



AGENDA
SHELBY COUNTY PLANNING COMMISSION
REGULAR MEETING
Shelby County Services Building
2nd Floor Community Room
1123 County Services Drive
Pelham, AL 35124



7:00 P.M.

May 4, 2009

WORK SESSION

A work session will be held at 6:00 p.m. in the Community Room, prior to the regular meeting. All interested parties are invited to attend. Note: *This is not a public hearing.*

PUBLIC HEARING

1. Approval of the Minutes of the April 2, 2009, meeting.

2. Z09-005; Underwood Office Building Rezoning - H-Z to O&I

A request from Ken Underwood, Underwood Development, Inc., for the approval of a change in the zone district boundaries of a 0.479-acre parcel from the HZ, Holding Zone District to the O & I, Office & Institutional District, to permit the development of a professional office building.

The subject property is located approximately one half of a mile northeast of U.S. 280, south of County Road 41 at 2310 Brock Drive in the Chelsea North-Dunnivant Valley South-Westover North Zoning Beat and situated in the SW ¼ of Section 16, Township 19 South, Range 1 West; Parcel Identification No. 58-09-5-16-0-001-038.000.

3. Z09-006; Hills at Brook Highlands - Front Setback Variance

A request from Jackie Davis, Surveying Solutions, Inc., representing the owners, Lorrin Group, LLC, for a 20-foot front-yard variances to permit the development of townhomes resulting in 10-foot front setbacks, instead of the minimum 30 feet required in the R-4, Multiple Dwelling District.

The subject properties, lots 15 and 16 and lots 44 through 72, Hills at Brook Highland (Map Book 37, Page 105), are located north and west of Brook Highland Drive, west of the intersection of Eagle Ridge Lane and Eagle Ridge Drive in the North Shelby - I65 Corridor Zoning Beat, and situated in the W ½ of Section 31, Township 18 South, Range 1 West; Parcel Identification Nos. 58-03-9-31-0-009-015.000 & 016.000 and 58-03-9-31-0-009-044.000 through 072.000.

Discussion Items