

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF DECEMBER 16, 2021
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

1. **CALL TO ORDER**

2. **CALL OF ROLL**

3. **APPROVAL OF MINUTES:** Review of minutes of the regular meeting of November 18, 2021.

4. **OLD BUSINESS:**

A. **SITE PLAN REVIEW:**

1. File SP21-10: **(Tabled at the request of the applicant until the regular meeting of January 27, 2022)**

Site: The Noble at Daphne

Zoning: *R-7(A), Apartments, and GC, Golf Course*

Location: Southwest of the intersection of County Road 13 and U.S. Highway 90

Area: 28.59 Acres $\pm$

Owner: John White-Spunner, ETAL

Developer: Adcock Properties - John Adcock

Agent: White-Spunner Realty - Matt White

Engineer: Wooten Engineering - Jason Wooten

5. **NEW BUSINESS:**

A. **SITE PLAN REVIEW:**

1. File SP21-17:

Site: Las Catrinas

Zoning: *B-2, General Business*

Location: Southwest of the intersection of Alabama Highway 181 and Highway 31

Area: 1.23 Acres $\pm$

Owner: Baldwin (AL) Development, L.L.C. - Wayne Cave

Developer: Armando Ortiz

Engineer: Barton & Shumer - David Shumer

B. **PRELIMINARY PLAT REVIEW:**

1. File SDP21-01: **(PUBLIC HEARING)**

Subdivision: **St. Michael's Place, a Resubdivision of Lots 22 through 27 of Highland Farms**

Present Zoning: PUD, Planned Unit Development

Area: 53.46 Acres $\pm$

Location: Northeast of Alabama 181 and Saint Michael Way

Owner: Joseph Mancini

Developer: 181 Ventures, L.L.C. - Charles Breland III

Surveyor: Smith, Clark & Associates - Hunter Smith

Engineer: Wooten Engineering - Jason Wooten

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C. OFFICIAL ZONING AND STREET MAP UPDATE:

File AP21-15:

Presentation to be given by Adrienne Jones, Director of Community Development, of a proposed amendment to the Official Zoning Map and the Official Street Map.

6. PUBLIC PARTICIPATION

7. ATTORNEY'S REPORT

8. COMMISSIONER'S COMMENTS

9. DIRECTOR'S COMMENTS

10. ADJOURNMENT