

# **MOBILE CITY PLANNING COMMISSION AGENDA**

**OCTOBER 6, 2011 - 2:00 P.M.**

## **AUDITORIUM, MOBILE GOVERNMENT PLAZA**

### **APPROVAL OF MINUTES:**

### **HOLDOVERS:**

1. **Case #ZON2011-01556 (Sidewalk Waiver)**  
**Hill Forest, LLC: David G. Sumrall**  
1900 Shelton Beach Road Extension  
(East side of Shelton Beach Road, ½± mile North of Moffett Road).  
Request to waive construction of a sidewalk along Shelton Beach Road Extension.  
Council District 1
  
2. **Case #SUB2011-00076 (Subdivision)**  
**Airport Waffle House Subdivision**  
3024 Airport Boulevard  
(North side of Airport Boulevard Service Road, 490'± West of Sage Avenue).  
**Number of Lots / Acres:** 3 Lots / 3.7 Acres±  
**Engineer / Surveyor:** Rowe Surveying & Engineering, Co. Inc.  
Council District 5
  
3. **Case #ZON2011-01698 (Planned Unit Development)**  
**Airport Waffle House Subdivision**  
3024 Airport Boulevard  
(North side of Airport Boulevard Service Road, 490'± West of Sage Avenue).  
Planned Unit Development Approval to allow shared access and parking between two building sites.  
Council District 5
  
4. **Case #ZON2011-01940**  
**Persons Development / Paul Persons**  
4474 & 4480 Halls Mill Road  
(North side of Halls Mill Road at the Northern terminus of Laughlin Drive).  
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow two buildings on a single building site and shared access between three building sites.  
Council District 4

5. **Case #SUB2011-00089 (Subdivision)**  
(&6) **Asian Square Subdivision**  
454 & 456 Azalea Road  
(West side of Azalea Road, 400'± South of Cresthaven Road).  
**Number of Lots / Acres:** 2 Lot / 0.5 Acres ±  
**Engineer / Surveyor:** Don Williams Engineering  
Council District 5
6. **Case #ZON2011-01953 (Planned Unit Development)**  
(&5) **Asian Square Subdivision**  
454 & 456 Azalea Road  
(West side of Azalea Road, 400'± South of Cresthaven Road).  
Planned Unit Development Approval to allow shared access and parking  
between multiple building sites.  
Council District 5

**EXTENSIONS:**

7. **Case #ZON2009-02084 (Planned Unit Development)**  
**St. Luke's Upper School Subdivision**  
1400 South University Boulevard  
(South side of University Boulevard, 490'± East of Grelot 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 the addition of new baseball, softball, and football fields, all associated  
backstops and dugouts for new fields, moveable bleachers and a new ground  
maintenance storage building.  
Council District 6

**NEW SUBDIVISION APPLICATIONS:**

8. **Case #SUB2011-00106**  
**Waterfront Rescue Mission Homeless Campus Subdivision**  
279 North Washington Avenue and 260 North Scott Street  
(Southwest corner of North Washington Avenue and Congress Street and  
extending to the Southeast corner of North Scott Street and Congress Street and  
extending to the Northwest corner of North Washington Avenue and State  
Street)  
**Number of Lots / Acres:** 1 Lot / 1.5 Acre±  
**Engineer / Surveyor:** Asarisi & Associates, LLC  
Council District 2

9. **Case #SUB2011-00109**  
**Edwin Townsend's Subdivision No. 1, In Lot 3 of First Division of McVoy Tract, Resubdivision of the East 211 Feet of Lot 1**  
3300 Dauphin Island Parkway  
(Southwest corner of Dauphin Island Parkway and Gill Road).  
**Number of Lots / Acres:** 1 Lot / 0.5 Acre±  
**Engineer / Surveyor:** Polysurveying Engineering, Land Surveying  
Council District 3
10. **Case #SUB2011-00110**  
**Luke 4:18 Fellowship Subdivision**  
West side of Sollie Road, 1220'± South of Cottage Hill Road.  
Number of Lots / Acres: 1 Lot / 7.5 Acres±  
**Engineer / Surveyor:** Rester and Coleman Engineers, Inc.  
County
11. **Case #SUB2011-00107**  
**Simpshur Subdivision**  
10250 Johnson Road South  
(North side of Johnson Road South, 115'± West of Plantation Drive West).  
**Number of Lots / Acres:** 2 Lots / 2.3 Acres±  
**Engineer / Surveyor:** Doug Bryant  
County

**GROUP APPLICATIONS:**

12. **Case #SUB2011-00105 (Subdivision)**  
(&13) **Hallmark at Mobile Subdivision**  
Southeast corner of Gurley Road and Cody Road North.  
**Number of Lots / Acres:** 1 Lot / 7.1 Acres±  
**Engineer / Surveyor:** McCrory and Williams, Inc.  
Council District 7
13. **Case #ZON2011-02185 (Planned Unit Development)**  
(&12) **Hallmark at Mobile Subdivision**  
Southeast corner of Gurley Road and Cody Road North.  
Planned Unit Development Approval to allow multiple buildings on a single building site to include four (4) multi-story apartment buildings with a total of 92 units and a clubhouse.  
Council District 7

- 14. Case #SUB2011-00108 (Subdivision)**  
**(&15) East Beltline Subdivision**  
216 East I-65 Service Road North  
(East side of East I-65 Service Road North, 610'± North of Old Shell Road).  
**Number of Lots / Acres:** 1 Lot / 0.7 Acre±  
**Engineer / Surveyor:** Byrd Surveying, Inc.  
Council District 1
- 15. Case #ZON2011-01915 (Planning Approval) (Holdover)**  
**(&14) Bay Bank**  
216 East I-65 Service Road North  
(East side of East I-65 Service Road North, 425'± North of Old Shell Road).  
Planning Approval to allow Equipment Sales, Rental, and Leasing, Heavy in a  
B-3, Community Business District.  
Council District 1
- 16. Case #SUB2011-00112 (Subdivision)**  
**(&17 Azalea Park Subdivision**  
**&18)** 680 Azalea Road  
(West side of Azalea Road, 670'± North of Cottage Hill Road).  
**Number of Lots / Acres:** 1 Lot / 0.8± Acre  
**Engineer / Surveyor:** Daniel Clark, PLS  
Council District 5
- 17. Case #ZON2011-02294 (Planned Unit Development)**  
**(&16 Azalea Park Subdivision**  
**&18)** 680 Azalea Road  
(West side of Azalea Road, 670'± North of Cottage Hill Road).  
Planned Unit Development Approval to allow multiple buildings on a single  
building site.  
Council District 5
- 18. Case #ZON2011-01827 (Planning Approval) (Holdover)**  
**(&16 William T Partridge**  
**&17)** 680 Azalea Road  
(West side of Azalea Road, 515'± North of Cottage Hill Road).  
Planning Approval to allow a Church Daycare in a B-1, Buffer Business  
District.  
Council District 5

**19. Case #SUB2011-00113 (Subdivision)**  
**(&20) CJ Subdivision**  
5526 Todd Acres Drive  
(North side of Todd Acres Drive, 5/10± mile West of Commerce Boulevard East).  
**Number of Lots / Acres:** 1 Lot / 10.0 Acres±  
**Engineer / Surveyor:** Don Williams Engineering  
Council District 4

**20. Case #ZON2011-02298 (Planned Unit Development)**  
**(&19) CJ Subdivision**  
5526 Todd Acres Drive  
(North side of Todd Acres Drive, 5/10± mile West of Commerce Boulevard East).  
Planned Unit Development Approval to allow multiple buildings on a single building site.  
Council District 4

**21. Case #SUB2011-00111 (Subdivision)**  
**(&22) Hydrocarbon of Mobile Subdivision**  
North side of Paper Mill Road, 315'± East of Woodland Avenue North and extending East to Chickasaboug Creek.  
**Number of Lots / Acres:** 3 Lots / 53.0 Acres±  
**Engineer / Surveyor:** McCrory & Williams, Inc.  
Council District 2

**22. Case #ZON2011-02291 (Planned Unit Development)**  
**(&21) Hydrocarbon of Mobile Subdivision**  
North side of Paper Mill Road, 315'± East of Woodland Avenue North and extending East to Chickasaboug Creek.  
Planned Unit Development Approval to allow multiple buildings on a single building site.  
Council District 2

**OTHER BUSINESS:**