

MINUTES

Montevallo Planning Commission

October 15, 2020

City Hall

6:00 PM

Lisa Terrill, Rusty Nix, Kristen Bridges, Bob Doyle, Amy Feger, Kenny Dukes Donnie Norris and Nathan Stamps absent.

Chairman Bridges called the meeting to order at 6:00 pm, due to technical difficulties broadcasting the meeting delayed until 6:06 pm.

Accept the meeting minutes for 08.20.20, motion to accept minutes made by Kenny Dukes, seconded by Bob Doyle. All Ayes.

Start public hearing 6:07

Case No. SD20-008 – Lexington Parc, Amended Master Plan

This is a request from Dan Mason, representing St. Bourke, on behalf of the property owner, for approval of an amended Master Plan to modify the total lot count from 237 lots to 258 lots and reduce the minimum lot width from 70 feet to 60 feet.

The subject property is located on State Route 119 in the Lexington Parc Subdivision and zoned R-2 SD; Parcel Identification Numbers 58-27-1-02-0-005-032.000 and 58--27-1-02-0-005-033.000.

Discussion with developer.

End public hearing, 6:45pm.

Motion to recommend approval of Amendment to City Council made by Kenny Dukes, seconded by Bob Doyle. All Ayes. MOTION APPROVED

Start public hearing 6:50 pm

Case No. SP20-009 Xcaret Grill - Site Plan

This is a request from Saray Jimenez, property owner, for approval of a modified site plan to improve parking and landscaping for a restaurant use.

The subject property is located at 1032 Main Street, formerly known as Eclipse Coffee

Kristine Goddard, Shelby County, stated modification did go through the Design Review Committee; however, these changes have not gone to the DRC. She makes a recommendation for this to be reviewed by the DRC for additional site changes presented.

Albert Jones, owns land behind Xcaret- Mr. Jones inquired about the trees and fence behind the building
End Public Hearing. 7:14pm.

Motion made to approve the site plan presented with the condition the Design Review Committee approve made by Rusty Nix. Seconded by Kenny Dukes. All Ayes... MOTION APPROVED

Next Design Review Committee meeting Nov. 3 at 4pm.

Other business:

Nathan Stamps regarding B2 district Hwy 25, discussion regarding why special hearings must go through the County and Planning and Zoning for approval. As this causes undue delay to the property owners.

Citizen comment:

None

Motion to adjourn at 7:25 made by Rusty Nix, seconded by Kenny Dukes. All Ayes

10.15.20

Lisa Terrill, Asst. City Clerk

Date