

## DECEMBER 15, 2020 PLANNING COMMISSION AGENDA

CIVIC CENTER 4:00 PM

**1. CALL TO ORDER**

**2. ROLL CALL**

**3. APPROVAL OF MINUTES: November 17, 2020**

**4. ITEMS FOR DEFERRAL OR WITHDRAWAL**

- A. ZA20-000047 - Cottages at Craft Farms – PUD Modification
- B. ZA20-000063 Raley Farms, Phase 2 – Preliminary Plat

**5. PUBLIC HEARINGS:**

**A. ZA20-00074 Raley Farms – Rezoning**

**Request:** The applicant seeks to rezone 162.7 acres from *Conditional* High Density Single Family Residential (R-1-5) to High Density Single Family Residential (R-1-5). Raley Farms Subdivision Phase One is currently under construction and is included in the rezoning request. The property is located at 20747 Coastal Gateway Blvd.

**B. ZA20-000066 – Medical Village Phase 2 Subdivision – Preliminary & Final Plat**

**Request:** The City of Gulf Shores seeks preliminary & final subdivision plat approval to subdivide 54 acres into 4 lots. The property is located near the intersection of Cotton Creek Drive and Gulf Shores Parkway.

**C. ZA20-000070 – The Grove Subdivision – Final Plat**

**Request:** The applicant requests Final Subdivision Plat approval for 13 single family lots known as The Grove Subdivision. The 4.77 acre property is located on Cotton Creek Drive between Cotton Creek Blvd and Pinehurst Drive.

**D. ZA20-000073 – The Lake PUD Amendment**

**Request:** The applicant seeks to amend the underlying zoning of Pod D from R-1-5 Residential/High Density Single-family District to R-4 Residential/High Density Multi-family District with no opportunity for apartment or stacked flat uses. All other areas of the approved master plan will remain unchanged and all conditions of the original PUD approval are required.

**E. ZTA20-06 Garage Setbacks – Zoning Text Amendment**

**Request:** The City of Gulf Shores seeks to amend Article 6, Supplementary Regulations, and any other affected Articles of the Zoning Ordinance to modify garage and parking setbacks for new dwellings in the R-1-4 and R-1-5 Zoning Districts.

**6. SITE PLANS: None**

**7. HEARING OF PERSONS NOT LISTED ON THE FORMAL AGENDA**

**8. OTHER BUSINESS**

**9. COMMUNICATIONS FROM STAFF/PLANNING COMMISSION**

**A. 2021 Planning Commission Calendar**

**10. ADJOURN**