

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF AUGUST 25, 2011
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

1. **CALL TO ORDER**

2. **CALL OF ROLL**

3. **APPROVAL OF MINUTES:** Review of minutes for the regular meeting of July 28, 2011

4. **OLD BUSINESS:**

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

1. **MASTER PLAN:**

Presentation to be given by Mr. Joel Coleman, representing Rester & Coleman Engineers, requesting a master plan revision for Dunmore Subdivision, Phase Two, Part C.

2. **PRELIMINARY/FINAL PLAT REVIEW:**

File SDPF11-02:

Subdivision: Dunmore, Phase Two, Part C
(Associated with the zoning amendments for Hearthstone Multi-Asset Entity)

Present Zoning: *R-1, Low Density Single Family Residential and R-2, Medium Density Single Family Residential*

Proposed Zoning: *R-2, Medium Density Single Family Residential, R-3, High Density Single Family Residential, and R-4, High Density Single Family Residential*

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

Area: 50.02 Acres $\pm$, (3) lots

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

Engineer: Rester & Coleman Engineers - Joel Coleman

3. **PETITIONS:**

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(a) **ZONING AMENDMENT:**

File Z11-02: Hearthstone Multi-Asset Entity

***Present Zoning: R-1, Low Density Single Family Residential and R-2,
Medium Density Single Family Residential***

Proposed Zoning: R-3, High Density Multi-Family Residential

Location: On the East side of Alabama Highway 181, South of
Austin Road, North of Dick Higbee Road, Lot 1,
Dunmore Subdivision, Phase Two, Part C

Area: 34.48 Acres $\pm$

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

Engineer: Rester & Coleman Engineers - Joel Coleman

(b) **ZONING AMENDMENT:**

File Z11-03: Hearthstone Multi-Asset Entity

Present Zoning: R-1, Low Density Single Family Residential

Proposed Zoning: R-2, Medium Density Single Family Residential

Location: On the East side of Alabama Highway 181, South of
Austin Road, North of Dick Higbee Road, Lot 2,
Dunmore Subdivision, Phase Two, Part C

Area: 11.84 Acres $\pm$

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

Engineer: Rester & Coleman Engineers - Joel Coleman

(c) **ZONING AMENDMENT:**

File Z11-04: Hearthstone Multi-Asset Entity

Present Zoning: R-1, Low Density Multi-Family Residential

Proposed Zoning: R-4, High Density Multi-Family Residential

Location: On the East side of Alabama Highway 181, South of
Austin Road, North of Dick Higbee Road, Lot 3,
Dunmore Subdivision, Phase Two, Part C

Area: 3.77 Acres $\pm$

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

Engineer: Rester & Coleman Engineers - Joel Coleman

5. **NEW BUSINESS:**

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B. ADMINISTRATIVE PRESENTATION:

1. Presentation to be given by Nancy Anderson, GIS Manager, of a revision to the City of Daphne Zoning and Street Map.
2. Presentation to be given by Mr. Mitchell Davenport, representing the Gateway Companies, requesting a revised master plan review for Laurel Springs Apartments formerly known as Jubilee Ridge Condominiums located southeast of the intersection of Pollard Road and County Road 64. Current zoning is R-4, High Density Multi-Family Residential.
3. Presentation to be given by Mr. Richard Johnson, Public Works Director, requesting annexation of the right-of-way of Woodrow Lane from Alabama State Highway 181 to the unimproved portion of Woodrow Lane into the corporate limits of the City of Daphne.

6. PUBLIC PARTICIPATION

7. ATTORNEY'S REPORT

8. COMMISSIONER'S COMMENTS

9. DIRECTOR'S COMMENTS

10. ADJOURNMENT