOPMENT APPLICATIONS:

6. **Case #ZON2012-01139**
Pinebrook Investment
3960 Airport Boulevard
(Northwest corner of Airport Boulevard and McGregor Avenue South).
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow the reconfiguration of accessways and traffic patterns.
Council District 5

NEW ZONING APPLICATIONS:

7. **Case #ZON2012-01138**
Anthony L. Smeraglia
3915 Cottage Hill Road
(South side of Cottage Hill Road, 250' East of Azalea Road, extending to the North side Shelley Drive, 230' ± East of Azalea Road).
Rezoning from B-1, Buffer Business District, to B-2, Neighborhood Business District, to allow construction of a retail store.
Council District 4

GROUP APPLICATIONS:

8. **Case #ZON2012-01137 (Planned Unit Development)**
(&9) **Mayo Blackmon**
1446 Navco Road & 2452 McLaughlin Drive
(North side of McLaughlin Drive, 140'± West of Navco Road, extending to the West side of Navco Road, 140'± North of McLaughlin Drive).
Planned Unit Development Approval to allow multiple buildings on a single building site, and shared access between three building sites.
Council District 4
9. **Case #ZON2012-01136 (Rezoning)**
(&8) **Mayo Blackmon**
1446 Navco Road
(West side of Navco Road, 140'± North of McLaughlin Drive).
Rezoning from R-1, Single-Family Residential District, to R-3, Multiple-Family District, to allow multiple dwellings on multiple building sites.
Council District 4
10. **Case #ZON2012-01226 (Planned Unit Development)**
(&11) **Stericycle, Inc**
2500 Paper Mill Road
(East side of Paper Mill Road ¼ ± North of Bay Bridge Road).
Planned Unit Development Approval to allow multiple buildings on a single building site.
Council District 2

WITHDRAWN PER APPLICANT'S REQUEST

11. **Case #ZON2012-01209 (Planning Approval)**
(&10) **Stericycle, Inc**
2500 Paper Mill Road
(East side of Paper Mill Road ¼ ± North of Bay Bridge Road).
Planning Approval to allow a medical waste transfer facility in an I-2, Heavy-Industry District.
Council District 2

WITHDRAWN PER APPLICANT'S REQUEST

12. **Case #ZON2012-01093 (Planned Unit Development)**
(&13) **Waterfront Rescue Mission**
254 & 260 North Scott Street, 279 North Washington Avenue
(Southeast corner of Congress Street and North Scott Street, Southwest corner of Congress Street and North Washington Avenue, Northwest corner of State Street and North Washington Avenue).
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow multiple buildings on a single business site.

Council District 2

13. Case #ZON2012-01256 (Planning Approval)
(&12) Waterfront Rescue Mission

254 & 260 North Scott Street, 279 North Washington Avenue
(Southeast corner of Congress Street and North Scott Street, Southwest corner of Congress Street and North Washington Avenue, Northwest corner of State Street and North Washington Avenue).

Planning Approval to allow an emergency shelter in a B-4, General Business District.

Council District 2

OTHER BUSINESS:

Public Hearing to consider various amendment to the Zoning Ordinance.

Discussion State Act 2012-297