

AUBURN PLANNING COMMISSION AGENDA
Thursday, January 14, 2021 at 5:00 P.M., Regular Meeting
Via the Zoom Videoconferencing web application

ROLL CALL

CITIZENS' COMMUNICATION

OLD BUSINESS

CONSENT AGENDA

Approval of Minutes

Packet Meeting December 7, 2020

Regular Meeting December 10, 2020

1. Waller Annexation **PL-2020-00712**

Applicant: John and Judith Waller

General Location: 4989 Ala Highway 147 North

Zoning District: Outside of the City limits

Action Requested: Recommendation to City Council for annexation of approximately 4.73 acres

2. Bridle Creek Estates **PL-2020-00702**

Applicant: Brett Basquin, Foresite Group, Inc., on behalf of TD Development, LLC

General Location: North side of Sandhill Road between 1000 & 1700 Sandhill Road

Zoning District: Rural (R)

Action Requested: Final plat approval for a conventional subdivision (seven single family residential lots and one open space lot)

3. Donahue Ridge, Phase 7 **PL-2020-00703**

Applicant: Brett Basquin, Foresite Group, Inc., on behalf EFACO II, Inc.

General Location: Southern terminus of Cindy Lane, east of North Donahue Drive

Zoning District: Development District Housing (DDH)

Action Requested: Final plat approval for a conventional subdivision (51 single family detached lots, one remnant lot, and one lot for future development)

4. Camden West, Phase 2 **PL-2020-00704**

Applicant: Blake Rice, Barrett-Simpson, Inc., on behalf of SMB Land, LLC

General Location: West and south of Camden Ridge Subdivision

Zoning District: Development District Housing (DDH)

Action Requested: Final plat approval for a performance residential development (57 single family detached lots and two open space lots)

5. Farmville Lakes Amenities Lot

PL-2020-00706

Applicant: Dilworth Development, Inc.
General Location: Current terminus of Farmville Lakes Drive
Zoning District: Comprehensive Development District (CDD) with an overlay of the Planned Development District (PDD) designation
Action Requested: Final plat approval for a performance residential development

6. Corbett Subdivision, Phase 2 Bond Extension

PL-2020-00708

Applicant: Blake Rice, Barrett-Simpson, Inc., on behalf of Stephen Corbett
General Location: North side of Ogletree Road, south of Fairway Drive
Zoning District: Neighborhood Conservation (NC-150)
Action Requested: Waiver to Article III(F), 4d.(6), of the City of Auburn Subdivision Regulations in order to extend completion of subdivision bond phase

7. Tuscany Hills, Phase V-B Bond Extension

PL-2020-00709

Applicant: Blake Rice, Barrett-Simpson, Inc. on behalf of SMB Land, LLC
General Location: North side of East Farmville Road, east of North College Street
Zoning District: Development District-Housing (DD-H)
Action Requested: Waiver to Article III(F), 4d.(6), of the City of Auburn Subdivision Regulations in order to extend completion of subdivision bond phase

8. Parker Place Townhomes Bond Extension

PL-2020-00710

Applicant: Jim Parker on behalf of Jim Parker Company, Inc.
General Location: 194 East University Drive
Zoning District: Comprehensive Development District (CDD)
Action Requested: Waiver to Article III(F), 4d.(6), of the City of Auburn Subdivision Regulations in order to extend completion of subdivision bond phase

9. Longleaf Crossing, Phase IV Bond Extension

PL-2021-00001

Applicant: Tom Hayley on behalf of Hayley Enterprises, LLC
General Location: Downs Way, south of West Longleaf Drive
Zoning District: Comprehensive Development District (CDD) with an overlay of the Planned Development District (PDD) designation
Action Requested: Waiver to Article III(F), 4d.(6), of the City of Auburn Subdivision Regulations in order to extend completion of subdivision bond phase

NEW BUSINESS

10. Hamilton Place PDD Amendment

PUBLIC HEARING

PL-2020-00694

Applicant: Brett Basquin, Foresite Group, Inc., on behalf of PSM Holdings, LLC and TD Development, Inc.

General Location: Northeast corner of Hamilton Road and Ogletree Road

Zoning District: Limited Development District (LDD)

Action Requested: Recommendation to City Council for an amendment to the Hamilton Place Planned Development District (PDD) in order to add 4.21 acres and to allow 33,000 square feet of office use

11. Hamilton Place PDD

PUBLIC HEARING

PL-2020-00695

Applicant: Brett Basquin, Foresite Group, Inc., on behalf of PSM Holdings, LLC and TD Development, Inc.

General Location: Northeast corner of Hamilton Road and Ogletree Road

Zoning District: Limited Development District (LDD) with an overlay of the Planned Development District (PDD) designation

Action Requested: Recommendation to City Council for conditional use approval of a community shopping center and office use

12. Apollo Rezoning

PUBLIC HEARING

PL-2020-00697

Applicant: Auburn Industrial Development Board

General Location: 1571 West Samford Avenue

Zoning District: Comprehensive Development District (CDD)

Action Requested: Recommendation to City Council for rezoning of approximately 5.61 acres to Industrial (I)

13. Apollo Conditional Use

PUBLIC HEARING

PL-2020-00705

Applicant: Auburn Industrial Development Board

General Location: 1571 West Samford Avenue

Zoning District: Comprehensive Development District (CDD)

Action Requested: Recommendation to City Council for conditional use approval of an industrial use (data center)

14. Chapel Heights Preliminary Plat

PUBLIC HEARING

PL-2020-00699

Applicant: Brett Basquin, Foresite Group, Inc., on behalf of H & S Development, LLC

General Location: 1700 block of Pierce Chapel Road

Zoning District: Rural (R) with an overlay of the Conservation Overlay District (COD) designation

Action Requested: Preliminary plat approval for a conservation subdivision (27 single family residential lots and three open space lots)

15. Mimms Trail, 11th Addition Preliminary Plat PUBLIC HEARING PL-2020-00711

Applicant: Grant McCaleb, Harris Doyle Homes, on behalf of Clayton Properties Group, Inc.
General Location: Mimms Trail Road and Rutland Road
Zoning District: Limited Development District (LDD) with an overlay of the Planned Development District (PDD) designation
Action Requested: Revised preliminary plat approval for a performance residential development (53 single-family detached lots, two open space lots)

16. Piper Glen Subdivision PUBLIC HEARING PL-2021-00005

Applicant: Mike Maher, Precision Surveying, on behalf of Gulf South Development Group, LLC
General Location: Terminus of Judd Avenue
Zoning District: Redevelopment District (RDD)
Action Requested: Preliminary plat approval for a performance residential development (62 single family detached lots and three open space lots)

17. Piper Glen, Phase 1 Subdivision PL-2020-00698

Applicant: Mike Maher, Precision Surveying, on behalf of Gulf South Development Group, LLC
General Location: Terminus of Judd Avenue
Zoning District: Redevelopment District (RDD)
Action Requested: Final plat approval for a performance residential development (18 lot single family detached lots, two future developments lots, and one open space lot)

18. Owens Crossing Commercial Retail PUBLIC HEARING PL-2020-00701

Applicant: Brett Basquin, Foresite Group, Inc., on behalf of Owens Family Partnership, LLC
General Location: 1850 Shug Jordan Parkway
Zoning District: Comprehensive Development District (CDD)
Action Requested: Recommendation to City Council for conditional use approval of a road service use (restaurant with drive-thru)

19. Maddox Lake PL-2020-00665

Applicant: Allan Campfield, Homeworks of Alabama, Inc., on behalf of Hugh A. Johnson
General Location: 1122 Lee Road 44
Zoning District: Outside of the City limits – Planning Jurisdiction
Action Requested: Waiver to reduce minimum lot size

OTHER BUSINESS

20. Annual Meeting of the Commission to Elect New Officers

CHAIRMAN'S COMMUNICATION

STAFF COMMUNICATION

ADJOURNMENT