

**AGENDA CITY OF
MONTEVALLO
PLANNING AND ZONING COMMISSION
Work Session
March 11, 2021 – 6:00 P M
City of Montevallo
City Hall
541 Main Street
Montevallo, AL 35115**

1. Call to Order.

Review of Planning and Zoning Handbook - Orientation for New Commission Members

2. DISCUSSION ITEMS

A. Parking requirements for businesses located within the Urban Core.

Montevallo Main Street has asked the Planning and Zoning Commission to consider eliminating parking minimums within the Urban Core.

Parking requirements are determined by use in the Zoning Ordinance. Some consideration is currently provided for shared or on-street parking for Urban Core businesses.

B. Site plan requirements and review procedures for approval and certification.

Montevallo Main Street has asked the Planning and Zoning Commission to consider revising the requirements for site plan submittals and their review and approval procedures, specifically in reference to redevelopment of existing commercial property in the Urban Core.

A site plan is required for new construction or a 25% improvement to an existing site. Site plans are reviewed for compliance with the Zoning Ordinance by staff and must also be approved by both the Planning and Zoning Commission and the City Council.