



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



January 14, 2008 - 7:00 P.M.

WORK SESSION

A work session will be held at 6:00 p.m. in the conference room, (adjacent to 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 Minutes of the November 5, 2007 Meeting.

2. V-05-07, Byrd - Yard Variance.

Purpose: A request from Robert & Sharon Byrd, owners, for a variance of the terms of the Zoning Regulations of Shelby County to permit the construction of an accessory structure in a front yard instead of the rear yard as may be permitted; a variance of Article XXI, Section 7, pursuant to Article XXIII, Section 3. The subject property is zoned **A-R, Agricultural-Residential**.

Location: The subject property, Lot 18, Hollybrook Lake Subdivision, located at 1000 Hollybrook Lake Road, south of County Road 41, approximately 7.5 miles northeast of U.S. 280 in the Chelsea North - Dunnivant Valley South - Westover North Zoning Beat situated in the NW ¼ of Section 19, Township 18 South, Range 1 East, Parcel Identification No. 58-04-4-19-0-000-006.000.

3. P-11-04, Lennox / Townhome Condominiums – Site Plan

Purpose: A request from Sam Posey, Posey Enterprises, Inc. for the approval of a site development plan for the construction of the Lennox / Townhome Condominiums a 6-acre development in an **R-4, Multiple Dwelling Zone District**.

Location: The subject property is located at 2395 Old Rocky Ridge Road, east of I-65 and north of the Cahaba River, in the North Shelby - I-65 Zoning Beat situated in the NW ¼ of Section 17, Township 19 South, Range 2 West Parcel Identification No. 58-10-4-17-0-001-006.000.

4. C-03-07, Wireless Telecommunication Facility – Conditional Use

Purpose: A request from Ard Contracting, representing Shelby County for the approval of a *Conditional Use* to permit the relocation of a 60-foot-high self-supporting communications tower in an **E2-SD, Special Estate District**.

Location: The subject property is located atop Oak Mountain, east of U.S. 280, off of Crest Road in the North Shelby - I-65 Zoning Beat, situated in the NE ¼ of Section 8, Township 19 South, Range 1 West, Parcel Identification No. 58-09-3-08-0-001-001.000.

Discussion Items

- **2008 Planning Commission Meeting Calendar**