City of Auburn

PLANNING COMMISSION
REGULAR MEETING AGENDA

August 08, 2024 - 5:00 p.m.
City Council Chamber, 141 N. Ross Street, Auburn, AL

Nonet Resse, Chairman	Phil Chansler	Wendy Birmingham
Oscar Moseley	Walker Davis	Joseph Aistrup
Jennifer Stevens	Dana Camp	David Wisdom

ROLL CALL

Election of officers: Vicechair/Secretary

CITIZENS' COMMUNICATION

OLD BUSINESS

1. **Annexation - Jaramillo Annexation** AX-2024-005

Request:	Recommendation to City Council for annexation of approximately 14.84 acres
General Location:	8990 Hillandale Drive
Zoning District:	Outside of City Limits
Applicant:	Matthew Chase Jaramillo

2. **Annexation - Simonton Annexation** AX-2024-016

Request:	Recommendation to City Council for annexation of approximately 5.26 acres
General Location:	812 Winterhawk Drive (Lee Road 415)
Zoning District:	Outside of City Limits
Applicant:	Leslie Simonton

3. **Annexation - Sheppard Annexation** AX-2024-017

Request:	Recommendation to City Council for annexation of approximately 3.0 acres
General Location:	261 Lee Road 415
Zoning District:	Outside of City Limits
Applicant:	Justin Sheppard

CONSENT AGENDA

Approval of Minutes

Packet Meeting	July 08, 2024
Regular Meeting	July 11, 2024

4. **Annexation - Mitchell Farms** AX-2024-020

Request:	Recommendation to City Council for annexation of approximately 127 acres
General Location:	Moore's Mill Road and Society Hill Road
Zoning District:	Outside of City Limits
Applicant:	Foresite Group, LLC

NEW BUSINESS

5. Preliminary Plat - Adare - PUBLIC HEARING PP-2024-033

Request:	Preliminary Plat approval of a 31-lot conventional subdivision
General Location:	Lee Road 146 (Moores Mill Road)
Zoning District:	Outside of City Limits (Rural pending approval of case AX-2024-020)
Applicant:	Foresite Group, LLC

6. Conditional Use - Auburn Icehouse - PUBLIC HEARING CU-2024-020

Request:	Recommendation to City Council for a road service use (ice vending machine)
General Location:	450 Opelika Road
Zoning District:	Corridor Redevelopment District – Urban (CRD-U)
Applicant:	Mitch Brown, Lorna Group, LLC

7. Waiver - Proposed West Pace Village Plat No. 1-B (Lot 6-A) WZ-2024-008

Request:	Requesting approval of a waiver to allow subdivision of a commercial lot off a private street
General Location:	West Creek Parkway and West Pace Boulevard
Zoning District:	Comprehensive Development District (CDD)
Applicant:	Scott Campbell

8. Waiver - Smalls Sliders (Appeal of Waiver Denial) – PUBLIC HEARING WZ-2024-009

Request:	Requesting to waive the required turn lane for a proposed development on an arterial
General Location:	1251 Opelika Road
Zoning District:	Corridor Redevelopment District – Suburban (CRD-S)
Applicant:	Foresite Group, LLC

9. Zoning Ordinance Text Amendment – Urban Core Residential Use Provisions ZT-2024-001

Request:	Recommendation to City Council to amend the Zoning Ordinance
Applicant:	City of Auburn

OTHER

CHAIRMAN'S COMMUNICATION

STAFF COMMUNICATION

ADJOURNMENT