

AGENDA
Northport Planning and Zoning Commission
Tuesday, August 14, 2018
6:00p.m.

- I. **CALL TO ORDER** – Chairman
- II. **INVOCATION**
- III. **ROLL CALL** – Secretary
- IV. **APPROVAL OF AGENDA**
- V. **APPROVAL OF MINUTES** – June 2018, July 2018
- 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
Waiver Requested
 - 1. Distance between stub-out streets
- X. **NEW BUSINESS**
 - a. **S-26-18PP Clifford White** – requests preliminary plat approval for the Clifford White subdivision, a residential subdivision located off of Tom Taylor Rd
Waivers Requested
 - 1. Capped sewer
 - 2. Sidewalks
 - 3. Half street improvements
 - b. **SP-06-18 Juan Pascual Gaspar** – requests conditional use approval to operate a service station in a C-3 zone located at 2506 Lurleen B Wallace Blvd
 - c. **S-29-18PP Glory LLC** - requests a preliminary plat extension for Magnolia Hills Phase 1, a residential subdivision located on the east end of Owen Parkway and south of Northwood Estates
 - d. **S-28-18PP Glory LLC** - requests preliminary plat approval for Magnolia Hills Phase 2, a residential subdivision located on the east end of Owen Parkway and south of Northwood Estates
 - e. **S-27-18PP Glory LLC** - requests preliminary plat approval for Magnolia Hills Phase 0, a residential subdivision located on the east end of Owen Parkway and south of Northwood Estates
 - f. **S-30-18PP On Guard Storage Northport** – requests preliminary plat approval for the On Guard Storage Northport subdivision, a commercial subdivision located at the southwest corner of Hwy 69N and Mitt Lary Rd [**REQUESTED TO BE POSTPONED**]
 - g. **A-09-18 On Guard Storage LLC** – requests annexation of approximately 4 acres located at the southwest corner of Hwy 69N and Mitt Lary Rd

- h. **R-11-18 On Guard Storage LLC** – requests rezoning from AG to C-3 of approximately 4 acres located at the southwest corner of Hwy 69N and Mitt Lary Rd
- i. **SP-07-18CU On Guard Storage LLC** – requests conditional use approval for a mini-warehouse located at the southwest corner of Hwy 69N and Mitt Lary Rd
- j. **R-10-18 Eighth Street Properties** – requests a rezoning from RS-SD (single family residential) to C-3 (General Commercial) on a parcel in the 2900 block of 18th Street [**REQUESTED TO BE POSTPONED**]

- 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.