

# **MOBILE CITY PLANNING COMMISSION AGENDA**

**JULY 21, 2022 - 2:00 P.M.**

**AUDITORIUM, GOVERNMENT PLAZA**

## **ROLL CALL:**

	Mr. John W. "Jay" Stubbs, Jr. <i>Chairman</i>
	Mr. Allan Cameron, <i>Vice Chairman</i>
	Ms. Jennifer Denson, <i>Secretary</i>
	Mr. Carlos Gant
	Ms. Shirley Sessions
	Mr. Taylor Atchison
	Mr. Matt Anderson, (MD)
	Mr. Nick Amberger (AO)
	Mr. Scott Jones (CC)
	Ms. Susan Carley (S)
	Mr. Kirk Mattei (S)

(S) Supernumerary (MD) Mayor's Designee (AO) Administrative Official  
(CC) City Council Representative

## **ADOPTION OF THE AGENDA:**

## **HOLDOVERS:**

### **1. 5340 Halls Mill Road and 4370 Rangeline Road**

(North side of Halls Mill Road, 690'± West of Rangeline Service Road South, extending to the East side of U.S. Highway 90 West).

Council District 4

**SUB-002045-2022**

**Lyle Machinery Co. Subdivision**

**Number of Lots / Acres:** 1 Lots / 5.5± Acres

**Engineer / Surveyor:** Sawgrass Consulting, LLC

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2. **16, 18, 20, and 22 South Florida Street**  
(West side of South Florida Street, 325'± South of Dauphin Street).  
Council District 1
  - a. **SUB-002061-2022 (Subdivision)**  
**Florida Street Flats Subdivision**  
**Number of Lots / Acres:** 4 Lots / 0.7± Acres  
**Engineer / Surveyor:** Byrd Surveying, Inc.
  - b. **PUD-002063-2022 (Planned Unit Development)**  
**Florida Street Flats Subdivision**  
Planned Unit Development approval to allow shared access and parking between multiple building sites.

**NEW SUBDIVISION APPLICATIONS:**

3. **7030 Cottage Hill Road**  
(North side of Cottage Hill Road, 200'± East of Cody Road South).  
Council District 4  
**SUB-002060-2022**  
**Shova Palms Subdivision**  
**Number of Lots / Acres:** 2 Lots / 2.7± Acres  
**Engineer / Surveyor:** Byrd Surveying

**NEW PLANNED UNIT DEVELOPMENT APPLICATIONS:**

4. **2500 North University Boulevard**  
(East side of North University Boulevard, 645'± North of Mickey Drive).  
Council District 1  
**PUD-002068-2022**  
**Rightway Christian Center Church**  
Planned Unit Development approval to allow multiple buildings on a single building site.
5. **186 Stanton Road**  
(Southeast corner of Stanton Road and Oak Knoll Drive).  
Council District 1  
**PUD-002103-2022**  
**RGH Development (Charles D. Tisher, Jr. P.E., Agent)**  
Planned Unit Development Approval to amend a previous Planned Unit Development to allow multiple buildings on a single building site.

**NEW PLANNING APPROVAL APPLICATIONS:**

**6. 4325 Downtowner Loop South**

(South side of Downtowner Loop South, 590'± West of Downtowner Boulevard).

Council District 5

**PA-002096-2022**

**Jeffrey Fischer**

Planning Approval to allow an axe throwing business in a B-3, Community Business District.

**GROUP APPLICATIONS:**

**7. 915 and 907 Hillcrest Road**

(East side of Hillcrest Road, at the West terminus of Timbers Drive).

Council District 6

**a. SUB-002100-2022 (Subdivision)**

**Square 1 Plaza Subdivision**

**Number of Lots / Acres:** 3 Lots / 2.5± Acres

**Engineer / Surveyor:** Speaks and Associates

**b. ZON-002099-2022 (Rezoning)**

**Square 1 Plaza**

Rezoning from B-2, Neighborhood Business District to B-3, Community Business District.

**8. 600 Providence Park Drive East**

(West side of Providence Park Drive East, 1,070'± South of Airport Boulevard).

Council District 6

**a. SUB-002104-2022 (Subdivision)**

**Providence Park Resubdivision, Revised**

**Number of Lots / Acres:** 3 Lots / 4.1± Acres

**Engineer / Surveyor:** Byrd Surveying, Inc.

**b. PUD-002102-2022 (Planned Unit Development)**

**Providence Park**

Planned Unit Development to amend a previously approved Planned Unit Development Master Plan to allow shared access and parking between multiple building sites.

**OTHER BUSINESS:**

- **Acquisition of Private Right-of-Way Easement by Eminent Domain  
4900 Dan Williams Road**  
(East terminus of Dan Williams Road).  
Council District 4  
**SUB-002097-2022**  
**John Michael Allegrezza**

- **Call for Public Hearing**  
Hearing to amend Section 64-3.I. - Downtown development district of the current Zoning Ordinance, and Appendix A - Downtown Development District of Chapter 64, Unified Development Code, adopted by the City Council on July 12, 2022.

The purpose of the amendment is to create a new Special District for the Civic Center site, establish development criteria and modify the Regulating Plan for the Downtown Development District.