



100 Hughes Road
Madison, Alabama 35758
www.madisonal.gov

Agenda

Planning Commission

Thursday, January 16, 2020

5:30 p.m.

Council Chambers

Planning Commission Members

Chairman Troy Wesson, CAPZO

Vice Chair Stephen Brooks, CAPZO

Terri W. Johnson

Tim Cowles, CAPZO

Cameron Grounds, CAPZO

Councilmember, John Seifert, CAPZO

Cynthia McCollum, CAPZO

Mike Potter, CAPZO

Steven Ryder, CAPZO

Please silence all cell phones, pagers and/or electronic devices for the duration of the meeting.

The Planning Commission welcomes you to the meeting.

- I. Call to Order**
- II. Roll Call**
- III. Election of Officers**
- IV. Acceptance of the Agenda**
- V. Minutes Approval**
 - 1. Approval of Minutes for November 21, 2019**
 - 2. Approval of Minutes for December 19, 2019**
- VI. Public Comments**
- VII. Public Hearings**

Annexations and Zoning Map Amendments

1. **Creekside Project (ANN 2019-010/ZMA 2019-013)**
Annexation of 2.06 acres and zone the property RC-2 (Residential Cluster District Number 2) upon annexation
Location: South of Powell Road, West of Segers Road
Applicant/Property Owner: Larry, Curley, Nomo, LLC
Staff Report (No staff report provided)
Staff recommends continuing this item to the February 20, 2020 meeting.

2. **403 Stella Drive (ANN 2019-009/ZMA 2019-012)**
Annexation of a 15,200 single-family lot into the City of Madison and zone property R2 (Medium Density Residential District) upon annexation
Location: 403 Stella Drive (South of Stella Drive, West of Slaughter Road)
Applicant/Property Owner: Andrew & Karen Jump
[Staff Report](#)

3. **Madison Lakes (MP 2019-004/ZMA 2019-014)**
Re-zone 31.07 acres from MU (Mixed Use District) to B2 (Community Business District) and amend the West Side Master Plan from CMU (Commercial Mixed Use) to CC (Convenience Commercial and adjust the PNA (Parks and Natural Area) boundary for the subject site
Location: South of Browns Ferry Road, East of County Line Road
Applicant: Johnson & Associates
Property Owner: Carrier Properties LLC
[Staff Report](#)

Subdivisions

4. [Madison Lakes Subdivision](#) (LP 2019-007)
Layout plan for 15 lots on 31.07 acres
Location: South of Browns Ferry Road, East of County Line Road
Applicant: Johnson & Associates
Property Owner: Carrier Properties LLC
[Staff Report](#)

5. [Bartlett Mill Subdivision](#) (PP 2019-014) – Re-approval
Re-approval of Preliminary Plat for 18 lots on 4.74 acres
Location: North of Browns Ferry Road, East of Balch Road
Applicant/Property Owner: Farm and Land Assets, LLC
[Staff Report](#)

6. [Anderson Place Subdivision](#) (PP 2019-011)-Re-approval
Re-approval of Preliminary plat for 10 lots on 8.94 acres
Location: North of Manitoba Boulevard, West of Slaughter Road
Applicant: Smart Living, LLC
Property Owner: Smart Living, LLC & George Walton Anderson
[Staff Report](#)

7. [Town Madison, Phase 5](#) (PP 2019-013)
Preliminary plat for two tracts on 32.35 acres
Location: North of Town Madison Boulevard, West of Zierdt Road
Applicant/Property Owner: Old Town Investments, LLC
[Staff Report](#)

8. [Town Madison Business Park](#) (FP 2019-012)
Final plat for four lots on 97.53 acres
Location: South of Lime Quarry Road, East of Intergraph Way
Applicant/Property Owner: Old Town II, LLC
[Staff Report](#)

9. [The Village of Oakland Springs](#) (LP 2019-006)
Layout amendment to modify streets and alleys, resulting in a 9 lot decrease on 135.87 acres
Location: South of Huntsville - Browns Ferry Road, East of Bowers Road
Applicant/Property Owner: Placemaker's Oakland Springs
[Staff Report](#)

10. [The Village of Oakland Springs](#) (PP 2019-012)
Preliminary plat for 79 lots on 135.87 acres
Location: South of Huntsville - Browns Ferry Road, East of Bowers Road
Applicant/Property Owner: Placemaker's Oakland Springs
[Staff Report](#)

11. [Ashbury Phase 7](#) (CP 2019-017)

Certified plat for three commercial lots on 3.51 acres

Location: South of New Bristol Drive, West of County Line Road

Applicant: Johnson & Associates

Property Owner: Colony Investment Company, LLC

[Staff Report](#)

Public Hearing Closed

VIII. Site Plans

12. Waffle House (SP 2019-024)

Landscape Buffer Substitution

Location: South of New Bristol Drive, West of County Line Road

Applicant: Johnson & Associates

Property Owner: Waffle House Inc.

[Staff Report](#)

IX. New Business

X. Adjournment