

MOBILE CITY PLANNING COMMISSION AGENDA

MARCH 16, 2006 - 2:00 P.M.

AUDITORIUM, MOBILE GOVERNMENT PLAZA

APPROVAL OF MINUTES:

HOLDOVERS:

Case #SUB2006-00007 (Subdivision)

Ford Lumber Subdivision

6400 and 6500 Moffett Road

(North side of Moffett Road at the North terminus of Magnolia Grove Parkway).

Number of Lots / Acres: 3 Lots / 3.4± Acres

Engineer / Surveyor: Speaks & Associates Consulting Engineers, Inc.

Case #SUB2006-00022 (Subdivision)

Jeffrey's Subdivision, Unit One

201 North Royal Street, 210 St. Anthony Street, and 113 State Street

(Block bordered by Royal Street, State Street, St. Joseph Street, and St. Anthony Street, excluding the Northeast corner of St. Joseph Street and St. Anthony Street).

Number of Lots / Acres: 3 Lots / 2.0± Acres

Engineer / Surveyor: Rester and Coleman Engineers, Inc.

EXTENSIONS:

Case #ZON2004-00554 (Planned Unit Development)

Treadwell Ford Subdivision

901 East I-65 Service Road South (East side of East I-65 Service Road South, 1,840'± North of International Drive).

Planned Unit Development Approval to allow multiple buildings on a single building site and shared access between multiple building sites.

Case #SUB2004-00044 (Subdivision)

Treadwell Ford Subdivision

East side of East I-65 Service Road South, 1,680'± North of International Drive.

Number of Lots / Acres: 3 Lots / 7.7+ Acres

Engineer / Surveyor: Rester and Coleman Engineers, Inc.

Case #SUB2004-00048 (Subdivision)

Kensington Place Subdivision, First Addition

North side of Moffett Road, 150'± West of Kensington Place, extending to the West termini of Turnbridge Wells Drive North and Turnbridge Wells Drive South.

Number of Lots / Acres: 18 Lots / 11.0+ Acres

Engineer / Surveyor: Austin Engineering Co., Inc.

Case #SUB2005-00028 (Subdivision)

Southbend Subdivision (formerly Brewer Homes Subdivision)

West side of Carroll Plantation Road, at the West termini of Sunny Side Drive and Lazy Lane.

Number of Lots / Acres: 51 Lots / 19.6± Acres

Engineer / Surveyor: Austin Engineering Co., Inc.

GROUP APPLICATIONS:

1. **Case #ZON2006-00456 (Planning Approval)**
(& 2) **Mary Abbie Berg Senior Citizens Center**
1717 Dauphin Street
(South side of Dauphin Street, 150'± East of Hannon Avenue, extending to the North Side of McGill Avenue, 235'± East of Hannon Avenue)
Planning Approval to allow expansion of a Senior Citizens Center (Community Center) and associated parking facilities in an R-1, Single-Family Residential District.
Council District 2

2. **Case #SUB2006-00027 (Subdivision)**
(& 1) **Senior Citizens Center Subdivision**
1717 Dauphin Street
(South side of Dauphin Street, 150'± East of Hannon Avenue, extending to the North Side of McGill Avenue, 235'± East of Hannon Avenue)
Number of Lots / Acres: 1 Lot / 5.1± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc
Council District 2

NEW ZONING APPLICATIONS:

3. **Case #ZON2006-00425**
T & T Properties, L.L.C.
108 North Catherine Street
(East side of North Catherine Street, 205'± North of Old Shell Road)
Rezoning from R-1, Single-Family Residential to B-1, Buffer Business to allow professional offices.
Council District 2

NEW PLANNING APPROVAL APPLICATIONS:

4. **Case #ZON2006-00465**
Arthur C. Coleman and Sarah G. Coleman
201 Cox Street
(Northwest corner of Cox Street and Center Street)
Planning Approval to amend a previous approval for a child day care facility in a B-1, Buffer Business District.
Council District 2

NEW SUBDIVISION APPLICATIONS:

5. **Case #SUB2006-00028**
Dixon Estates Subdivision, Unit One
152 Tuthill Lane
(Northeast corner of Tuthill Lane and Stein Avenue)
Number of Lots / Acres: 3 Lots / 2.6± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.
Council District 7
6. **Case #SUB2006-00034**
Gibson Subdivision
1325 Dawes Road
(East side of Dawes Road, 820'± North of Oak Pointe Court)
Number of Lots / Acres: 2 Lots / 2.8± Acres
Engineer / Surveyor: Rowe Surveying & Engineering Co., Inc.
7. **Case #SUB2006-00029**
Greenwood Estates Subdivision, Phase I & Phase II
West side of McCrary Road, ¼ mile± North of Stone Road
Number of Lots / Acres: 45 Lots / 17± Acres
Engineer / Surveyor: Austin Engineering Co., Inc.

8. **Case #SUB2006-00033**
Landmark Industrial Park Subdivision, Unit Three, Phase II
South side of Halls Mill Road, 425'± West of Riviere du Chien Road
Number of Lots / Acres: 5 Lots / 15.7± Acres
Engineer / Surveyor: Rowe Surveying & Engineering Co., Inc
Council District 4

9. **Case #SUB2006-00031**
McCrary Road Estates Subdivision
West side of McCrary Road, 2/10 mile± South of Corley Lane
Number of Lots / Acres: 2 Lots / 1± Acre
Engineer / Surveyor: Austin Engineering Co., Inc.

10. **Case #SUB2006-00032**
Riverview Subdivision, Resubdivision of Part of Lots 14, 15 & 16
3820 Scenic Drive
(West side of Scenic Drive, 1,400'± South of Harbor View Court)
Number of Lots / Acres: 3 Lots / 1.5± Acres
Engineer / Surveyor: Regan Land Surveying, Inc.
Council District 4

11. **Case #SUB2006-00030**
Seeger-Ingle Subdivision
6128 Overlook Road
(North side of Overlook Road, 200'± East of the North terminus of Lucerne Drive)
Number of Lots / Acres: 2 Lots / 1.6± Acres
Engineer / Surveyor: Polysurveying
Council District 7

12. **Case #SUB2006-00026**
Spanish Trail Commercial Park Subdivision, Phase Two, Resubdivision of Lots 5-8
Southeast corner of Spanish Trail Drive and Theodore-Dawes Road, extending to the South terminus of Spanish Trail Drive.
Number of Lots / Acres: 2 Lots / 1.4± Acres
Engineer / Surveyor: Rester and Coleman Engineers, Inc.

NEW SIDEWALK WAIVER APPLICATIONS:

13. Case #ZON2006-00461

Raising Cane's Restaurant, LLC

3200 Airport Boulevard

(North side of Airport Boulevard, 1100'± West of the North terminus of Bel Air Boulevard)

Request to waive construction of sidewalk along Airport Boulevard Service Road.

Council District 5

OTHER BUSINESS: