

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF SEPTEMBER 26, 2013
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 August 29, 2013.

4. **OLD BUSINESS:**

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

1. **File SDPF13-09:**

Subdivision: Resubdivision of Lot 2A, Lot 2, Resubdivision of Wilson Avenue Business Park

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

Location: Southeast of the intersection of Wilson Avenue and U.S. Highway 98

Area: 1.49 Acres $\pm$, (3) lots

Owner: Black Angus Development - T. A. Drummond

Engineer: Hutchinson, Moore & Rauch - Tim Lawley or Scott Hutchinson

5. **NEW BUSINESS:**

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

1. **File SDPF13-10:**

Subdivision: Malbis Plantation, Inc.

Zoning(s): RSF-1, Single Family District and B-2, Neighborhood Business District, Baldwin County District 15, in the Extraterritorial Planning Jurisdiction of Daphne

Location: Southwest of the intersection of U.S. Highway 90 and Alabama Highway 181

Area: 36.33 Acres $\pm$, (2) lots

Owner: Malbis Plantation, Inc. - Antonio Cleonns

Engineer: Foresite Group - Shane Yarbrough

2. **File SDPF13-11:**

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Subdivision: Tasheiko Family Subdivision

Zoning(s): *RSF-2, Single Family District, Baldwin County District 16, in the Extraterritorial Planning Jurisdiction of Daphne*

Location: Montrose, South of Bay Shore Drive

Area: 3.31 Acres $\pm$, (6) lots

Owner: Leonid & Sandra Kay Tasheiko

Engineer: Preble-Rish - Steve Pumphrey

B. BROOKHAVEN SUBDIVISION:

1. MASTER PLAN:

File MPA13-03:

Presentation to be given by Mr. Steve Pumphrey, representing Preble-Rish, requesting a master plan revision for Brookhaven Subdivision.

2. PRELIMINARY PLAT REVIEW:

File SDP13-06:

Subdivision: Brookhaven, Phase Two, Part B

Present Zoning: *R-3, High Density Single Family Residential*

Location: Northwest of the intersection of Whispering Pines Road and County Road 13

Area: 7.07 Acres $\pm$, (19) lots

Owner: Feliciter Investment Group, L.L.C. - Nathan Cox

Engineer: Preble-Rish - Steve Pumphrey

C. SITE PLAN REVIEW:

1. File SP13-06:

Site: Renaissance Auto Sales

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

Location: Southwest of the intersection of Frederick and Renaissance Boulevard, Lot 6, Renaissance Center Subdivision, Phase 1a, Lots 1-7, and Phase 2a, Lot 1

Area: 1.25 Acres $\pm$

Owner: MYMS, Inc. - Mohamed Shakora, President

Engineer: Frank Dagley & Associates - Patrick Tolbert or Frank Dagley

D. PETITIONS:

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1. ZONING AMENDMENT:

File Z13-06: Walter J. and Martin L. Pierce

Present Zoning: R-3, Medium Density Single Family Residential

Proposed Zoning: B-2, General Business

Location: Across from the intersection of Highway 90 and County Road 13; adjacent to the proposed County Road 13 Interchange and Interstate 10

Area: 5.93 Acres $\pm$

Owner(s): Walter J. and Martin L. Pierce

E. CHRIST THE KING CATHOLIC CHURCH:

1. MASTER PLAN:

File MPA13-04:

Presentation to be given by Mr. Doug Bailey, representing Hutchinson, Moore & Rauch, requesting a master plan revision for Christ the King Catholic Church.

2. ZONING AMENDMENT:

File Z13-07: Christ the King Catholic Church

Present Zoning: B -2, General Business, R-2, Medium Density Single Family Residential and R-3, High Density Single Family Residential

Proposed Zoning: B-1, Local Business

Location: North of the intersection of Main Street and Van Avenue; and Southeast of the intersection of Guarisco and Trione Avenue

Area: 15.86 Acres $\pm$

Owner(s): Christ the King Church - Matthew O'Connor

Engineer: Hutchinson, Moore & Rauch

E. ELECTION OF OFFICERS

6. PUBLIC PARTICIPATION

7. ATTORNEY'S REPORT

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