

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF AUGUST 28, 2025
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 July 24, 2025.

4. **PUBLIC PARTICIPATION**

5. **OLD BUSINESS:**

A. **OAK GROVE ESTATES MASTER PLAN AMENDMENT:**

1. **File MPA25-01: (Tabled by the applicant until the regular meeting of September 25, 2025)**

Presentation to be given by Jason Wooten, Wooten Engineering, requesting an amendment to the master plan of Oak Grove Estates.

B. **SCHIEFFLIN ESTATES – RECONSIDERATION OF THE WAIVER TO THE RIGHT-OF WAY WIDTH REQUEST:**

1. **File AP25-03 - Street:**

Presentation to be given by Haymes Snedeker, developer, requesting a waiver from the provisions of Section 11-6 of the Land Use and Development Ordinance pertaining to Minimum Street Requirements, which requires roads classified as an alley to provide a minimum asphalt width of twenty-feet.

6. **NEW BUSINESS:**

A. **PTAC COMPANIES OFFICE BUILDING SITE PLAN REVIEW:**

1. **Planning Commission approval of a restaurant in a B-1(a) zone. (PUBLIC HEARING)**

2. **File SP25-09:**

Site: PTAC Companies Office Building

Zoning(s): *B-1(a), Limited Local Business*

Area: 1.21 Acres $\pm$

Location: Southeast corner of Main Street and Van Avenue

Owner: PTAC Ventures, Inc. - Jordan Watkins

Engineer: Lieb Engineering - Chris Lieb

B. **ADMINISTRATIVE PRESENTATIONS:**

ANNEXATION AND STREET ACCEPTANCE OF PARKER LANE:

1. **File ANX25-02/AP25-09:**

Request for annexation and petition for street acceptance for Parker Lane, an existing right of way, located due southeast of the intersection of Rosedown Lane and County Road 13, to be presented by Community Development.

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2. STREET ACCEPTANCE OF LAVENDER LANE:

File AP25-10:

Request for street acceptance of the new section of Lavender Lane, a right of way, located north of the Daphne Justice Center, south of the intersection of Daphne Avenue and U.S. Highway 98 to be presented by Community Development.

7. ATTORNEY'S REPORT

8. COMMISSIONER'S COMMENTS

9. DIRECTOR'S COMMENTS

10. ADJOURNMENT