AGENDA
Northport Planning and Zoning Commission
Tuesday, July 10, 2018
6:00 p.m.

I. CALL TO ORDER – Chairman

II. INVOCATION

III. ROLL CALL – Secretary

IV. APPROVAL OF AGENDA

V. APPROVAL OF MINUTES –

VI. VERIFICATION OF PROPER NOTIFICATION – Secretary

VII. VERIFICATION OF NO CONFLICT OF INTEREST – Commission Members

VIII. INFORMATION AT END OF AGENDA

IX. OLD BUSINESS

a. **S-19-18PP Pro-Built Construction** requests preliminary plat approval for the Summit Phase III, a 27 lot residential subdivision located off of Harper Rd [REQUESTED TO BE POSTPONED]

   Waiver Requested
   1. Distance between stub-out streets

X. NEW BUSINESS

a. **S-21-18PP Red Sand LLC** requests preliminary plat approval for the Resurvey of Lots 2-4 Union Station, a four lot commercial subdivision located south of Union Chapel Rd and east of Hwy 69

   Waivers Requested
   1. Sidewalks
   2. Utility information on plat

b. **SP-04-18CU Red Sand LLC** requests conditional use approval for an office warehouse at Lot 1 Union Station, located off of Union Chapel Rd

c. **SP-05-18CU Red Sand LLC** requests conditional use approval for a mini-warehouse at Lot 2R Union Station, located off of Union Chapel Rd

d. **S-22-18PP Herndon Hicks & Associates** requests preliminary plat approval for Beeker 82 Properties, a two lot subdivision located in the 3400 block of McFarland Blvd

   Waivers Requested
   1. Sidewalks
   2. Utility information on plat
   3. Public road frontage for lot 1

e. **S-23-18PP Omar Garcia** requests preliminary plat approval for Resurvey of Lot 1 of Northport Station Phase 1, a three lot commercial subdivision located along Station Circle and east of Hwy 43

   Waivers Requested
   1. Sidewalks
f. **S-24-18PP Michelle Jacobs** requests preliminary plat approval for Jacobs’ Place, a two lot residential subdivision located on Sam Sutton Rd, approximately one mile southwest of Mt Olive Rd

**Waivers Requested**
1. Sidewalks
2. Capped Sewer

g. **S-25-18PP Sam Nelson** requests preliminary plat for Sam Nelson Survey, a two lot residential subdivision located on the west end of Dick Hagler Rd

**Waivers Requested**
1. Sidewalks
2. Capped Sewer

XI. CITIZEN COMMUNICATIONS

XII. DISCUSSION

XIII. ADJOURNMENT
Northport Planning and Zoning Commission
Meeting Procedures

- Chairman will call meeting to order and proceed through all opening business (i.e. Roll Call through Verification of No Conflict of Interest)

- Chairman will proceed through each case as follows:
  - Staff will provide an explanation of the case
  - Applicant will be given an opportunity to address the commission
  - Chairman will open public hearing (for those items requiring same)
  - Members of the public wishing to speak will be allowed three (3) minutes each to address the commission. NOTE: Large groups may wish to, but are not required to, appoint a spokesperson for the group in which case the Chair may grant them additional time to speak.
  - Chairman will then close the public hearing and give the applicant and/or staff an opportunity to comment on issues brought out during public comment.
  - Chairman will then ask for comments or questions from the members of the Commission.
  - The Commission members may make comments or ask questions of anyone present to clarify issues or provide additional information.
  - Chairman will then call for a motion, and a second on the motion.
    - A motion and second by any member is only a procedure used to bring the matter up for discussion and vote. A member making the motion or second may vote either for or against the matter
  - A roll call vote will be taken and the result of said vote will be announced.
    - Recommendations to the City Council, such as rezonings or annexations, may be approved by a majority of the members present and voting.
    - By Alabama Law, a subdivision matter must receive six (6) affirmative votes

- The above procedure will be followed for each case requiring a public hearing. Items not requiring a public hearing will be discussed amongst the Commission and action taken as is appropriate. (This includes “Other Business”, “Citizens Communication”, etc.)

- Upon completion of all business items the Chairman will call for a motion to adjourn, and conclude the meeting.