

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF NOVEMBER 17, 2011
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

1. **CALL TO ORDER**

2. **CALL OF ROLL**

3. **APPROVAL OF MINUTES:** Review minutes of the regular meeting of October 27, 2011

4. **NEW BUSINESS:**

A. **DUNMORE SUBDIVISION, PHASE TWO, PART C:**

1. **ADMINISTRATIVE PRESENTATION:**

Presentation to be given by Mr. Joel Coleman, representing Rester & Coleman Engineers, requesting an exemption to Article 11-6, reverse curves on all proposed north-south streets must have a minimum reverse curve tangent of one hundred feet.

2. **PRELIMINARY PLAT REVIEW:**

File SDP11-04:

Subdivision: Dunmore Subdivision, Phase 2, Part C

Present Zoning(s): R-2, Medium Density Single Family Residential, R-3, High Density Single Family Residential and R-4, High Density Single Family Residential (Approved by City Council on Monday, November 7, 2011)

Location: On the East side of Alabama Highway 181, South of Austin Road, North of Dick Higbee Road

Area: 50.02 Acres $\pm$, (123) lots

Owner: Hearthstone Multi-Asset Entity-Steven Mathison, Vice President

Engineer: Rester & Coleman Engineers - Joel Coleman

C. **ADMINISTRATIVE PRESENTATION:**

1. Presentation to be given by Mr. William Lange, owner of Bay Auto Glass, requesting to clear approximately ninety feet of the front of Lot 1 and a portion of Lot 2, Tillman Brothers Subdivision for the installation of an impervious surface such as gravel or rock, lighting and signage for a self-service automobile sales lot located at 2506 U.S. Highway 98, northeast of the intersection of Santa Rosa Drive and U.S. Highway 98. Current zoning is B-2, General Business.

2. Planning Commission to discuss goals for the upcoming year.

5. **PUBLIC PARTICIPATION**

6. **ATTORNEY'S REPORT:** Report on Conservation Easement, TimberCreek Golf Course

7. **COMMISSIONER'S COMMENTS**

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8. **DIRECTOR'S COMMENTS**
9. **ADJOURNMENT**