MOBILE CITY PLANNING COMMISSION AGENDA

AUGUST 7, 2014 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

ROLL CALL:

<table>
<thead>
<tr>
<th>Name</th>
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<tbody>
<tr>
<td>James F. Watkins, III</td>
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<tr>
<td>John Vallas</td>
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<td>Carlos Gant</td>
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<td>Thomas Doyle</td>
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<td>Sujin Kim</td>
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<td>Shirley Sessions</td>
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<td>Levon C. Manzie</td>
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<td>Nick Amberger</td>
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<td>Shayla Jones Beaco</td>
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<td>Don Hembree (PJ)</td>
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<td>Libba Latham (PJ)</td>
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<td>Alan Cameron (S)</td>
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<td>Jennifer Denson (S)</td>
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ELECTION OF OFFICERS:

APPROVAL OF MINUTES:    April 17, 2014 and May 1, 2014

HOLDOVERS:

1. Case #SUB2014-00056 (Subdivision)
2. Government Boulevard Subdivision, Batch Addition to
   East side of Government Boulevard, 964’± North of Rochelle Street.
   Number of Lots / Acres: 1 Lot / 4.6± Acres
   Engineer / Surveyor: The Coleman Engineering Group of McCrory Williams
   Council District 4
2. Case #ZON2014-01085 (Rezoning)  
C & S Bateh Properties, LLC  
East side of Government Boulevard, 964’± North of Rochelle Street.  
Rezoning from R-1, Single-Family Residential District, to B-3, Community Business District, to allow for future commercial development.  
Council District 4

NEW SUBDIVISION APPLICATIONS:

3. Case #SUB2014-00083  
Sunset Hills Subdivision, 1st Addition, Resubdivision of Lot 2 Block B  
175 Ideal Avenue  
(East side of Ideal Avenue, 140± South of Cottonwood Avenue).  
Number of Lots / Acres: 2 Lots / 0.4± Acre  
Engineer / Surveyor: Polysurveying Engineering-Land Surveying  
Council District 6

4. Case #SUB2014-00084  
Mark Dickerson Subdivision  
8445 March Road  
(East side of March Road at the South terminus of East Gulley Way).  
Number of Lots / Acres: 2 Lots / 7.0± Acres  
Engineer / Surveyor: Polysurveying Engineering-Land Surveying  
County

5. Case #SUB2014-00067  
Forest Hill Woods Subdivision  
West side of Forest Dell Road, extending to the North terminus of Forest Glen Drive East and Grove Hill Lane.  
Number of Lots / Acres: 7 Lots / 27.1± Acres  
Engineer / Surveyor: Byrd Surveying, Inc.  
Council District 7

NEW PLANNED UNIT DEVELOPMENT APPLICATIONS:

6. Case #ZON2014-01468  
H & C Development Co., Inc.  
2370 Hillcrest Road  
(Northwest corner of Hillcrest Road and Cottage Hill Road).  
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow multiple buildings on a single building site and to allow shared access and parking between three building sites.  
Council District 6
NEW ZONING APPLICATIONS:

7. Case #ZON2014-01461
   Standard Concrete Products, Inc.
   7600 Mitsubishi Lane
   (East terminus of Mitsubishi Lane).
   Rezoning from I-1, Light-Industry District, and I-2, Heavy-Industry District, to
   I-2, Heavy Industry District, to allow a concrete product manufacturing facility
   and eliminate split zoning.
   Council District 4

GROUP APPLICATIONS:

8. Case #SUB2014-00080 (Subdivision)
    Scientist Subdivision
   &9
   &10
   1151 Dauphin Street
   (Southwest corner of Dauphin Street and Oakland Terrace).
   Number of Lots / Acres:  1 Lot / 1.4± Acre
   Engineer / Surveyor: Don Williams Engineering
   Council District 2

9. Case #ZON2014-01307 (Planned Unit Development)
    Scientist Subdivision
   &8
   &10
   1151 Dauphin Street
   (Southwest corner of Dauphin Street and Oakland Terrace).
   Planned Unit Development Approval to allow multiple buildings on a single
   building site.
   Council District 2
10. Case #ZON2014-01306 (Rezoning)
   Don Williams
   1151 Dauphin Street
   (Southwest corner of Dauphin Street and Oakland Terrace).
   Rezoning from R-1, Single-Family Residential District, and B-1, Buffer Business District, to B-1, Buffer Business District, to eliminate split zoning.
   Council District 2

11. Case #SUB2014-00081 (Subdivision)
    Independent Living Center Subdivision
    6750 Howells Ferry Road
    (Northwest corner of Howells Ferry Road and Erdman Avenue).
    Number of Lots / Acres: 1 Lot / 8.2± Acres
    Engineer / Surveyor: Don Williams Engineering
    Council District 7

12. Case #ZON2014-01319 (Sidewalk Waiver)
    Independent Living Center
    6750 Howells Ferry Road
    (Northwest corner of Howells Ferry Road and Erdman Avenue).
    Request to waive construction of a sidewalk along Howells Ferry Road and Erdman Avenue.
    Council District 7

13. Case #SUB2014-00082 (Subdivision)
    Twister 303 Subdivision
    1300 North University Boulevard
    (Southeast corner of University Boulevard and Overlook Road).
    Number of Lots / Acres: 5 Lots / 14.3± Acres
    Engineer / Surveyor: Charles E. Fowler, Jr., PE
    Council District 7

14. Case #ZON2014-01467 (Planned Unit Development)
    Twister 303 Subdivision
    1300 North University Boulevard
    (Southeast corner of University Boulevard and Overlook Road).
    Planned Unit Development approval to allow shared access and parking across multiple lots and multiple buildings on a single building site.
    Council District 7
OTHER BUSINESS:

- Establish Subcommittee for Above-Ground Oil and Petroleum Storage Tank review and recommendation; and schedule subcommittee meetings.

- Approve Deadline/Meeting schedule for fiscal year 2014-2015

- Introduce Planning Staff to Commission