

MOBILE CITY PLANNING COMMISSION AGENDA

DECEMBER 21, 2006 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

APPROVAL OF MINUTES:

HOLDOVERS:

Case #SUB2006-00252 (Subdivision)

Daniel Dinkins Subdivision

West side of Demetropolis Road, 245'± South of an unopened, unnamed public right-of-way.

Number of Lots / Acres: 2 Lots / 1.0± Acres

Engineer / Surveyor: Byrd Surveying, Inc.

Council District 4

Case #SUB2006-00266

SmithCo Subdivision

1020 Oakland Drive

(Southeast corner of Oakland Drive).

Number of Lots / Acres: 3 Lots / 0.6+ Acre

Engineer / Surveyor: Byrd Surveying, Inc.

Council District 6

Case #ZON2006-02335 (Planned Unit Development)

Hillcrest Self Storage, LLC

2262 Hillcrest Road

(West side of Hillcrest Road, 2/10 mile± North of Cottage Hill Road).

Planned Unit Development Approval to allow a total of 17 buildings on a single building site.

Council District 6

Case #ZON2006-02343 (Planning Approval)

Hillcrest Self Storage, LLC

2262 Hillcrest Road

(West side of Hillcrest Road, 2/10 mile± North of Cottage Hill Road).

Planning Approval to allow a two-building expansion at an existing mini self- storage facility in a B-2, Neighborhood Business District.

Council District 6

NEW SUBDIVISION APPLICATIONS:

1. **Case #SUB2006-00285**
Armstrong Subdivision
West side of Yeend Street, 800'± South of Baker Street.
Number of Lots / Acres: 2 Lots / 9.4± Acres
Engineer / Surveyor: Brian E. Horsley, PLS
Council District 3

2. **Case #SUB2006-00284**
Carol Plantation Subdivision, Unit Number 1, Resubdivision of Farm 55
6049 Middle Road
(East side of Middle Road, 400'± North of Plantation Road).
Number of Lots / Acres: 2 Lots / 5.0± Acres
Engineer / Surveyor: Byrd Surveying, Inc.
County

3. **Case #SUB2006-00289**
Omni Office Park Subdivision, Sixth Addition, Resubdivision of Lot 2
1155 Hillcrest Road
(Northeast corner of Hillcrest Road and Omni Park Drive).
Number of Lots / Acres: 2 Lots / 2.1± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
Council District 6

4. **Case #SUB2006-00290**
Spring Place Subdivision
230 South McGregor Avenue
(East side of South McGregor Avenue, 280'± South of the East terminus of Turnout Lane).
Number of Lots / Acres: 2 Lots / 0.6± Acre
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
Council District 5

5. **Case #SUB2006-00286**
West Villa Subdivision, Revised, Resubdivision of Lots 14 and 15
4757 West Villa Drive
(East side of West Villa Drive, 130'± South of its North terminus).
Number of Lots / Acres: 2 Lots / 1.1± Acres
Engineer / Surveyor: Speaks & Associates Consulting Engineers, Inc.
County

GROUP APPLICATIONS:

- 6. Case #SUB2006-00291 (Subdivision)**
(& 7) Brandonwood Subdivision
2910 and 2916 Cottage Hill Road
(North side of Cottage Hill Road, 60'± West of Coventry Way).
Number of Lots / Acres: 5 Lots / 1.1± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
Council District 5
- 7. Case #ZON2006-02546 (Planned Unit Development)**
(& 6) Brandonwood Subdivision
2910 and 2916 Cottage Hill Road
(North side of Cottage Hill Road, 60'± West of Coventry Way).
Planned Unit Development Approval to allow reduced lot widths and setbacks
in a single-family residential subdivision.
Council District 5
- 8. Case #SUB2006-00282 (Subdivision)**
(& 9) Carpenter's Place Subdivision, Resubdivision of Lot 2
North side of Lola Street, 100'± West of Cuba Street.
Number of Lots / Acres: 5 Lots / 0.3± Acre
Engineer / Surveyor: Polysurveying Engineering-Land Surveying
Council District 2
- 9. Case #ZON2006-02536 (Planned Unit Development)**
(& 8) Carpenter's Place Subdivision, Resubdivision of Lot 2
North side of Lola Street, 100'± West of Cuba Street.
Planned Unit Development Approval to allow reduced lot widths, and sizes, and
reduced building setbacks in a single-family residential subdivision.
Council District 2
- 10. Case #SUB2006-00283 (Subdivision)**
(& 11 Hallslee Subdivision
& 12) 3757 Halls Mill Road
(Southwest corner of Halls Mill Road and Lees Lane).
Number of Lots / Acres: 3 Lots / 10.0± Acres
Engineer / Surveyor: Hutchinson, Moore, & Rauch, LLC
Council District 4

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- 11. Case #ZON2006-02538 (Planned Unit Development)**
(& 10 Hallslee Subdivision
& 12) 3757 Halls Mill Road
(Southwest corner of Halls Mill Road and Lees Lane).
Planned Unit Development Approval to allow shared access between two
building sites.
Council District 4
- 12. Case #ZON2006-02538 (Sidewalk Waiver)**
(& 10 Bullwinkle, L.L.C.
& 11) 3757 Halls Mill Road
(Southwest corner of Halls Mill Road and Lees Lane).
Request to waive construction of a sidewalk along Lees Lane.
Council District 4
- 13. Case #SUB2006-00281 (Subdivision)**
(& 14) The Lakes at the Preserve Subdivision, Resubdivision of Lots 36 and 37
North side of Rue Bienville, 170'± West of Rue Preserve.
Number of Lots / Acres: 2 Lots / 0.6± Acre
Engineer / Surveyor: Byrd Surveying, Inc.
Council District 6
- 14. Case #ZON2006-02517 (Planned Unit Development)**
(& 13) The Lakes at the Preserve Subdivision, Resubdivision of Lots 36 and 37
North side of Rue Bienville, 170'± West of Rue Preserve.
Planned Unit Development Approval to amend a previously approved Planned
Unit Development to relocate a common lot line.
Council District 6
- 15. Case #SUB2006-00292 (Subdivision)**
(& 16 The Madeira of Mobile Subdivision
& 17) West side of South University Boulevard, 750'± South of Old Shell Road,
extending to the North termini of Barbara Mitchell Drive East, General Bullard
Avenue, and Westfield Avenue, and extending to the East side of Long Street,
900'± South of Old Shell Road.
Number of Lots / Acres: 3 Lots / 17.5± Acres
Engineer / Surveyor: Rester & Coleman Engineers, Inc/
Council District 5

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- 16. Case #ZON2006-02548 (Planned Unit Development)**
(& 15 The Madeira of Mobile Planned Unit Development
& 17) West side of South University Boulevard, ¼ mile ± South of Old Shell Road, extending to the North termini of General Bullard Avenue and Westfield Avenue, and extending to the East side of Long Street, 900'± South of Old Shell Road.
Planned Unit Development Approval for multiple buildings on a single building site for a 240 unit residential apartment complex.
Council District 5
- 17. Case #ZON2006-02549 (Rezoning)**
(& 15 University of South Alabama Foundation
& 16) West side of South University Boulevard, 750'± South of Old Shell Road, extending to the North termini of Barbara Mitchell Drive East, General Bullard Avenue, and Westfield Avenue, and extending to the East side of Long Street, 900'± South of Old Shell Road.
Rezoning from B-1, Buffer Business, B-2, Neighborhood Business, and B-3, Community Business, to B-1, Buffer Business, to eliminate split zoning in a commercial subdivision and to allow an apartment complex, and unspecified commercial use.
Council District 5
- 18. Case #SUB2006-00287 (Subdivision)**
(& 19) West Airport Boulevard Center Subdivision
6575 Airport Boulevard
(South side of Airport Boulevard, 675'± East of Providence Hospital Drive).
Number of Lots / Acres: 3 Lots / 19.8± Acres
Engineer / Surveyor: Kimley-Horn and Associates Inc.
Council District 6
- 19. Case #ZON2006-02544 (Planned Unit Development)**
(& 20) West Airport Boulevard Center Subdivision
6575 Airport Boulevard
(South side of Airport Boulevard, 675'± East of Providence Hospital Drive).
Planned Unit Development Approval to allow shared access between three building sites.
Council District 6

OTHER BUSINESS: