

**HOOVER PLANNING AND ZONING
COMMISSION AGENDA
June 14, 2021
5:30 PM**

1. Meeting called to order.
2. Invocation
3. Pledge of Allegiance
4. Approval of minutes from the May 10, 2021, meeting.

5. **The following case was continued at the May 10, 2021 meeting:**

(a) S-1119-43 – David Rawson, MTTR Engineers, Inc., representing Multi-Vest LLC/Baronwood Property, LLC, is requesting **Preliminary Plat** approval for **Baronwood Commercial Subdivision**, being a resurvey of Lots 4 & 5 of 2nd Amendment to ATI Industrial Park subdivision and acreage. This is a proposed 4 lot subdivision located off Medford Drive/ATI Parkway. The property is owned by Multi-Vest LLC/Baronwood Property LLC, and is zoned I-1 (Light Industrial District) in Hoover and R-4 in Jefferson County.

6. **The following case has been continued until the July 12, 2021 meeting:**

Z-0421-08 – Darin Boykin on behalf of **Wal-mart** is requesting to amend conditions placed on the zoning of property at **2780 John Hawkins Parkway** (AL Hwy 150). The property is zoned C-2 (Community Business District) with Conditions, with said zoning being adopted by the City Council on July 19, 1999. Specifically, Wal-mart requests the following amendments: (1) Condition #6 be amended to permit morning deliveries beginning at 4am until 10pm; and (2) Condition #19 be removed, lifting the prohibition on drive up/drive thru restaurants. The property would remain zoned C-2 with all remaining conditions intact.

7. **REQUESTS FOR PRELIMINARY AND/OR FINAL MAP APPROVAL:**

(a) S-0621-12 – Scott Rohrer, Blackridge Partners, LLC, is requesting **Preliminary Plat** approval for **Blackridge South Phase Z**, a proposed 60 residential lot subdivision. Blackridge Partners, LLC, is the property owner and the property is zoned PUD PR-1 (Planned Single Family District).

(b) S-0621-13- Cara Blakes is requesting **Final Plat** approval for **Blakes' Resurvey** located at **2401 Mountain Drive**. The purpose of this survey is to combine lot

203-A, resurvey of Lots 202 and 203, into 1 (one) lot. Mr. & Mrs. Brian Blakes are the property owners and the property is zoned PRD (Planned Residential Development District).

- (c) **S-0621-14** – Jonathan Belcher, Signature 150, LLC, is requesting Preliminary Plat approval for Everlee Parkway (ROW (Right-of-Way)) only, 0 lots, to be located off Hwy 150 across from Lake Cyrus Blvd. The property is owned by Signature 150, LLC, CCN Asset Management, LLC, and Marbury Properties, LLC, and is zoned PUD (Planned Unit Development).
- (d) **S-0621-15** – Scott Rohrer, SB Dev. Corp., d/b/a Signature Homes, is requesting **Preliminary Plat** approval for **Lake Wilborn Phase 7**(re-submittal), a proposed 88 lot subdivision located at the end of Sydenton Drive in Trace Crossings. This **Preliminary Plat** was previously approved on November 12, 2019, but due to a change in the alignment of a street, it is being brought back to P&Z for approval. P.R. Wilborn, LLC, is the property owner and the property is zoned PUD PR-1(Planned Single Family District).
- (e) **S-0621-16** – Dave Arrington, Arrington Engineering, is requesting **Final Plat** approval for Realtylink's Meadow Brook Resurvey #1. The purpose of this survey is to divide 1 lot into 2 lots. The property owner is FSS Retail Property LLC/c/o Millennial Bank.
- (f) **S-0621-17** – Lawrence Kadish is requesting **Final Plat** approval of **Resurvey of Lot K-2-A, Stadium Trace Village, Plat No. 2**. The purpose of this resurvey is to create 2 lots from 1 existing lot for commercial development. The property is zoned PC (Planned Commercial and is owned by Broad Metro, LLC.
- 8. C-0621-07** – Lorna Road Properties, LLC, is requesting **Conditional Use** approval for property located at **2970 Lorna Road** be approved for a used car dealership, Birmingham Luxury Motors. The property is owned by Lorna Road Properties and is zoned C-2 (Community Business District).
- 9. C-0621-08** – Ms. Janet Arledge is requesting **Conditional Use** approval for property at **1901B Hoover Court** be approved for indoor recreation for a Billiard Hall to be named Axe House Billiards. The property is owned by Dick Schmalz, RGS Properties, Inc. and is zoned C-2 (Community Business District).
- 10. C-0621-09** – Ms. Janet Arledge is requesting **Conditional Use** approval for property at **1901-B Hoover Court** be approved for pre-packaged beer, wine, and spirits to be sold at Axe House Billiards. The property is owned by Dick Schmalz, RGS Properties, Inc., and is zoned C-2 (Community Business District)

11. C-0621-10 – Mr. Tim Gilbride is requesting *Conditional Use* approval for property located at **5549 Grove Blvd** be approved for Goldfish Swim School. The property is owned by Hoover MZL, LLC, and is zoned PC (Planned Commercial).

Adjourn