

The Planning Commission met Tuesday, July 5, 2011 at 5:00 PM at the City Administration Building, 161 N. Section Street in the Council Chambers.

Present: Dick Charles, Vice-Chair; Tim Kant; Jennifer Fidler; George Roberds and Rick Kingrea. Jonathan Smith, Planning and Building Director; Nancy Milford, Planner; Emily Boyett, Secretary

Absent: Jean Wilson, Chairperson; Gary Moore; Lee Turner and Bob Clark

Vice-Chairperson Dick Charles called the meeting to order at 5:04 PM and announced the meeting is being recorded. The minutes of the June 6, 2011 meeting were considered and George Roberds moved to accept the minutes as written and was 2nd by Rick Kingrea. Motion carried unanimously.

SD 05.56 Request of Gregory P. Bru for one (1) year extension of Preliminary Plat approval for the Cottages at Point Clear, Phase II (Villas at Point Clear). The property is located on the south side of Battles Road (if headed west) just before Battles Road makes a sharp turn to the north. Nancy Milford gave the staff report saying preliminary plat approval was granted in August of 2005. The applicant has been granted three one (1) year extensions, the latest one in June of 2010. Staff recommendation is to approve a one (1) year extension of the preliminary plat, ending July 31, 2012 conditional upon the applicant bringing The Cottages at Point Clear, Phase II (Villas at Point Clear) in compliance with all aspects of the revised (March 8, 2007) City of Fairhope Subdivision Regulations at the time of final plat approval. Mr. Kant asked if the Commission can grant a two (2) year extension and Mr. Smith stated he did not think it would be an issue. Greg Bru, the applicant, addressed the Commission saying he still plans on developing this phase but the current economic situation has it on hold for now and he would prefer the Commission grant a two (2) year extension. Jennifer Fidler moved to approve a two (2) year extension of the preliminary plat, ending July 31, 2013 conditional upon the applicant bringing The Cottages at Point Clear, Phase II (Villas at Point Clear) in compliance with all aspects of the revised (March 8, 2007) City of Fairhope Subdivision Regulations at the time of final plat approval. George Roberds 2nd the motion and the motion carried unanimously.

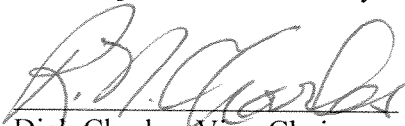
UR 11.05 Request of the Baldwin County Engineering Department for 11.52.11 Utility Review and Approval of the proposed installation of approximately 6,360 linear feet of asphalt sidewalk, Vince Beebe. The project will run along the south side of US Hwy. 98 from County Road 27 to the Weeks Bay Reserve by Fish River Bridge. Nancy Milford gave the staff report saying the sidewalk will be eight (8) feet wide and is funded by 80% federal transportation enhancement funds and 20% local funds. Staff recommendation is to approve with consideration for the comments from the Gas Superintendent, the Water and Sewer Superintendent and the Director of Public Works as stated in the staff report. Vince Beebe, applicant, was present to answer any questions. Mr. Kant asked when construction was scheduled to begin and Mr. Beebe responded in the fall or early winter. Tim Kant moved to accept the staff recommendation to approve with consideration for the comments from the Gas Superintendent, the Water and Sewer


Superintendent and the Director of Public Works as stated in the staff report. Jennifer Fidler 2nd the motion and the motion carried unanimously.

Old/New Business

Medical Overlay District – Jonathan Smith said the Committee will be meeting on Thursday, July 7, 2011 at 5:30 pm in the Delchamps Room. He stated he will be sending an e-mail with the revised ordinance with track changes.

Having no further business, Jennifer Fidler moved to adjourn and was 2nd by Tim Kant. Motion passed unanimously and the meeting was duly adjourned at 5:15 pm.


Dick Charles, Vice-Chair


Emily Boyett, Secretary