



## PLANNING COMMISSION AGENDA

A public hearing will be held by the Planning Commission of the City of Dothan, Alabama, on **Wednesday, June 15, 2016 at 9:00 a.m.**, in the City Commission Chambers, 126 North St. Andrews Street, Room 203, of the Roy L. Driggers Municipal Building (Civic Center).

The Planning Commission will have a preliminary meeting to review the agenda with the Planning Staff on Monday, June 13, 2016 at 3:30 p.m., in **Meeting Room C, first floor of the Civic Center**. This meeting is also open to the public.

The following items will be reviewed at both meetings:

1. ***Approval of Agenda***
2. ***Approval of May 18, 2016 Meeting Minutes***
3. ***Disclosure of ex parte contact***

### **Old Business**

4. **S-15-0389, Legacy Case, approved July 15, 2015:** Request for modification of sidewalk requirements, Highlands Cove Subdivision, S. Brannon Stand and Flowers Chapel Rd., R-3 District, Wheelless Development Ltd., represented by Northstar Engineering Services.

### **New Business**

5. **S-16-0158:** Request approval of Final Subdivision Replat Lot 2, Block A, Cooks Properties, (Legacy S-15-0191), W. of 3373 Napier Field Rd, B-2 District, 8.35 acres, BHR Properties LLC and John & Jo Ann Gause, represented by Northstar Engineering Services.
6. **RZ-16-0183:** Request recommendation for a City initiated rezoning of multiple parcels of land from L-I District (Light Industrial) to A-C District (Agricultural-Conservation) and R-1 (Residential Single-Family Low Density) located in the Ardilla Community.
7. **DPMA-16-0203:** Request approval of a Development Plan for a parking lot located at 206 Virginia Dr., R-1 District, Episcopal Church of the Nativity represented by Praestare Engineering.

8. **RZ-16-0212:** Request recommendation for Rezoning of 9.4 acres located at 4390 Westgate Pkwy., from an L-I District to an A-C District, Dothan Community Church, represented by Northstar Engineering Services.
9. **RZ-16-0216:** Request recommendation for Rezoning of 17.27 acres located at 831 John D Odom Rd., currently zoned O-I & R-1 to R-1 & O-I, The Haven Inc. represented by Northstar Engineering Services.
10. **DPMA-16-0217:** Request approval of a Development Plan for a new 14,340 square foot group care facility at 831 John D. Odom Rd., A-C District, The Haven Inc., represented by Northstar Engineering Services.
11. ***Consent Items: Minor Development Plans & Subdivision Plats***
12. ***Zoning Ordinance Text Amendments***
  - a. Sec. 114-116 Establishment of Zoning Districts. Remove A-C from the Residential District table.
  - b. Reestablish Custom Assembly as a use within the Table of Permitted Uses.
  - c. Remove Personal Care Services from the Table of Permitted Uses in the O-3 District (ref. Kent Drive discussion)
  - d. Reestablish Single-Family Dwelling as a permitted use within the B-1 District.
  - e. Architectural Requirements for commercial buildings.
  - f. Temporary and Directional Signs.
13. ***Adjourn.***

*Anyone interested in any item listed on this agenda is encouraged to contact the Planning and Development Office at 615-4410 for further information.*