

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF SEPTEMBER 27, 2012
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 26, 2012.

4. **NEW BUSINESS:**

A. **ELECTION OF OFFICERS**

B. **PUBLIC HEARINGS:**

1. 3rd amendment to Ordinance 2011-54, Land Use and Development Ordinance, a revision to Article 9, Section 12 (g), **add Fabricated accessory structures are intended for storage. Any and all prefabricated accessory structures shall conform to the following requirements: 1. Shall be no more than 18 ft (eighteen feet) in length; 2. Shall not be used as a habitable unit; 3. Shall not be served by heat, electricity or plumbing; and, 4. Does not need to be placed on a permanent foundation.**

2. 4th amendment to Ordinance 2011-54, Land Use and Development Ordinance, a revision to Article 8, Definitions, **add Prefabricated (prefab or factory built). Any structure, which is wholly or in substantial part, made, fabricated, formed or assembled in manufacturing facilities for installation or assembly and installation on a building site. A building which is wholly or in substantial part manufactured at an off-site location to be assembled on-site; and Accessory Structures, Prefabricated. An accessory structure that is pre-built or purchased in a kit in prefabricated sections. It is not designed or intended to be used as a habitable unit and is not designed to be served by central heat, or sanitary plumbing and does not need to be placed on a permanent foundation. A non-habitable unit that is pre-built or purchased in a kit in prefabricated sections.**

C. **SITE PLAN REVIEW:**

1. **File S12-08:**

Site: French Settlement Pool

Zoning(s): *R-2, Medium Density Single Family Residential*

Location: Common area 4, French Settlement Subdivision,
Phase 1A, northwest of Longue Vue Boulevard and
Felicity Lane

Area: 3.3 Acres $\pm$

Owner: Spa Daphne, L. L. C.

Engineer: Polysurveying - Vince LaCoste

D. **SUBDIVISION REPLAT REVIEW:**

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1. File SRP12-10:

Subdivision: J. R. & Melissa Allstun

Zoning(s): *R-3, High Density Single Family Residential*

Location: 133 and 135 Broadmoor Drive, Lot 101 and 102, Lake Forest Subdivision, Unit 14

Area: 0.31 Acres $\pm$

Owner: J. R. & Melissa Allstun

Surveyor: Moore Surveying - Seth Moore

E. PETITIONS:

VACATION OF EASEMENT REVIEW:

File VOE12-01: J. R. & Melissa Allstun

Zoning(s): *R-3, High Density Single Family Residential*

Location: 133 and 135 Broadmoor Drive, Lot 101 and 102, Lake Forest Subdivision, Unit 14

Area: 0.31 Acres $\pm$

Owner: J. R. & Melissa Allstun

Surveyor: Moore Surveying - Seth Moore

5. PUBLIC PARTICIPATION

6. ATTORNEY'S REPORT

7. COMMISSIONER'S COMMENTS

8. DIRECTOR'S COMMENTS

9. ADJOURNMENT