



PLANNING COMMISSION REGULAR MEETING AGENDA

July 14, 2022 - 5:00 p.m.
City Council Chamber, 141 N. Ross Street, Auburn, AL

Phillip Chansler, Chairman
Nonet Reese, Vice Chairman
Wendy Birmingham

Jana Jager
Bob Ritenbaugh
Marcus Marshall

Robyn Bridges
Joseph Aistrup
Warren McCord

ROLL CALL

CITIZENS' COMMUNICATION

OLD BUSINESS

CONSENT AGENDA

Approval of Minutes

Packet Meeting June 6, 2022

Regular Meeting June 9, 2022

1. Annexation – White

AX-2022-010

Request: Recommendation to City Council for annexation of approximately 7.27 acres

General Location: Lee Road 93 (Ensminger Road)

Zoning District: Outside of City limits

Applicant: Angela A. White

2. Final plat – Farmville Lakes PH 7

FP-2022-007

Request: Final Plat approval for a performance residential subdivision (39-lot single-family homes)

General Location: Farmville Lakes Drive

Zoning District: CDD/PDD

Applicant: Dillworth Development, Inc.

3. Final plat – Spyglass PH 1

FP-2022-009

Request: Final Plat approval for a performance residential subdivision (24-lot single-family homes)

General Location: Yarbrough Farms Boulevard/Titleist Way

Zoning District: CDD/PDD

Applicant: Dillworth Development, Inc

NEW BUSINESS

- 4. Preliminary Plat – WWK Subdivision – PUBLIC HEARING** **PP-2022-010**
- Request: Preliminary plat approval for an 8-lot subdivision
- General Location: Lee Road 78
- Zoning District: Outside City limits – Planning Jurisdiction
- Applicant: WWK, LLC
- 5. Final Plat – WWK Subdivision** **FP-2022-011**
- Request: Final plat approval for an 8-lot subdivision
- General Location: Lee Road 78
- Zoning District: Outside City limits – Planning Jurisdiction
- Applicant: WWK, LLC
- 6. Preliminary Plat – Hickory Woods Estates, 2nd Addition – PUBLIC HEARING** **PP-2022-011**
- Request: Preliminary plat approval for a conventional residential development (10-lot single- family homes)
- General Location: 357 Hickory Woods Drive
- Zoning District: Comprehensive Development District (CDD)
- Applicant: Mike Maher, Precision Surveying
- 7. Preliminary Plat – Whatley Farms – PUBLIC HEARING** **PP-2022-012**
- Request: Preliminary plat approval for a 7-lot subdivision
- General Location: Lee Road 112
- Zoning District: Outside City limits – Planning Jurisdiction
- Applicant: Barrett-Simpson, Inc.
- 8. Preliminary Plat – Old Samford Pod 1 & Pod 4 – PUBLIC HEARING** **PP-2022-013**
- Request: Preliminary plat approval for a performance residential development (197-lot single family homes)
- General Location: Mrs. James Road (Lee Road 81)
- Zoning District: Development District Housing/Planned Development District
- Applicant: Barrett-Simpson, Inc.
- 9. Annexation – Glenwood Farm, Phase 2** **AX-2022-011**
- Request: Recommendation to City Council for annexation of approximately 22.87 acres
- General Location: Society Hill Road (Lee Road 54)
- Zoning District: Outside of City limits
- Applicant: Barret-Simpson, Inc.

- 10. Preliminary Plat – Glenwood Farm, Phase 2 – PUBLIC HEARING** **PP-2022-014**
- Request: Preliminary plat approval for a conventional residential development (7-lot single-family homes)
- General Location: Society Hill Road (Lee Road 54)
- Zoning District: Rural (R), pending annexation (AX-2022-011)
- Applicant: Barrett-Simpson, Inc.
- 11. Preliminary Plat – Cash Property – PUBLIC HEARING** **PP-2022-015**
- Request: Preliminary plat approval for a 20-lot subdivision
- General Location: Lee Road 188/Lee Road 72
- Zoning District: Outside City limits – Planning Jurisdiction
- Applicant: Barrett-Simpson, Inc.
- 12. Final Plat – Cash Property** **FP-2022-010**
- Request: Final plat approval for a 20-lot subdivision
- General Location: Lee Road 188/Lee Road 72
- Zoning District: Outside City limits – Planning Jurisdiction
- Applicant: Barrett-Simpson, Inc.
- 13. Rezoning – 305 Harper Circle – PUBLIC HEARING** **RZ-2022-006**
- Request: Recommendation to City Council for rezoning of approximately 0.21 acres from Development District Housing (DDH) to Medium Density Residential District (MDRD)
- General Location: 305 Harper Circle
- Zoning District: Development District Housing (DDH)
- Applicant: Michael and Kimberly West
- 14. Conditional Use – Big Dan’s – PUBLIC HEARING** **CU-2022-030**
- Request: Recommendation to City Council for conditional use approval for a road service use (car wash)
- General Location: 1101 South College Street
- Zoning District: South College Corridor District (SCCD)
- Applicant: Big Dan’s Car Wash
- 15. Conditional Use – Greystone Commercial Development – PUBLIC HEARING** **CU-2022-033**
- Request: Recommendation to City Council for conditional use approval for a commercial support use (climate control storage facility)
- General Location: 1600 East Samford Avenue
- Zoning District: Comprehensive Development District (CDD)
- Applicant: Parker Lewis on behalf of Greystone of Auburn, LLC

16. Conditional Use – Harper Avenue Triplex – PUBLIC HEARING

CU-2022-034

Request: Recommendation to City Council for conditional use approval for a performance residential development (multiple-unit development)

General Location: 644 Harper Avenue

Zoning District: Corridor Development District – East (CRD-E)

Applicant: Foresite Group, LLC

17. Waiver – Next Steps LLC – PUBLIC HEARING

WZ-2022-004

Request: Waivers to the City of Auburn Subdivision Regulations regarding Minimum Lot Area and Flag Lot requirements

General Location: 219 Lee Road 663

Zoning District: Outside City limits – Planning Jurisdiction

Applicant: James Floyd

OTHER

1. Election of Officers

CHAIRMAN’S COMMUNICATION

STAFF COMMUNICATION

ADJOURNMENT