

AGENDA
CITY OF MONTEVALLO
PLANNING AND ZONING COMMISSION

April 20, 2023 – 6:00 P M

City of Montevallo
City Hall
541 Main Street
Montevallo, AL 35115

PUBLIC HEARING

- 1. Verification of Quorum.**
- 2. Call to Order.**
- 3. Approval of minutes from the previous meeting of the Planning and Zoning Commission.**
- 4. SN23-003 Rapids View Rural Subdivision**

This is a request from Randy Goggans on behalf of Clay Holland, Holland Real Estate Company, LLC, property owner, for approval of a final plat to divide 60.15 acres into five residential lots to be known as Rapids View Rural Subdivision. The subject property is zoned A-R, Agricultural Residential District, and located on the south side of Spring Creek Road approximately one mile north of County Road 216 at the Dry Valley Creek bridge (portions of Parcel Identification Numbers 58-27-5-22-0-001-004.001, 58-27-6-23-0-001-004.000 and 58-27-5-22-0-001-042.000).

- 5. SP23-002 Jack’s Family Restaurant LP Site Plan**

This is a request from Arun Malvea, regional Manager for Jack’s Family Restaurants, LP, property owner, for approval of a site development plan to demolish and rebuild the Jack’s Family Restaurant. The subject property is zoned B-2 SD, General Business Special District, and located in the Urban Core District at 1050 Main Street (Parcel Identification Numbers 58-27-5-21-306-012.000, 58-27-5-21-3-306-011.000, and 58-27-5-21-3-306-020.000).

DISCUSSION

ZAM23-001 Aldrich Special District Overlay

This amendment is intended to allow for the inclusion of mobile and manufactured homes meeting specific criteria as identified in the district as a permitted primary dwelling. The boundaries of the district will be delineated as an overlay district on the official zoning map and shall include all properties within the plated Town of Aldrich (Map Book 3, Page 52, recorded February 21, 1914, and known as “Thomas’ Addition to the Map of the Town of Aldrich, Shelby County, Alabama).