



CITY OF BIRMINGHAM

DEPARTMENT OF PLANNING & PERMITS

PUTTING PEOPLE FIRST

RANDALL L. WOODFIN
MAYOR

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

KATRINA R. THOMAS
DIRECTOR

ZONING ADVISORY COMMITTEE

ZAC2023-00001

HOOPER CITY

Description: Application for a Site Plan Development Review in an I-3, Planned Manufacturing District.

Applicant: STAN RICHARDS

Owner: ANDERSON PROPERTIES OF TENN LL C/O

Premises/Geographic: 4570 Coalburg Road 35207

Parcel Information: 1. 012200103000002004; situated in the SW 1/4 of Section 10, Township 17S; Range 3-W

Property Zoned:

Proposed Use: Development Plan Review

BE IT RESOLVED By the Zoning Advisory Committee of the Birmingham Planning Commission that the application of Stan Richards (R+L Carriers), representing the owner, City of Birmingham, for the review and approval of a site development plan in an I-3, Planned Manufacturing District located at 4570 Coalburg Road, be and the same is hereby "Approved" with the following conditions:

1. Site Development Plan must meet the requirements of the restrictive covenants of Daniel Payne Industrial Park.
2. Site Development Plan must be reviewed and approved by the Architectural Review Committee for the Daniel Payne Industrial Park.
3. Applicant must meet all Stormwater requirements.
4. Once a site development plan has been approved, no work shall be done and no permits shall be issued except in accord with said plan. No certificate of occupancy shall be issued until all site improvement as required by an approved site development plan has been completed.

STATE OF ALABAMA
JEFFERSON COUNTY

I, Tim Gambrel, Technical Advisor to the Birmingham Planning Commission, do hereby certify that the above is a true and correct copy of a Resolution duly adopted by the Zoning Advisory Committee of the Birmingham Planning Commission at its meeting held June 20, 2023 and the same appears of record in the Official Minutes of said Committee.

GIVEN UNDER MY HAND AND OFFICIAL SEAL of the Birmingham Planning Commission this day, June 21, 2023.

Tim Gambrel
Chief Planner



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ZAC2023-00006

North Pratt

Description: A request for site development plan review in an R-8 district - the applicant plans to construct a community garden that will include a hoop house, raised garden beds, a walking path and an outdoor classroom area

Applicant: OLIVIA T MCGAHA

Owner: DAVIS DAVID J

Premises/Geographic: 740 Lamplighter Lane

Parcel Information: 1. 012200194006008000; situated in the SE 1/4 of Section 19, Township 17S; Range 3-W

Property Zoned: R-8 PLANNED RESIDENTIAL

Proposed Use: Development Plan Review

BE IT RESOLVED By the Zoning Advisory Committee of the Birmingham Planning Commission that the application of Olivia T. McGaha, owner, for the review and approval of a site development plan in an R-8, Planned Residential District, located at 740 Lamplighter Lane, be and the same is hereby "Approved" with the following conditions:

1. Once a site development plan has been approved, no work shall be done and no permits shall be issued except in accordance with said plan. No certificate of occupancy shall be issued until all site improvements as required by an approved site development plan are completed.
2. In the event that construction in accordance with the originally approved development plan has not begun within two years from the date of its approval, the development plan shall expire and become null and void. If less than 25% of the site improvements have been installed within 18 months after issuance of a permit to begin construction, the site development plan shall expire and become null and void.

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