

MOBILE CITY PLANNING COMMISSION AGENDA

JANUARY 6, 2011 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

APPROVAL OF MINUTES:

HOLDOVERS:

1. **Case #ZON2010-02634 (Planning Approval)**
Joyce Nelson
6901 Simpson Road
(East terminus of Simpson Road [private street]).
Planning Approval to allow a mobile home as a primary dwelling in an R-1,
Single-Family Residential District.
Council District 4

NEW SUBDIVISION APPLICATIONS:

2. **Case #SUB2010-00139**
Gulf Equipment Subdivision
South side of Willis Road, 45' East of Middle Road.
Number of Lots / Acres: 1 Lot / 8.1± Acres
Engineer / Surveyor: Clark, Geer, Latham & Associates, Inc.
Council District 4
3. **Case #SUB2010-00142**
Bendolph Estates Subdivision
7080 & 7084 Gipson Road
(West side of Gipson Road, 350'± North of Old Military Road).
Number of Lots / Acres: 1 Lot / 0.8± Acre
Engineer / Surveyor: Byrd Surveying, Inc.
Council District 4
4. **Case #SUB2010-00140**
Wesley Station Subdivision
6105 Airport Boulevard
(Southeast corner of Airport Boulevard and Wesley Avenue).
Number of Lots / Acres: 4 Lots / 4.3± Acres
Engineer / Surveyor: Clark, Geer, Latham & Associates, Inc.
Council District 6

5. **Case #SUB2010-00144**
NewCastle Landing Subdivision
Northeast corner of Scott Dairy Loop Drive South and McFarland Road,
extending to the South termini of New Castle Drive.
Number of Lots / Acres: 51 Lots / 23.0± Acres
Engineer / Surveyor: Engineering Development Services, LLC
County

NEW PLANNED UNIT DEVELOPMENT APPLICATIONS:

6. **Case #ZON2010-02908**
Apostolic Overcoming Holy Church of God
2257 St. Stephens Road
(Southwest corner of St. Stephens Road and Allison Street; extending to the
Northwest corner of St. Stephens Road and Vetter Street).
Planned Unit Development Approval to amend a previously approved Planned
Unit Development to allow multiple buildings on a single building site.
Council District 2

NEW SIDEWALK WAIVER APPLICATIONS:

7. **Case #ZON2010-02881**
William C. Hall/ Trent Hall
1514 & 1520 West I-65 Service Road South
(West side of West I-65 Service Road South, 860'± South of Cottage Hill
Road).
Request to waive construction of a sidewalk along West I-65 Service Road
South).
Council District 4

GROUP APPLICATIONS:

8. **Case #SUB2010-00137 (Subdivision)**
(&9) **Goodwill Easter Seals Subdivision**
7431 Airport Boulevard
(South side of Airport Boulevard, 350'± East of Portside Boulevard).
Number of Lots / Acres: 1 Lot / 3.3± Acres
Engineer / Surveyor: Clark, Geer, Latham & Associates, Inc.
Council District 6

9. **Case #ZON2010-02768 (Planned Unit Development)**
(**&8**) **Goodwill Easter Seals Subdivision**
7431 Airport Boulevard
(South side of Airport Boulevard, 350'± East of Portside Boulevard).
Planned Unit Development Approval to allow multiple buildings on a single building site.
Council District 6
10. **Case #SUB2010-00141 (Subdivision)**
(**&11**) **H. S. Norden Place Subdivision, Resubdivision of Lots 2 & 3**
1016 Hillcrest Road
(West side of Hillcrest Road, 470'± South of Wall Street).
Number of Lots / Acres: 1 Lot / 1.2± Acre
Engineer / Surveyor: Anil Badve & Associates
Council District 6
11. **Case #ZON2010-02877 (Rezoning)**
(**&10**) **Anil Badve, P. E.**
1016 Hillcrest Road
(West side of Hillcrest Road, 470'± South of Wall Street).
Rezoning from B-2, Neighborhood Business District to B-3, Community Business District to allow the use of a funeral home and eliminate split zoning.
Council District 6
12. **Case #SUB2010-00143(Subdivision)**
(**&13**) **City Church of Mobile Subdivision**
(**&14**) 3750 Michael Boulevard
(North side of Michael Boulevard, 800'± East of Downtowner Boulevard).
Number of Lots / Acres: 1 Lot / 6.3± Acres
Engineer / Surveyor: Polysurveying Engineering – Land Surveying
Council District 5
13. **Case #ZON2010-02878 (Planned Unit Development)**
(**&12**) **City Church of Mobile Subdivision**
(**&14**) 3750 Michael Boulevard
(North side of Michael Boulevard, 800'± East of Downtowner Boulevard).
Planned Unit Development Approval to allow multiple buildings on a single building site.
Council District 5

- 14. Case #ZON2010-02879 (Rezoning)**
(&12) William C. Smith Jr.
&13) 3750 Michael Boulevard
(North side of Michael Boulevard, 800' ± East of Downtowner Boulevard).
Rezoning from B-2, Neighborhood Business District and R-1, Single-Family Residential District, to B-1, Buffer Business District, to allow an addition to an existing church and eliminate split zoning.
Council District 5
- 15. Case #SUB2010-00145 (Subdivision)**
(&16) Louise Place Subdivision, Resubdivision of Lot 26
1146 Louise Avenue
(West side of Louise Avenue, 135' ± North of Louise Place West).
Number of Lots / Acres: 1 Lot / 0.1± Acre
Engineer / Surveyor: Don Williams Engineering
Council District 6
- 16. Case #ZON2010-02882 (Planned Unit Development)**
(&15) Louise Place Subdivision, Resubdivision of Lot 26
1146 Louise Avenue
(West side of Louise Avenue, 135' ± North of Louise Place West).
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow reduced front and side yard setbacks and increased site coverage.
Council District 6
- 17. Case #SUB2010-00147 (Subdivision)**
(&18) McGowin North Subdivision, Unit 1, Resubdivision of Lot 1,
2912 McVay Drive North
(Northeast corner of McVay Drive North and Halls Mill Road, extending to the East side of Belvedere Circle West).
Number of Lots / Acres: 1 Lot / 1.0± Acre
Engineer / Surveyor: 4-Site Inc.
Council District 4
- 18. Case #ZON2010- 02890(Rezoning)**
(&17) The Broadway Group
2912 McVay Drive North
(Northeast corner of McVay Drive North and Halls Mill Road, extending to the East side of Belvedere Circle West).
Rezoning from B-3, Community Business District, to B-3, Community Business District, to remove a previous condition denying access to Halls Mill Road.
Council District 4

- 19. Case #SUB2010-00138 (Subdivision)**
(&20) University Crossing Subdivision
112 South University Boulevard
(West side of South University Boulevard, 750' South of Old Shell Road, extending to the Northern termini of Barbara Mitchell Drive East, General Bullard Avenue, and Westfield Avenue, extending to the East side of Long Street 900'± South of Old Shell Road).
Number of Lots / Acres: 5 Lots / 17.4± Acres
Engineer / Surveyor: Clark, Geer, Latham & Associates, Inc.
Council District 6
- 20. Case #ZON2010-02874 (Planned Unit Development)**
(&19) University Crossing Subdivision
112 South University Boulevard
(West side of South University Boulevard, 750' South of Old Shell Road, extending to the Northern termini of Barbara Mitchell Drive East, General Bullard Avenue, and Westfield Avenue, extending to the East side of Long Street 900'± South of Old Shell Road).
Planned Unit Development Approval to amend a previously approved Planned Unit Development to allow multiple buildings on a single building site along with shared access between three lots.
Council District 6
- 21. Case #SUB2010-00146 (Subdivision)**
(&22) Tuthill Gates Subdivision, Resubdivision of
3671 Hayfield Place
(Northeast corner of Springhill Avenue and Tuthill Lane, extending to the South side of Hayfield Place).
Number of Lots / Acres: 8 Lots / 2.6± Acres
Engineer / Surveyor: Don Williams Engineering
Council District 7
- 22. Case #ZON2010-02885 (Planned Unit Development)**
(&21) Tuthill Gates Subdivision, Resubdivision of
3671 Hayfield Place
(Northeast corner of Springhill Avenue and Tuthill Lane, extending to the South side of Hayfield Place).
Planned Unit Development Approval to allow a private street and gated subdivision with reduced front, side and rear yard setbacks, and increased site coverage in a proposed single family subdivision.
Council District 7

OTHER BUSINESS: