

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF JUNE 28, 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 May 24, 2012.

4. **OLD BUSINESS:**

A. **SUBDIVISION PRELIMINARY EXTENSION:**

File SDPE12-02:

Presentation to be given by Mr. Jay Dickson, representing Volkert & Associates, requesting an extension of time for the approval of the preliminary plat for Paradiso Subdivision. The preliminary plat was approved by the Planning Commission on January 22, 2009. One year extension was granted on December 17, 2009 and January 27, 2011. Tabled by Planning Commission on April 26, 2012 and May 24, 2012.

5. **NEW BUSINESS:**

A. **SUBDIVISION PRELIMINARY/FINAL EXTENSION:**

File SDPFE12-01:

Presentation to be given by Mr. Dane Haygood, representing H-Properties, requesting an extension of time for the approval of the preliminary/final plat for the Resubdivision of Lot 2, Block A, Historic Malbis Subdivision. The preliminary/final plat was approved by the Planning Commission on July 28, 2011.

B. **SITE PLAN REVIEW:**

1. **File SP12-06:**

Site: Trione Street Office Complex

Zoning(s): B-2, General Business

Location: 805 Trione Avenue, northeast of the intersection of Main Street and Trione Avenue

Area: 0.31 Acres $\pm$

Owner: Mid-Bay Ventures, L.L.C. - Ray Hix

Engineer: Jade Consulting - Trey Jinright

C. **FINAL PLAT REVIEW:**

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF JUNE 28, 2012 DRAFT- JUNE 11
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

1. File SDF12-02:

Subdivision: **Saint Augustine, Phase 2**

Zoning(s): ***R-A, Rural Agricultural, Baldwin County District 15***

Location: Northeast of County Road 64 on Rigsby Road

Area: 12.91 Acres $\pm$, (29) lots

Owner: Breland Homes - Mr. Louis W. Breland

Engineer: Preble-Rish - David Diehl

2. File SDF12-03:

Subdivision: **Saint Augustine, Phase 3**

Zoning(s): ***R-A, Rural Agricultural, Baldwin County District 15***

Location: Northeast of County Road 64 on Rigsby Road

Area: 14.37 Acres $\pm$, (31) lots

Owner: Breland Homes - Mr. Louis W. Breland

Engineer: Preble-Rish - David Diehl

D. PETITIONS:

ZONING AMENDMENT:

1. File Z12-01: D. R. Horton, Inc.

(Oldfield Subdivision, Common Area 1A, Common Area 2A, and Lot 142A of Oldfield Subdivision, Phase One)

Present Zoning: B-1, Local Business, R-1, Low Density Single Family Residential, and R-3, High Density Multi-Family Residential

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

Location: West of Alabama Highway 181, near the intersection of Camberwell Drive and Devonfield Lane

Area: 5.08 Acres $\pm$

Owner(s): D. R. Horton - Pete Ferrari

Engineer: Preble-Rish - David Diehl

6. PUBLIC PARTICIPATION

7. ATTORNEY'S REPORT

8. COMMISSIONER'S COMMENTS

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF JUNE 28, 2012
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

- 9. **DIRECTOR'S COMMENTS**
- 10. **ADJOURNMENT**