

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF APRIL 22, 2010
COUNCIL CHAMBERS, CITY HALL - 6:00 P.M.

1. **CALL TO ORDER**
2. **CALL OF ROLL**
3. **APPROVAL OF MINUTES:** Review minutes of the regular meeting of March 25, 2010
4. **OLD BUSINESS:**

A. PRELIMINARY/FINAL PLAT REVIEW:

1. File SDPF10-04:

Subdivision: TimberCreek Golf Course

Zoning(s): *B-2, General Business*

Location: On the North and South side of TimberCreek Boulevard

Area: 240.40 Acres $\pm$, (5) lots

Owner: TimberCreek Investments, L.L.C. - Larry Waldrep, Manager

Engineer: Rester & Coleman Engineers - Joel Coleman

B. CAROLINE WOODS SUBDIVISION, PHASE TWO:

1. MASTER PLAN:

Presentation to be given by Mr. David Diehl, representing Engineering Development Services, requesting master plan review for Caroline Woods Subdivision.

2. PRELIMINARY PLAT REVIEW:

File SDP10-01:

Subdivision: Caroline Woods, Phase Two

Zoning(s): *R-4, High Density Single Family Residential*

Location: Northeast of the intersection of Parker Lane and Whispering Pines Road, North of Madison Place Subdivision and West of Daphne Commercial Park, Phase Two

Area: 13.27 Acres $\pm$, (55) lots

Owner: Elite Development, L.L.C. - Clarence Burke

Engineer: Engineering Development Services - David Diehl

3. REQUEST FOR PERMANENT DRAINAGE EASEMENT-CITY OF DAPHNE:

Presentation to be given by Mr. David Diehl, representing Engineering Development Services, requesting to obtain a permanent drainage easement from the City of Daphne to Elite Development, L.L.C., the owner of Caroline Woods Subdivision, Phase Two, for the purpose of the installation of a drainage pipe to control the storm water located at the southwest corner of subdivision entering onto the Daphne Sports Complex property.

5. NEW BUSINESS:

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A. ADMINISTRATIVE PRESENTATION:

1. Presentation to be given by Mr. Daniel Persinger, representing Persinger Automotive, requesting approval of the placement of a manufactured office building on Lot 2, Darring Business Subdivision located northwest of the intersection of U.S. Highway 98 and Van Buren Avenue to be used as a used automobile sales facility.
2. Presentation to be given by Mr. Jason Estes or Mr. David Diehl, representing Engineering Development Services, requesting street acceptance of French Settlement Road Extension No. 2 “known as Felicity Lane extension”.
3. Presentation to be given by Mr. Jason Estes or Mr. David Diehl, representing Engineering Development Services, requesting street acceptance of French Settlement Road Extension No. 1, at the southeast corner of Phase 1B and French Settlement Boulevard, and all streets contained within French Settlement Subdivision, Phase One B.

6. PUBLIC PARTICIPATION

7. ATTORNEY’S REPORT

8. COMMISSIONER’S COMMENTS

9. DIRECTOR’S COMMENTS

10. ADJOURNMENT