

MOBILE CITY PLANNING COMMISSION AGENDA

FEBRUARY 3, 2005 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

APPROVAL OF MINUTES:

December 16, 2004

HOLDOVER:

Case #SUB2004-00260 (Subdivision)

YNG Place Subdivision, Resubdivision of Lot 6

2805 Grant Street (Southwest of

WITHDRAWN

 Grant Street).

Number of Lots / Acres: 1 Lot

Engineer / Surveyor: Frank A. Dagley & Associates, Inc.
Council District 5

Case #SUB2004-00280 (Subdivision)

Wrighter Farm Subdivision

South side of havens Road, 8/10 mile \pm Southwest of Howells Ferry Road.

Number of Lots / Acres: 2 Lots / 45.0 \pm Acres

Engineer / Surveyor: Moseley Surveying Company

Case #ZON2004-02628 (Sidewalk Waiver Request)

Dr. Christy Agren

205 South University Boulevard (East side of South University Boulevard, 100' \pm South of Sunset Drive South).

Request to waive construction of a sidewalk along South University Boulevard.

Council District 5

EXTENSIONS:

Case #SUB2001-00018 (Subdivision)

File #S2000-42

Westchester Place Subdivision, Third Addition

East side of Pebble Creek Drive, 200' \pm North of Westchester Lane.

Number of Lots / Acres: 8 Lots / 3.0 \pm Acres

Engineer / Surveyor: Rester and Coleman Engineers, Inc.

Case #ZON2004-00084 (Planned Unit Development)

Downtowner Apartments

4350 Downtowner Loop North (North side of Downtowner Loop North, 180' \pm East of Downtowner Loop West).

Planned Unit Development Approval to allow multiple buildings on a single building site.

GROUP APPLICATIONS:

1. **Case #ZON2004-02596 (Planned Unit Development)**
(& 2) **Berney-Fly Subdivision**
1118 Government Street (North side of Government Street, 425'+ West of Hallett Street).
Planned Unit Development Approval to allow shared access between multiple building sites.
Council District 2

2. **Case #SUB2004-00278 (Subdivision)**
(& 1) **Berney-Fly Subdivision**
1118 Government Street (North side of Government Street, 425'+ West of Hallett Street).
Number of Lots / Acres: 1 Lot / 0.7+ Acre
Engineer / Surveyor: M. Don Williams Engineering
Council District 2

3. **Case #ZON2005-00114 (Planning Approval)**
(& 4) **Christ Anglican Church**
South side of Halls Mill Road, 135'± East of Dunlop Street.
Planning Approval to allow a church in an R-1, Single-Family Residential district.
Council District 4

4. **Case #SUB2005-00006 (Subdivision)**
(& 3) **Christ Anglican Church Subdivision**
South side of Halls Mill Road, 135'± East of Dunlop Street.
Number of Lots / Acres: 1 Lot / 18.5± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
Council District 4

5. **Case #ZON2005-00011 (Planned Unit Development)**
(& 6) **Mobile Fence Company Subdivision**
4308 Halls Mill Road (North side of Halls Mill Road, 120'± West of the North terminus of Riviere du Chien Road).
Planned Unit Development Approval to allow multiple buildings on a single building site.
Council District 4

6. **Case #SUB2005-00001 (Subdivision)**
(& 5) **Mobile Fence Company Subdivision**
4308 Halls Mill Road (North side of Halls Mill Road, 120'± West of the North terminus of Riviere du Chien Road).
Number of Lots / Acres: 2 Lots / 1.3± Acres
Engineer / Surveyor: Regan Land Surveying, Inc.
Council District 4

NEW ZONING APPLICATIONS:

7. **Case #ZON2005-00108**
C. William Barnhill
4860 Halls Mill Road (North side of Halls Mill Road, 460'± West of Rochelle Street),
Rezoning from R-1, Single-Family Residential, to R-3, Multi-Family Residential, to allow the expansion of an existing mobile home park.
Council District 4
8. **Case #ZON2005-00109**
C. William Barnhill
East side of Demetropolis Road, 2/10 mile± North of Halls Mill Road.
Rezoning from R-1, Single-Family Residential, to B-3, Community Business, to allow light warehousing and offices.
Council District 4
9. **Case #ZON2005-00110**
Patricia M. Moulds
5113 Overlook Road (South side of Overlook Road, 170'± East of Forest Dale Drive).
Rezoning from R-1, Single-Family Residential, to LB-2, Limited Neighborhood Business, to allow a beauty salon.
Council District 7
10. **Case #ZON2005-00106**
Sunwood Properties, LLC
702 Bishops Lane North (East side of Bishops Lane North, 60'± North of Gulfwood Drive East).
Rezoning from R-1, Single-Family Residential, to B-1, Buffer Business, to allow professional offices.
Council District 7

11. **Case #ZON2005-00105**
Jo Ann Yarborough
1165 New St. Francis Street (South side of New St. Francis Street, 400'± East of North Georgia Avenue).
Rezoning from R-1, Single-Family Residential, and B-1, Buffer Business, to R-1, Single-Family Residential, to eliminate split zoning on a single-family residential site.
Council District 2

12. **Case #ZON2005-00111**
Michael A. Smith
1002 Dauphin Street (North side of Dauphin Street, 330'± East of North Pine Street).
Rezoning from R-1, Single-Family Residential, and B-1, Buffer Business, to B-1, Buffer Business, to eliminate split zoning on a single-family residential site.
Council District 2

NEW SUBDIVISION APPLICATIONS:

13. **Case #SUB2005-00005**
Maggie's Three Notch Subdivision
North side of Three Notch Road at the North terminus of Gunn Road.
Number of Lots / Acres: 2 Lots / 4.6± Acres
Engineer / Surveyor: Julius Emile Barrett

14. **Case #SUB2005-00004**
Moffett-Wolf Subdivision
North side of Moffett Road, 480'± West of Wolf Ridge Road.
Number of Lots / Acres: 2 Lots / 1.8± Acres
Engineer / Surveyor: Byrd Surveying, Inc.
Council District 1

15. **Case #SUB2005-00003**
Willard Subdivision
West side of Creel Road, 65'± South of Theodore Dawes Road.
Number of Lots / Acres: 1 Lot / 0.3± Acre
Engineer / Surveyor: Polysurveying Engineering – Land Surveying

16. Case #SUB2005-00002

Wimberly Subdivision, 2nd Addition

2013 Wildwood Place (East side of Wildwood Place, 845'± South of Vista Bonita Drive).

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

Engineer / Surveyor: Polysurveying Engineering – Land Surveying
Council District 6