



CITY OF BIRMINGHAM

DEPARTMENT OF PLANNING, ENGINEERING & PERMITS

PUTTING PEOPLE FIRST

RANDALL L. WOODFIN
MAYOR

710 - 20TH STREET NORTH
ROOM 210 CITY HALL
BIRMINGHAM, ALABAMA 35203

EDWIN REVELL
DIRECTOR

Hearing Date: Wednesday, October 28, 2020
Time: 5:30PM
Location: Council Chambers

SUB2020-00061

Oxmoor

Description: A request for approval of a Preliminary Plat subdividing 2 lots into 42 lots and a request for a waiver from the Subdivision Regulations requirement to install sidewalks along the northside of the proposed Grove Drive called OXMOOR GROVE.

Applicant: PRICE HIGHTOWER

Owner: GRANTS MILL, LLC

Premises/Geographic: 811 & 821 TOM MARTIN DRIVE

Parcel Information: 012900331000001008

Property Zoned: MXD Mixed Use District

Proposed Use: Residential Single Family Detached

It is recommended that the hereinabove described Preliminary Plat be APPROVED subject to the applicant revising the Preliminary Plat to show the location, width and purpose of any easements recommended by the City Engineer and the following:

- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 - Design Standards of the City of Birmingham Subdivision Regulations. (Sidewalk Waiver is not approved)
- 3) Add the following notes to the plat:

ALL STORM WATER DRAINAGE PIPING, EASEMENTS, AND INLETS OUTSIDE THE STREET RIGHT OF WAY SHALL BE MAINTAINED BY THE HOMEOWNER'S ASSOCIATION.

A STORMWATER MAINTENANCE AGREEMENT SHALL BE PROVIDED PER THE CITY STORMWATER ORDINANCE PRIOR TO FINAL PLAT APPROVAL.

A HOMEOWNERS ASSOCIATION SHALL BE ESTABLISHED PRIOR TO FINAL PLAT APPROVAL.

ADD A NOTE THAT THERE IS NO SURFACE WATER DISCHARGE BEYOND THE BASIN ON LOTS 22 AND 23.

APPROVAL FROM JEFFERSON COUNTY ENVIRONMENTAL SERVICES SHALL BE PROVIDED PRIOR TO FINAL PLAT.

PRIOR TO CONSTRUCTION SOIL EROSION CONTROL, CIVIL CONSTRUCTION AND DRIVEWAY PERMIT WILL BE OBTAINED.

MOTION:

SECOND:

VOTE:



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Hearing Date: Wednesday, October 28, 2020
Time: 5:30PM
Location: Council Chambers

SUB2020-00064

Central City

Description:	A request for approval of a final plat resurveying 7 lots into 2 lots called BLOCK 83 RESURVEY.
Applicant:	JOSEPH A MILLER, III
Owner:	EPT HOLDING, LLC
Premises/Geographic:	2225 3RD AVENUE NORTH
Parcel Information:	012200361029001000
Property Zoned:	B4 Central Business District
Proposed Use:	Office

It is recommended that the hereinabove described Final Plat be APPROVED subject to the applicant revising the Final Plat to show the location, width and purpose of any easements recommended by the City Engineer and the following:

- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) If the final plat, as approved by the Subdivision Committee or Planning Commission, is not recorded within one year of the date of final approval, the approval of such plat shall be deemed to have expired and the developer shall be required to resubmit a new plat for final approval.

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Hearing Date: Wednesday, October 28, 2020
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SUB2020-00065

Central City

Description:	A request for a favorable recommendation regarding the vacation of 1,500 square feet of alleyway and a request for approval of a Final Plat combining the vacated alley and 4 lots into 1 lot called BLOCK 80 RESURVEY.
Applicant:	JOSEPH A MILLER, III
Owner:	BTT GROUP
Premises/Geographic:	2316 2ND AVE. N
Parcel Information:	012200361006007000
Property Zoned:	M1 Light Industrial District
Proposed Use:	Office

The hereinabove described right of ways are hereby RECOMMENDED to the Council of the City of Birmingham to be vacated, the Final Plat be APPROVED subject to the applicant revising the Final Plat to show the location, width and purpose of any easements recommended by the City Engineer and the following:

- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) Approval by City Council.
- 4) The final plat must be recorded within 1 year from the date of approval at the Judge of Probate.

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SUB2020-00066

Glen Iris

Description:	A request for approval of a final plat resurveying 2 lots into 2 lots called RED MOUNTAIN TERRACE RESURVEY.
Applicant:	WEYGAND SURVEYORS
Owner:	KASSOUF ELAINE
Premises/Geographic:	2115 & 2119 JOYCE ST.
Parcel Information:	012900113006004000
Property Zoned:	R3 Single Family District
Proposed Use:	Residential Single Family Detached

It is recommended that the hereinabove described Final Plat be APPROVED subject to the applicant revising the Final Plat to show the location, width and purpose of any easements recommended by the City Engineer and the following:

- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) If the final plat, as approved by the Subdivision Committee or Planning Commission, is not recorded within one year of the date of final approval, the approval of such plat shall be deemed to have expired and the developer shall be required to resubmit a new plat for final approval.

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SUB2020-00067

East Avondale

Description:	A request for approval of a final plat resurveying parts of 2 lots into 1 lot called DAWKINS RESURVEY OF BLOCK 28
Applicant:	WEYGAND SURVEYORS
Owner:	RICHARDSON TAQUARIS
Premises/Geographic:	303 48TH ST. S
Parcel Information:	012300282029008000
Property Zoned:	R3 Single Family District
Proposed Use:	Residential Single Family Detached

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- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) If the final plat, as approved by the Subdivision Committee or Planning Commission, is not recorded within one year of the date of final approval, the approval of such plat shall be deemed to have expired and the developer shall be required to resubmit a new plat for final approval.

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SUB2020-00068

South Woodlawn

Description:	A request for approval of a final plat resurveying 2 lots into 1 lot called TRUE VINE CHURCH SURVEY
Applicant:	STEVEN H. GILBERT
Owner:	TRUE VINE CHURCH & MINISTRIES/
Premises/Geographic:	4 & 8 61ST STREET S
Parcel Information:	012300211020014000
Property Zoned:	R4A Medium Density Residential District
Proposed Use:	Industrial

It is recommended that the hereinabove described Final Plat be APPROVED subject to the applicant revising the Final Plat to show the location, width and purpose of any easements recommended by the City Engineer and the following:

- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) Changing the street labeled "Georgia Road" to "1st Avenue South."
- 4) If the final plat, as approved by the Subdivision Committee or Planning Commission, is not recorded within one year of the date of final approval, the approval of such plat shall be deemed to have expired and the developer shall be required to resubmit a new plat for final approval.

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SUB2020-00069

Five Points South

Description:	A request for approval of a final plat resurveying 3 lots into 1 lot called BLOCK 769 RESURVEY.
Applicant:	SCHOEL ENGINEERING
Owner:	D M DRENNEN AND EMMA HOUSTON DRENNE
Premises/Geographic:	1219 & 1231 19TH ST. S. & 1912 13TH AVE. S.
Parcel Information:	012800062030001000
Property Zoned:	CO&I Contingency Office and Institutional District
Proposed Use:	Institutional

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Hearing Date: Wednesday, October 28, 2020
Time: 5:30PM
Location: Council Chambers

SUB2020-00070

Five Points South

Description: A request for a favorable recommendation regarding the vacation of 3,007 square feet of alley right of way, 308 square feet of air space rights along 2nd Avenue, and a request for approval of a Final Plat combining the vacated alley right of way, air space, and 8 lots into 2 lots called RMTc RESURVEY OF BLOCK 132.

Applicant: SCHOEL ENGINEERING

Owner: RED MOUNTAIN THEATRE PROPERTY COMPA

Premises/Geographic: 201 16th St. S, 1621 & 1625 2nd Avenue S, and 1600 3rd Ave. S.

Parcel Information: 012200363023003000

Property Zoned: M1 Light Industrial District

Proposed Use: Institutional

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- 1) Completion of all requirements relative to Fire Department access and sufficient hydrant installation and coverage
- 2) All sidewalks, driveways and curb cuts must be done in accordance with the guidelines set forth in Article 5 – Design Standards of the City of Birmingham Subdivision Regulations.
- 3) Approval by City Council.
- 4) The final plat must be recorded within 1 year from the date of approval at the Judge of Probate.

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