

# TUSCALOOSA PLANNING AND ZONING COMMISSION MEETING AGENDA

Monday, August 19, 2024

## 1. CALL TO ORDER: 5:00 p.m.

Introduction of members and city staff

Verification of “no conflict of interest” and verification of “proper notification”

## 2. APPROVAL OF MINUTES

Chair: As the Planning and Zoning Commission has received a synopsis of the previous meeting, I move that we dispense with the reading of the minutes of the same unless there are any deletions, additions, or corrections.

## 3. CONSENT AGENDA

### 4. CASES REQUESTING TO WITHDRAW

### 5. CASES REQUESTING TO CONTINUE

### 6. UNFINISHED BUSINESS

- a. **S-55-24: Dawkins Subdivision**, consisting of three lots on approximately 95.09 acres located at and around 9334 Old Greensboro Road in conjunction with AN-13-24, P-03-24, and PS-56-24. (Not in City Limits) **CONTINUED FROM JULY 2024**

**AN-13-24:** Annexing approximately 76.55 acres located at and around 9334 Old Greensboro Road in conjunction with P-03-24 and PS-55-24. **CONTINUED FROM JULY 2024**

**P-03-24 Dawkins Place:** a Planned Unit Development consisting of 262 single-family residential lots and seven open space lots on approximately 76.55 acres located at and around 9334 Old Greensboro Road in conjunction with AN-13-24 and PS-55-24. (Not in City Limits) **CONTINUED FROM JULY 2024**

**PS-56-24: Dawkins Place,** consisting 262 single-family residential lots and seven open space lots on approximately 76.55 acres located at and around 9334 Old Greensboro Road in conjunction with AN-13-24 and P-03-24. (Not in City Limits) **CONTINUED FROM JULY 2024**

## 7. CASES TO BE HEARD

### COMPANION CASES

- b. **Z-12-24:** Weaver Rentals, LLC petitions to rezone approximately 0.16 acres located at 1300 Paul W Bryant Drive from BNU to RMF-2U in conjunction with S-61-24. (Council District 4)

**S-61-24: 1300 Bryant Drive, a Resurvey of Lots 6-8 Block 103 Capstone Court,** consisting of one lot on approximately 0.16 acres located at 1300 Paul W Bryant Drive in conjunction with Z-12-24. (Council District 4)

### PLANNED UNIT DEVELOPMENTS

**P-04-24 Northbank Phase V:** an amendment to the 2013 Master Plan for a residential development consisting of nine townhome units and one single-family dwelling on approximately 3.54 acres on Lot 4 of Northbank, located at 1475 Northbank Parkway. (Council District 3)

**P-04-23(1) Cypress Creek Cove:** an amendment to the Cypress Creek Cove Planned Unit Development to allow detached single-family homes without a garage located at 4500 Cypress Creek Avenue East. (Council District 7)

#### **DOWNTOWN/RIVERFRONT OVERLAY DISTRICT**

**DROD-02-24:** Bethany Triplett petitions to modify the exterior façade of the property located at 2310 Gary Fitts Street. (Zoned BC-DROD) (Council District 4)

#### **PRELIMINARY PLATS**

**S-60-24: Delview Lot Consolidation, a Resurvey of Lots 9-13 of Capstone Ct Block 102 Subdivision,** consisting of one lot on approximately 1.18 acres located at and around 1315 7th Avenue. (Council District 4)

**S-62-24: Caldow Estates No. 2, a Resurvey of Lot 2 Caldow Estates and Adjoining Lands,** a reconfiguration of two existing lots on approximately 2.12 acres located at 2617 & 2619 Woodland Road. (Council District 6)

#### **8. OTHER BUSINESS**

**AN-14-24:** Annexing approximately 2 acres located at 17097 North Hagler Road.

**AN-15-24:** Annexing approximately 1.51 acres located at 15083 Four Winds Road.

#### **9. ADJOURN**