

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF MAY 28, 2020
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

1. **CALL TO ORDER**
2. **CALL OF ROLL**
3. **APPROVAL OF MINUTES:** Review of minutes of the regular meeting of March 26, 2020.
4. **NEW BUSINESS:**

A. **RIVER BANK & TRUST SITE PLAN REVIEW:**

1. **File SP20-03:**

Site: River Bank & Trust

Zoning: *B-2, General Business*

Location: Southwest of U.S. Highway 98 and Van Avenue

Area: 1.4 ± Acres

Owner(s): River Bank & Trust - Jimmy Stubbs, CEO

Engineer: Goodwyn, Mills & Cawood - Tim Lawley

B. **DOWN BY THE BAY, L.L.C. BOAT & RV STORAGE PLANNING APPROVAL, MASTER PLAN REVIEW AND SITE PLAN REVIEW:**

1. **Planning Commission approval of a warehouse and/storage facility in a B-2(a) zone. (Public Hearing)**

2. **File SP20-04:**

Site: Down by the Bay, L.L.C. Boat & RV Storage

Zoning: *B-2(a), General Business Alternate District*

Location: Northeast of County Road 64 and County Road 13, southeast of Rand Avenue and County Road 13

Area: 8.74 Acres ±

Owner(s): Down by the Bay, L.L.C. - Ryan Fields

Engineer: Lieb Engineering - Chris Lieb

C. **DIAMANTE SUBDIVISION, PHASE TWO FINAL PLAT AND STREET ACCEPTANCE:**

1. **FINAL PLAT REVIEW:**

File SDF20-02:

Subdivision: Diamante, Phase Two, a Resubdivision of Lot 1, Malbis-CR

Zoning(s): *R-3, High Density Single Family*

Location: East side of County Road 13, northeast of the intersection of Amethyst Drive and Red Eagle Drive

Area: 23.33 ± Acres, (39) lots

Developer: 68V Diamante 2017, L.L.C. - Nathan Cox

Agent: Dewberry - Steve Pumphrey

Engineer: Dewberry - Jason Estes

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2. STREET ACCEPTANCE PETITION:

File AP20-10:

Presentation to be given by Steve Pumphrey, representative of Dewberry, recommending acceptance of all right-of-ways contained within Diamante Subdivision, Phase Two. Said right-of-ways being Amethyst Drive (1,820 linear feet) and Vargas Court (510 linear feet).

D. EASTERN SHORE TOYOTA EMPLOYEE PARKING LOT EXPANSION:

1. File SP20-05:

Site: Eastern Shore Toyota Employee Parking Lot Expansion

Zoning: *B-2, General Business*

Location: Southeast of Renaissance Boulevard and Frederick Boulevard,
Lot 11, Renaissance Center

Area: 12.3 Acres ±

Owner(s): Esfahani Real Estate Holdings, L.L.C. - Shawn Esfahani

Engineer: Goodwyn, Mills & Cawood - Doug Bailey

- 5. PUBLIC PARTICIPATION**
- 6. ATTORNEY'S REPORT**
- 7. COMMISSIONER'S COMMENTS**
- 8. DIRECTOR'S COMMENTS**
- 9. ADJOURNMENT**