

MOBILE CITY PLANNING COMMISSION AGENDA

January 5, 2023 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

ROLL CALL:

	Mr. John W. “Jay” Stubbs, Jr. Chairman
	Mr. Allan Cameron, Vice Chairman
	Ms. Jennifer Denson, Secretary
	Mr. Carlos Gant
	Ms. Shirley Sessions
	Mr. Taylor Atchison
	Mr. Matt Anderson, (MD)
	Mr. Nick Amberger (AO)
	Mr. Scott Jones (CC)
	Ms. Susan Carley (S)
	Mr. Kirk Mattei (S)

(S) Supernumerary (MD) Mayor’s Designee (AO) Administrative Official
(CC) City Council Representative (PJ) Planning Jurisdiction

ADOPTION OF THE AGENDA

NEW SUBDIVISION APPLICATIONS:

- 1057 Tennessee Street**
(South side of Tennessee Street, 149’± West of Gayle Street, extending to the Northwest corner of Gayle Street and Kentucky Street).
Council District 3
SUB-002323-2022
Order of Polka Dots Subdivision, Revised
Number of Lots / Acres: 1 Lot / 2.0± Acre
Engineer / Surveyor: Austin Engineering Co. Inc.

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2. **3603 Kent Road**
(East side of Kent Road, 809'± South of Clubhouse Road).
Council District 3
SUB-002316-2022
Pinewood River Subdivision, Block C, First Addition to, Resubdivision of Lot 10
Number of Lots / Acres: 2 Lots / 0.7± Acre
Engineer / Surveyor: Polysurveying Engineering – Land Surveying

GROUP APPLICATIONS:

3. **1459 Montlimar Court**
(East side of Montlimar Court, 477'± North of Cottage Hill Road).
Council District 5
 - a. **SUB-002317-2022 (Subdivision)**
Harder Subdivision
Number of Lots / Acres: 1 Lot / 0.4± Acre
Engineer / Surveyor: Wattier Surveying. Inc
 - b. **ZON-002318-2022 (Rezoning)**
Carol Joann Harder Trust (Carol Lloyd Harder, Agent)
Rezoning from B-2, Neighborhood Business District, and B-3, Community Business District, to B-3, Community Business District.
4. **1400 East I- 65 Service Road North**
(Northeast corner of East I-65 Service Road North and Georgia Pacific Avenue).
Council District 1
 - a. **SUB-002334-2022 (Subdivision)**
Southern Tire Mart Subdivision
Number of Lots / Acres: 1 Lot / 29.4± Acre
Engineer / Surveyor: Wattier Surveying. Inc
 - b. **SUB-SW-002326-2022 (Sidewalk Waiver)**
Duff Real Estate, LLC
Request to waive construction of a sidewalk along East I-65 Service Road North and Georgia Pacific Avenue.

5. **West side of Hillcrest Road, 0.2± mile South of the West terminus of Nevius Road**
Council District 6
 - a. **SUB-002321-2022 (Subdivision)**
Swintindustrial Subdivision
Number of Lots / Acres: 1 Lot / 80.3± Acres
Engineer / Surveyor: Rowe Engineering & Surveying
 - b. **PUD-002322-2022 (Planned Unit Development)**
Swintindustrial Subdivision
Planned Unit Development to allow multiple buildings on a single building site.
 - c. **ZON-002324-2022 (Rezoning)**
Swintindustrial Mobile AL, LLC (Jefferson Bennett, Agent)
Rezoning from LB-2, Limited-Neighborhood Business District, to B-5, Office-Distribution District.

6. **4701 Halls Mill Road**
(South side of Halls Mill Road, 246'± East of Rochelle Street).
Council District 4
 - a. **SUB-002315-2022 (Subdivision)**
Persons Service Subdivision
Number of Lots / Acres: 2 Lots / 34.4± Acres
Engineer / Surveyor: Rowe Engineering & Surveying
 - b. **ZON-002174-2022 (Rezoning)**
Persons Development & Construction Services, LLC (Buddy Persons, Agent)
Rezoning from R-1, Single-Family Residential District, to I-1, Light Industry District.

7. **East terminus of Leighton Place Drive**
Council District 4
 - a. **SUB-002328-2022 (Subdivision)**
Leighton Place Subdivision, Phase II
Number of Lots / Acres: 17 Lots / 8.3± Acre
Engineer / Surveyor: The Woodlands Group Surveying Solutions
 - b. **PUD-002319-2022 (Planned Unit Development)**
Leighton Village
Planned Unit Development to amend a previously approved Planned Unit Development to allow reduced front yard and side yard setbacks, and increased site coverage in an R-1, Single-Family Residential District.