

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
REGULAR MEETING OF JUNE 25, 2020
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

Draft

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1. **CALL TO ORDER**
 2. **CALL OF ROLL**
 3. **APPROVAL OF MINUTES:** Review of minutes of the regular meeting of May 28, 2020.
 4. **OLD BUSINESS:**

A. **DIAMANTE SUBDIVISION, PHASE TWO:**

1. **FINAL PLAT REVIEW:**

File SDF20-02:

Subdivision: **Diamante, Phase Two, a Resubdivision of Lot 1, Malbis-CR 13**

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 - Casey Hill

Engineer: Dewberry - Jason Estes

2. **STREET ACCEPTANCE PETITION:**

File AP20-10:

Presentation to be given by Casey Hill, 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).

5. **NEW BUSINESS:**

A. **PRELIMINARY/FINAL PLAT REVIEW:**

1. **File SDPF20-03:**

Subdivision: **Belforest K-6 Water Well**

Zoning: ***RSF-E, Residential Single Family Estate District, Baldwin County District 15, in the Extraterritorial Planning Jurisdiction of Daphne, pending rezoning of Lot 2 to RSF-4, Single Family District***

Location: Southwest corner of County Road 64 and County Road 54 East

Area: 18.32 Acres ±, (2) lots

Owner: Baldwin County Board of Education - Tom Waters

Surveyor: Goodwyn, Mills & Cawood - Stuart Smith

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B. SEAGRASS VILLAGE:

1. MASTER PLAN REVIEW:

File MPR20-01:

Presentation to be given by Larry Smith, representative of S.E. Civil, requesting a master plan review of Seagrass Village.

2. PRELIMINARY/FINAL PLAT REVIEW:

File SDPF20-04:

Subdivision: Seagrass Village

Zoning: *PUD, Planned Unit Development*

Location: Northeast corner of U.S. Highway 98 and Dale Road
Area: 20.72 Acres \pm , (2) lots
Owner: Zeolia Dale c/o Velma Jackson
Developer: Sage DevCo. L.L.C. – Robert White, V.P.
Agent: S.E. Civil - Larry Smith

3. SITE PLAN REVIEW:

File SP20-06:

Site: Seagrass Village

Zoning: *PUD, Planned Unit Development*

Location: Northeast corner of U.S. Highway 98 and Dale Road
Area: 20.72 Acres \pm , (2) lots
Owner: Zeolia Dale c/o Velma Jackson
Developer: Sage DevCo. L.L.C. – Robert White, V.P.
Agent: S.E. Civil - Larry Smith

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C. JUBILEE FARMS PLANNED UNIT DEVELOPMENT:

1. GENERAL PLAN MODIFICATION:

Presentation to be given by Casey Hill, representative of Dewberry, requesting a modification to the Jubilee Farms PUD General Plan/Boundary associated with Ordinance 2017-39, to separate a 13.6 acre tract from the PUD boundary and standards.

2. ZONING AMENDMENT: **(PUBLIC HEARING)**

File Z20-02: Forestar “USA” Real Estate Group, Inc.

Present Zoning: PUD, Planned Unit Development

Proposed Zoning: R-1, Low Density Single Family Residential

Location: South of County Road 54 and west of Avalon Subdivision,
Phase 3

Area: 13.6 Acres ±

Owner: Forestar “USA” Real Estate Group, Inc. - Tucker Dorsey

Agent: Dewberry - Casey Hill

3. MASTER PLAN AMENDMENT:

File MPA20-01:

Presentation to be given by Casey Hill, representative of Dewberry, requesting a master plan revision of Jubilee Farms Subdivision.

6. PUBLIC PARTICIPATION

7. ATTORNEY’S REPORT

8. COMMISSIONER’S COMMENTS

9. DIRECTOR’S COMMENTS

10. ADJOURNMENT