

MOBILE CITY PLANNING COMMISSION AGENDA

OCTOBER 6, 2022 - 2:00 P.M.

AUDITORIUM, GOVERNMENT PLAZA

ROLL CALL:

	Mr. John W. “Jay” Stubbs, Jr. <i>Chairman</i>
	Mr. Allan Cameron, <i>Vice Chairman</i>
	Ms. Jennifer Denson, <i>Secretary</i>
	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

ADOPTION OF THE AGENDA:

HOLDOVERS:

1. **625, 635, 645, 655, 665, 675 and 685 Dawes Road**
(Southeast corner of Dawes Road and Glider Avenue, extending to the Northeast corner of Dawes Road and Old Government Street Road).
Council District 6
 - a. **SUB-002175-2022 (Subdivision)**
Dawes Townhomes Subdivision
Number of Lots / Acres: 64 Lots / 8.1± Acres
Engineer / Surveyor: Engineering Design Group, L.L.C.

b. PUD-002172-2022 (Planned Unit Development)

Dawes Townhomes Subdivision

Planned Unit Development approval to allow reduced front, rear and side yard setbacks, reduced lot sizes, increased site coverage, and a private street in a residential subdivision.

NEW SUBDIVISION APPLICATIONS:

2. 3108 Lees Lane

(West side of Lees Lane, 220'± South of Gordon John Drive, extending to the South terminus of Gordon John Drive, and the East terminus of Azalea Road).

Council District 4

SUB-002190-2022

Lees Lane Subdivision, Phase 1

Number of Lots / Acres: 1 Lot / 10.9± Acres

Engineer / Surveyor: Gulf States Engineering

3. 258 North Hamilton Street

(East side of North Hamilton Street, 70'± South of Congress Street).

Council District 2

SUB-002208-2022

Kimberlyn Downs Estates Subdivision

Number of Lots / Acres: 1 Lot / 0.1± Acre

Engineer / Surveyor: Rowe Engineering & Surveying

4. 4359 Fieldwood Drive

(Northeast corner of Fieldwood Drive and Montclair Circle South).

Council District 4

SUB-002189-2022

Lackeos Subdivision

Number of Lots / Acres: 2 Lots / 0.8± Acre

Engineer/ Surveyor: Byrd Surveying, Inc.

NEW REZONING APPLICATIONS:

5. 2819 Government Boulevard

(South side of Government Boulevard, 235'± East of Thompson Drive, extending to the North side of Thompson Drive North, 75'± East of Thompson Drive).

Council District 3

ZON-002182-2022

Royal Academy Daycare (Brittany Williams, Agent)

Rezoning from R-1, Single-Family Residential District, and B-2, Neighborhood Business District, to B-2, Neighborhood Business District.

GROUP APPLICATIONS:

6. 3200 and 3202 Old Shell Road

(Northwest corner of Old Shell Road and Abrams Street).
Council District 1

a. SUB-002203-2022 (Subdivision)

Bringer of Rain Estates Subdivision

Number of Lots / Acres: 2 Lots / 0.45± Acre

Engineer / Surveyor: Byrd Surveying, Inc.

b. PUD-002204-2022 (Planned Unit Development)

Bringer of Rain Estates Subdivision

Planned Unit Development approval to allow shared access between two building sites.

c. ZON-002205-2022 (Rezoning)

Gerald Byrd, Agent

Rezoning from R-1, Single-Family Residential District, and B-3, Community Business District, to B-3, Community Business District.

7. 1263 Baker Street

(South side of Baker Street, 2/5± mile West of Yeend Street).
Council District 3

a. SUB-002206-2022 (Subdivision)

Port of Mobile Logistics Park Subdivision

Number of Lots / Acres: 1 Lot / 50.9± Acres

Engineer / Surveyor: Wattier Surveying, Inc.

b. ZON-002207-2022 (Rezoning)

Alabama State Port Authority (Casey Pipes, Agent)

Rezoning from R-2, Two-Family Residential District, and I-2, Heavy Industrial District to I-2, Heavy Industrial District.

8. 3661 Dauphin Street

(Southwest corner of Dauphin Street and West I-65 Service Road South).
Council District 5

a. SUB-002149-2022 (Subdivision)

Dauphin Way Baptist Church Subdivision, Resubdivision of Lot 1

Number of Lots / Acres: 2 Lots / 19.3± Acres

Engineer / Surveyor: Byrd Surveying, Inc.

b. PUD-002195-2022 (Planned Unit Development)

Dauphin Way Baptist Church Subdivision

Planned Unit Development Approval to allow shared access and parking between two building sites.

9. West side of Satchel Paige Drive, 180'± South of Government Blvd, extending to the East side of I-65 South.

Council District 4

a. SUB-002197-2022 (Subdivision)

McGowin Park Subdivision

Number of Lots / Acres: 2 Lots / 12.8± Acres

Engineer / Surveyor: Duplantis Design Group

b. PUD-002196-2022 (Planned Unit Development)

McGowin Park

Planned Unit Development approval to amend a previously approved Planned Unit Development to allow shared access and parking and allow increased signage for a retail shopping center.

10. South side of Dauphin Street, 520'± East of Sage Avenue, extending to the East side of Sage Avenue, 905'± South of Dauphin Street, and extending to the West termini of Exter Drive and Sherwood Drive South.

Council District 1

a. SUB-002201-2022 (Subdivision)

SRV KO Subdivision

Number of Lots / Acres: 2 Lots / 26.6± Acres

Engineer / Surveyor: McCrory & Williams, Inc.

b. PUD-002200-2022 (Planned Unit Development)

SRV KO Subdivision

Planned Unit Development approval to allow multiple buildings on a single building site, and shared access between multiple building sites on a private street.

c. ZON-002202-2022 (Rezoning)

SRV Housing Partners, LLC (McCrory & Williams, Inc., Agent)

Rezoning from LB-2, Limited Neighborhood Business District, and R-3, Multi-Family Residential District, to R-3, Multi-Family Residential District.

11. 3520 Spanish Alley

(North terminus of Spanish Alley, between Halls Mill Creek and Riviere du Chien Road).
Council District 4

a. SUB-002198-2022 (Subdivision)

Sunset Creek Subdivision

Number of Lots / Acres: 3 Lots / 7.5± Acres

Engineer / Surveyor: Rowe Engineering & Surveying

b. PUD-002214-2022 (Planned Unit Development)

Sunset Creek Subdivision

Planned Unit Development Approval to allow a gated, private street single-family residential subdivision.

12. 1617 Brill Road

(South side of Brill Road, 350'± West of Dauphin Island Parkway).
Council District 3

a. SUB-002188-2022 (Subdivision)

Bridge the Gap Subdivision

Number of Lots / Acres: 1 Lot / 1.5± Acres

Engineer / Surveyor: Bethel Engineering

b. PUD-002187-2022 (Planned Unit Development)

Bridge the Gap Manufactured Homes

Planned Unit Development approval to allow multiple buildings (manufactured homes) on a single building site.

c. PA-002136-2022 (Planning Approval)

Robert Clay Buckley (Bethel Engineering, Agent)

Planning Approval to allow a mobile home park in an R-3, Multi-Family Residential District.

d. ZON-002137-2022 (Rezoning)

Robert Clay Buckley (Bethel Engineering, Agent)

Rezoning from R-1, Single-Family Residential District, to R-3, Multi-Family Residential District.

13. South side of Zeigler Boulevard, 390'± West of Cody Road, extending to the West side of Cody Road, 575'± South of Zeigler Boulevard.

Council District 7

a. SUB-002227-2022 (Subdivision)

Zeigler Boulevard Apartments Subdivision

Number of Lots / Acres: 3 Lots / 32.0± Acres

Engineer / Surveyor: Bethel Engineering

b. PUD-002199-2022 (Planned Unit Development)

Zeigler Boulevard Apartments

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

OTHER BUSINESS: