

# Planning Commission Agenda

March 25, 2021

Council Auditorium

City Hall

103 North Perry Street

## **PLANNING COMMISSION MEMBERS**

Ann Clemons, *Chairman*

Reg Mantooth, *Vice-Chairman*

Frank Cook

Reggie Dunn

Buddy Hardwich

Reginald Hawkins

Crews Reaves

James Reid

Kippy Tate

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**Land Use Division  
25 Washington Ave., 4<sup>th</sup> Floor  
Montgomery, AL 36104  
(334)625-2722**

- I. Chairman's Message
- II. Approval of Minutes from the February 25, 2021 meeting

**March 25, 2021**

<b><u>Item</u></b>	<b><u>File No.</u></b>	<b><u>Petitioner</u></b>	<b><u>Location</u></b>	<b><u>Request</u></b>	<b><u>Page</u></b>
1.	9103	Pilgreen Engineering	Mobile Highway	Plat	1
2.	9101	Jeffcoat Engineers	Edward J. Nettles Ln.	Plat	2
3.	9102	“ “	Atlanta Highway	Plat	3

*The next Planning Commission meeting is on  
April 22, 2021*

1. 9103 **PRESENTED BY:** Pilgreen Engineering, Inc.

**REPRESENTING:** Gwendolyn Thomas

**SUBJECT:** Request final approval of Watts Family Plat No. 1 located on the east side of Mobile Highway across from East McLean Road in an AGR-1 (Residential Agriculture) Zoning District.

**REMARKS:** This plat creates one (1) lot. Lot 1 (5.00 acres) has 247.70 ft. of frontage along Mobile Highway and a depth of 923.61 ft. This plat is in compliance with the Zoning Ordinance and Subdivision Regulations for this district.

**CITY COUNCIL DISTRICT:** Police Jurisdiction

**COUNTY COMMISSION DISTRICT:** 2

All requests are subject to Zoning Ordinance and/or Subdivision Regulations, and applicable departmental approvals.

### DEPARTMENT COMMENTS

**PLEASE NOTE: ALL DEPARTMENTAL COMMENTS WILL BE COMPLIED WITH PRIOR TO BEING RELEASED FOR PERMITTING.**

**ENGINEERING DEPARTMENT:** No objections.

**TRAFFIC ENGINEERING:** No objections.

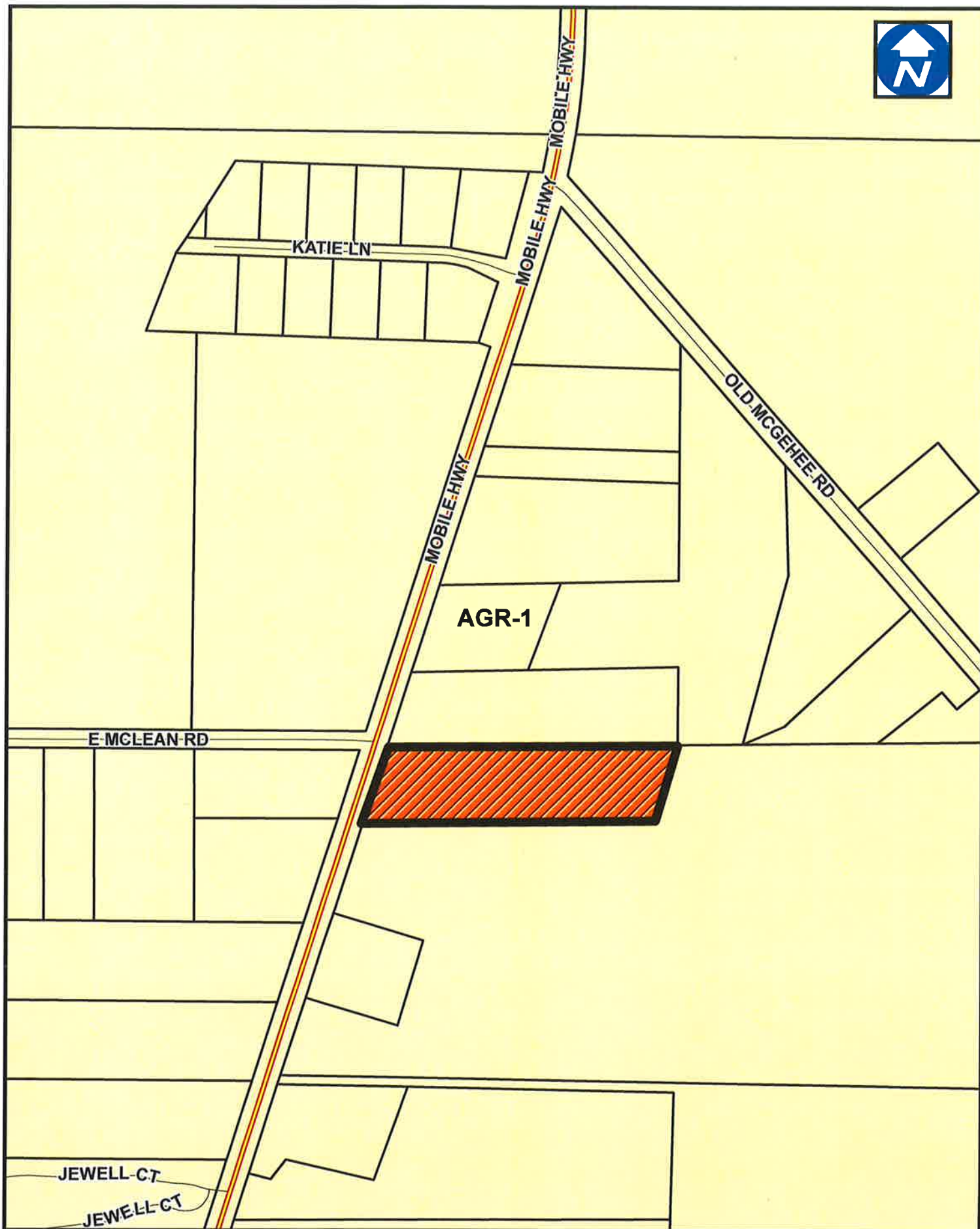
**FIRE DEPARTMENT:** No objections.

**WATER AND SEWER:** No objections.

**COUNTY HEALTH DEPARTMENT:** No objections.

*COMMENTS:* \_\_\_\_\_

*ACTION TAKEN:* \_\_\_\_\_



AGR-1

**PLATS**

1 inch = 400 feet

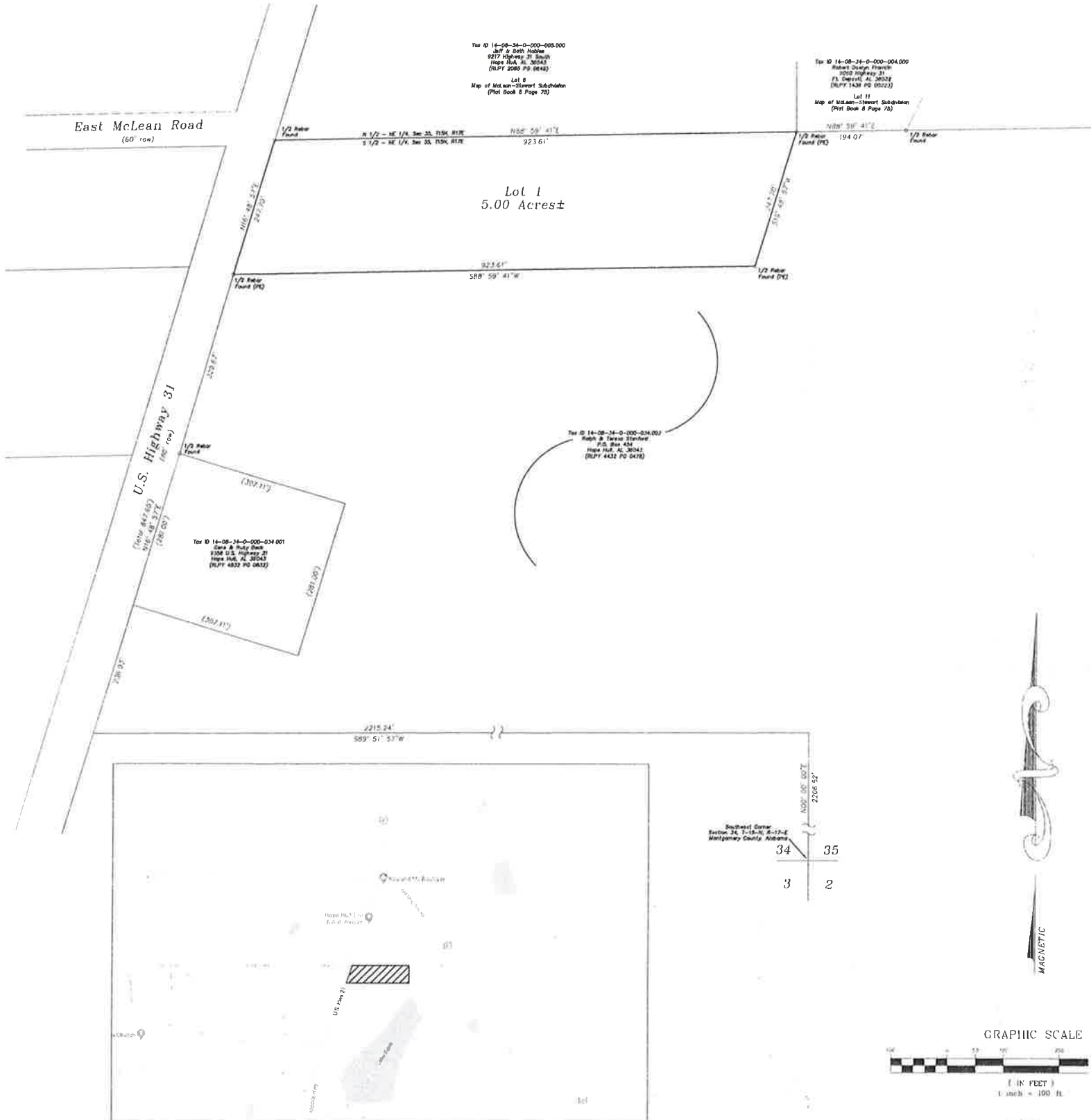
SUBJECT PROPERTY



ITEM NO.

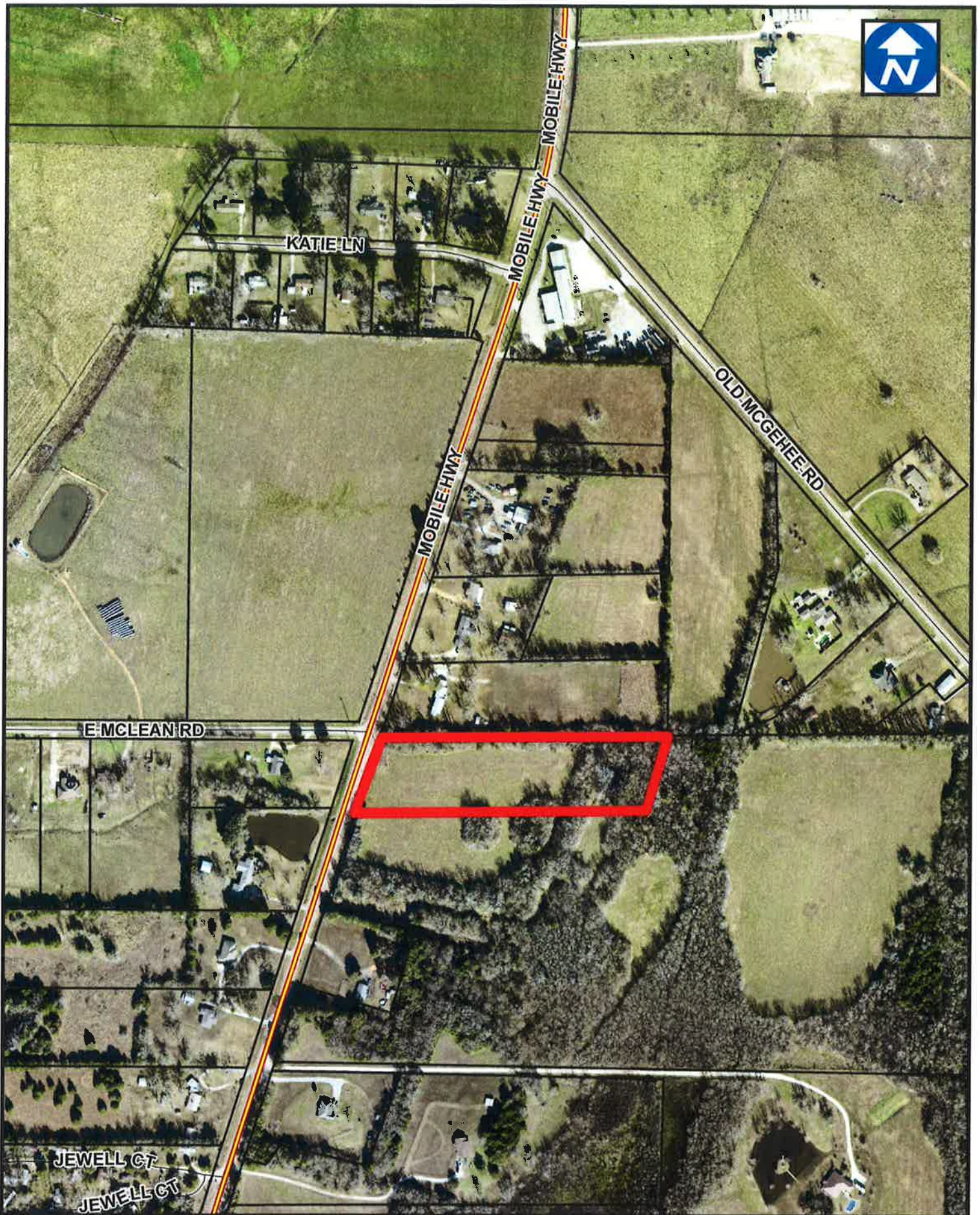
1A

# Watts Family Plot No.1



Vicinity Map NTS

1B



**PLATS**

1 inch = 400 feet

SUBJECT PROPERTY



ITEM NO.

10

2. 9101 **PRESENTED BY:** Jeffcoat Engineers & Surveyors, LLC

**REPRESENTING:** Clent Love

**SUBJECT:** Request final approval of Clent Love Plat No. 1 located on the north side of Edward J. Nettles Lane, approximately 225 ft. west of Hill Street, in an R-60-d (Residential Duplex) Zoning District.

**REMARKS:** This plat replats four (4) lots into one (1) lot for residential use. Lot A (0.23 acres) has 75 ft. of frontage along Edward J Nettles Lane and 25 ft. of frontage along Council Street with a depth of 200 ft. This plat is in compliance with the Zoning Ordinance and Subdivision Regulations for this district.

**CITY COUNCIL DISTRICT:** 4

All requests are subject to Zoning Ordinance and/or Subdivision Regulations, and applicable departmental approvals.

**DEPARTMENT COMMENTS**

**PLEASE NOTE: ALL DEPARTMENTAL COMMENTS WILL BE COMPLIED WITH PRIOR TO BEING RELEASED FOR PERMITTING.**

**ENGINEERING DEPARTMENT:** No objections.

**TRAFFIC ENGINEERING:** No objections.

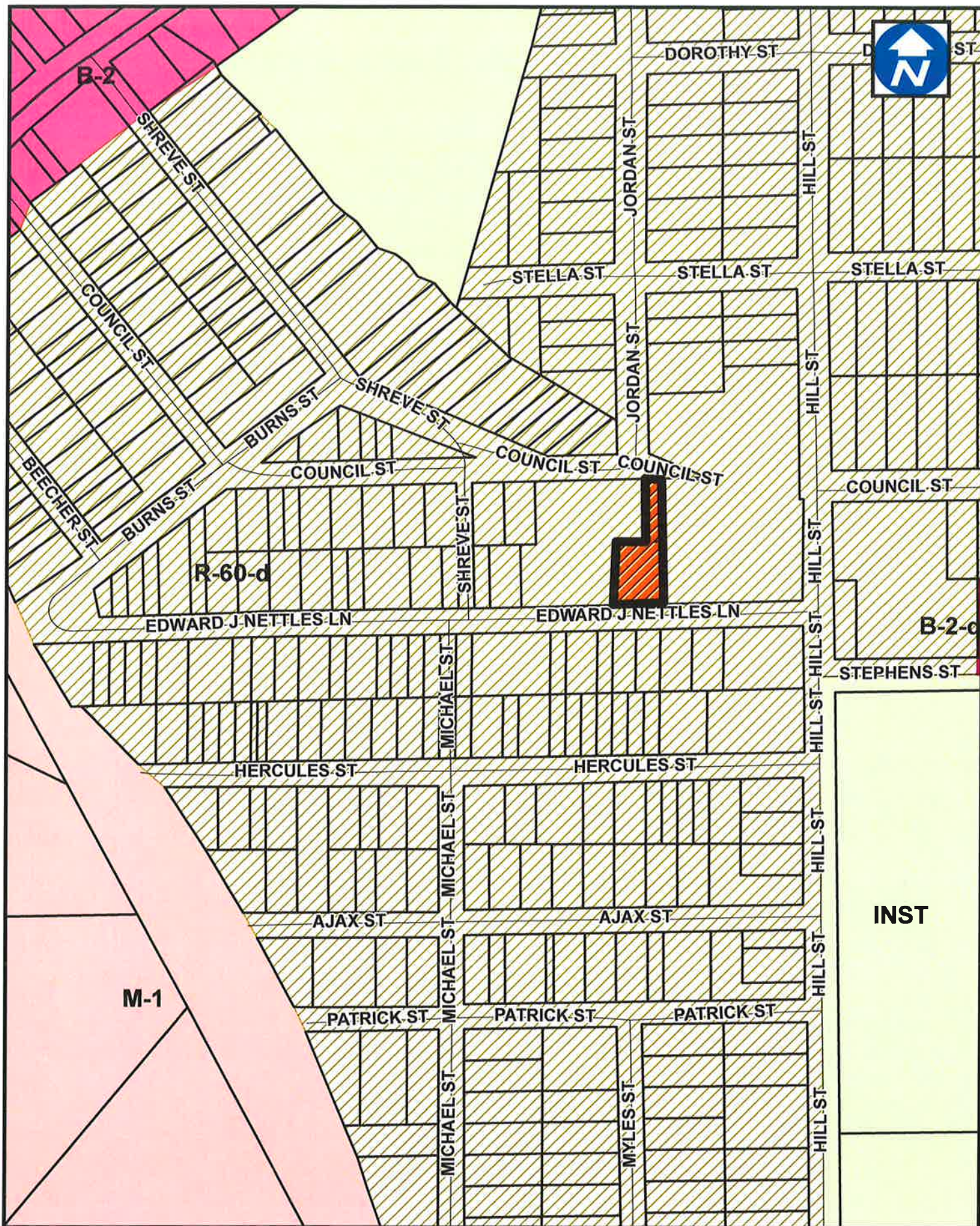
**FIRE DEPARTMENT:** No objections.

**WATER AND SEWER:** No objections.

**COUNTY HEALTH DEPARTMENT:** No objections.

*COMMENTS:* \_\_\_\_\_

*ACTION TAKEN:* \_\_\_\_\_



**PLATS**

1 inch = 200 feet

SUBJECT PROPERTY



ITEM NO.

2A



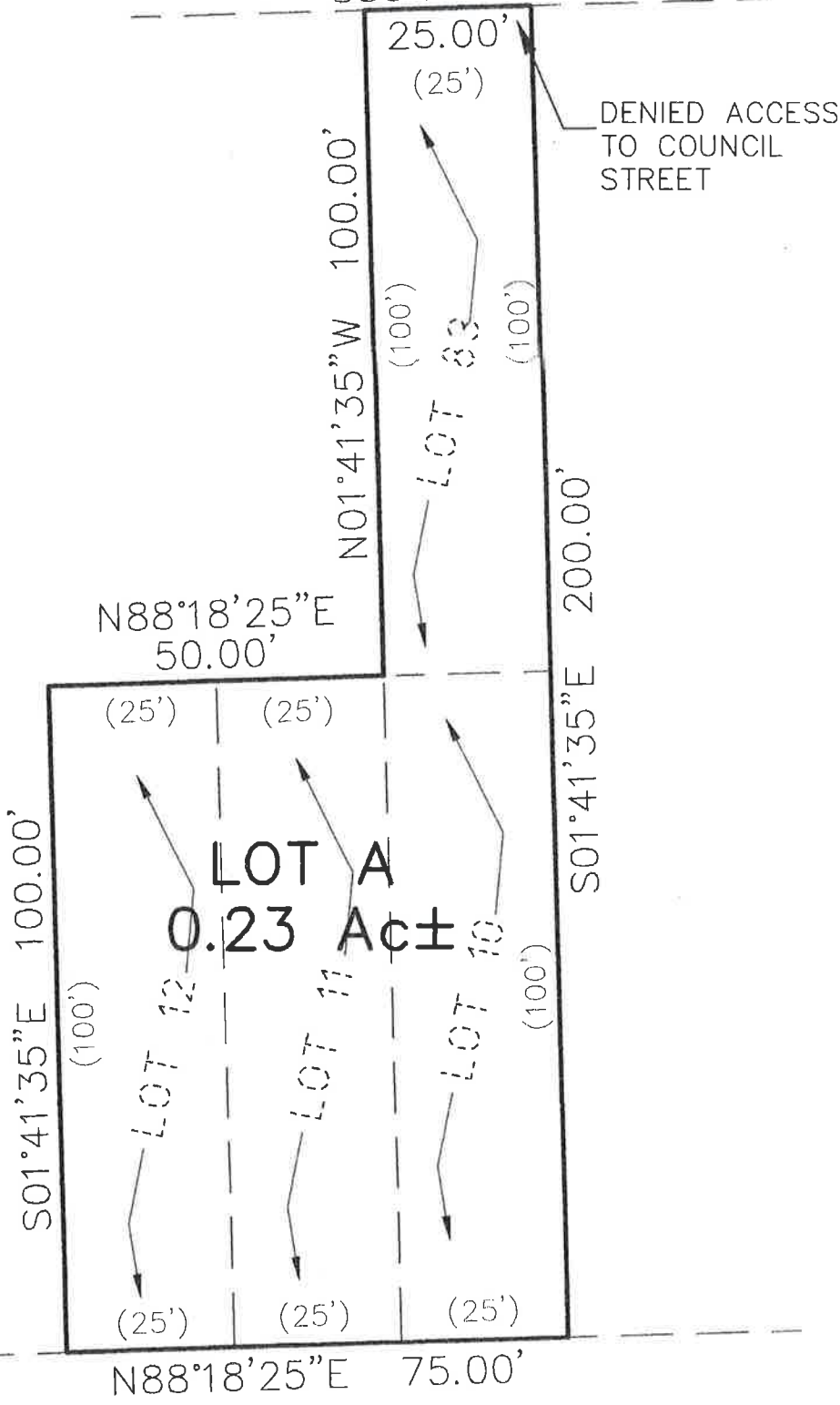
# Clent Love Plat No. 1



## COUNCIL STREET

(ROW VARIES)

S88°18'25"W



## EDWARD J NETTLES LANE

(FORMERLY ROOSEVELT STREET  
(40' ROW))



**PLATS**  
1 inch = 100 feet

SUBJECT PROPERTY 

ITEM NO. 2C

3. 9102 **PRESENTED BY:** Jeffcoat Engineers & Surveyors, LLC

**REPRESENTING:** Shon Lee

**SUBJECT:** Request final approval of Dalraida Pointe Plat No. 1A located on the north side of Atlanta Highway, approximately 200 ft. east of Dalraida Road, in a B-3 (Commercial) Zoning District.

**REMARKS:** This plat replats two (2) lots into one (1) lot for commercial use. Lot 1-A (3.57 acres) has 194.39 of frontage along Atlanta Highway, 156.30 ft. of frontage along Mitchell Avenue, 548.55 ft. of frontage along Camellia Drive and 196.55 ft. of frontage along Dalraida Road. This plat is in compliance with the Zoning Ordinance and Subdivision Regulations for this district.

**CITY COUNCIL DISTRICT:** 1

All requests are subject to Zoning Ordinance and/or Subdivision Regulations, and applicable departmental approvals.

### DEPARTMENT COMMENTS

**PLEASE NOTE: ALL DEPARTMENTAL COMMENTS WILL BE COMPLIED WITH PRIOR TO BEING RELEASED FOR PERMITTING.**

**ENGINEERING DEPARTMENT:** No objections.

**TRAFFIC ENGINEERING:** No objections.

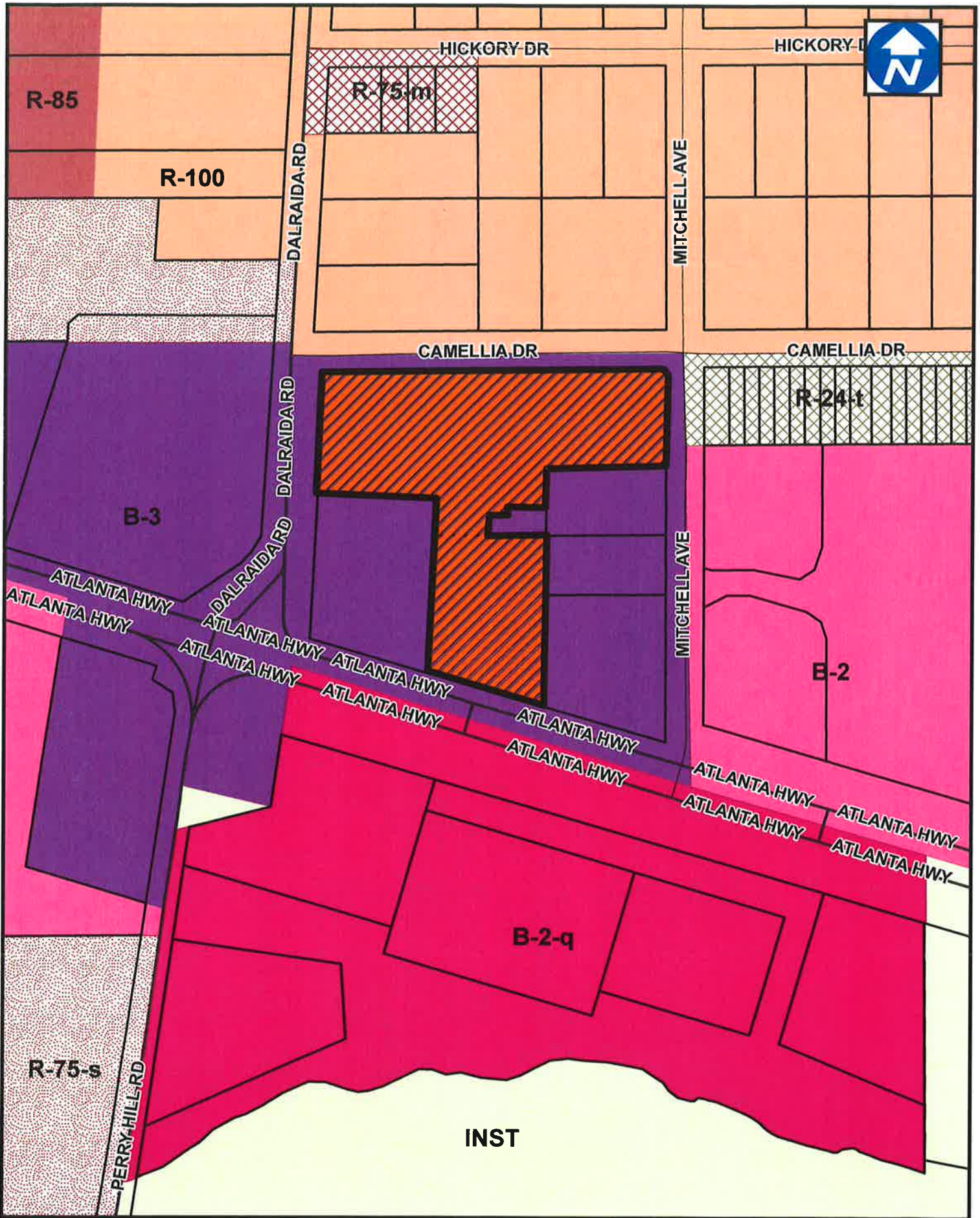
**FIRE DEPARTMENT:** No objections.

**WATER AND SEWER:** No objections.

**COUNTY HEALTH DEPARTMENT:** No objections.

**COMMENTS:** \_\_\_\_\_

**ACTION TAKEN:** \_\_\_\_\_



**PLATS**

1 inch = 200 feet

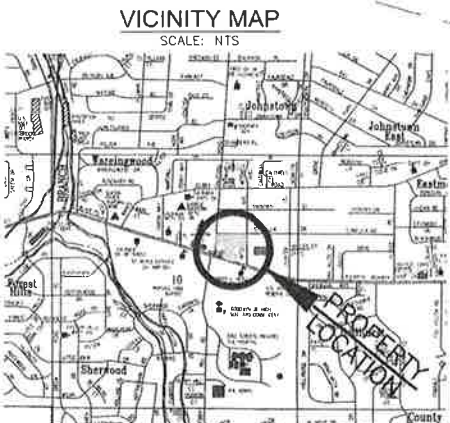
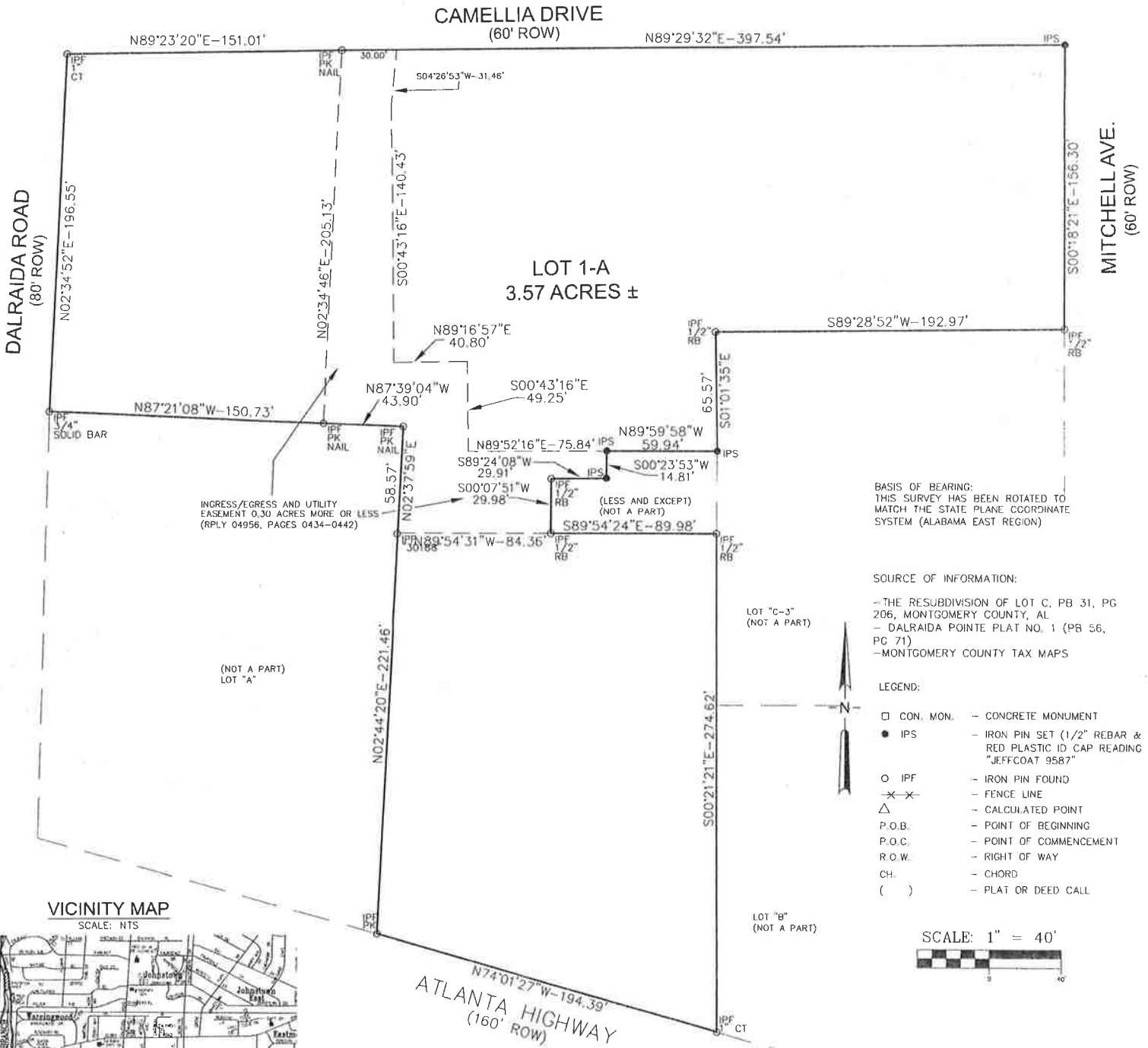
SUBJECT PROPERTY



ITEM NO.

3A

# Dalraida Pointe Plat No. 1A



**DALRAIDA POINTE PLAT NO. 1A**

BEING A REPLAT OF LOT 1 OF THE "DALRAIDA POINTE PLAT NO. 1" AS RECORDED IN THE OFFICE OF THE JUDGE OF PROBATE, MONTGOMERY COUNTY, ALABAMA IN PB. 56, PAGE 71 AND LOT C-2 OF THE RE-SUBDIVIDED OF LOT 2 AS RECORDED IN THE OFFICE OF THE JUDGE OF PROBATE, MONTGOMERY COUNTY, ALABAMA IN PB. 31, PAGE 206  
LYING IN THE NE 1/4 OF SECTION 10, T-16-N, R-18-E, MONTGOMERY COUNTY, ALABAMA

**SPECIAL N**

1. KILL AL WATER MA
2. KILL AL LATERALS REGULATIC
3. THIS PF FLOOD ZOI FLOOD MA

**3B**



HICKORY DR

HICKORY DR



DALRAIDA RD

MITCHELL AVE

CAMELLIA DR

CAMELLIA DR

DALRAIDA RD

MITCHELL AVE

ATLANTA HWY

ATLANTA HWY

ATLANTA HWY

ATLANTA HWY

ATLANTA HWY

ATLANTA HWY

ATLANTA HWY

PERRY HILL RD

**PLATS**

1 inch = 200 feet

SUBJECT PROPERTY



ITEM NO.

30