

**MOUNTAIN BROOK PLANNING COMMISSION
AGENDA
APRIL 1, 2013**

- I. APPROVAL OF MINUTES: March 4, 2013**
- II. PUBLIC HEARING TO CONSIDER PROPOSED AMENDMENT TO CHAPTER 129 OF THE CODE OF THE CITY OF MOUNTAIN BROOK TO ADD NEW "VINE STREET TRANSITIONAL" ZONING DISTRICT AND AMENDING ARTICLE XXXI (VILLAGE OVERLAY STANDARDS) AND SECTION 129-416 (ADVISORY DESIGN REVIEW REQUIRED IN THE VILLAGES OF MOUNTAIN BROOK).**
- III 1880: PID#S 24-31-2-0-7.001 & 24-31-2-0-5, SECTION 31, TOWNSHIP 17S SOUTH, RANGE 1 WEST, JEFFERSON COUNTY, ALABAMA. PROPOSED ZONING: ESTATE RESIDENCE, AS DESCRIBED IN CHAPTER 129, ARTICLE VI, OF THE MOUNTAIN BROOK CITY CODE. - 5001 SPRING ROCK ROAD, STEVE SHEA.**

A parcel of land situated in the SW 1/4 of the NW 1/4 of Section 31, Township 17 South, Range 1 West, Jefferson County, Alabama being more particularly described as follows:

BEGIN at a 1" open pipe being the SW corner of the NW 1/4 of Section 31, Township 17 South, Range 1 West; thence N 89°41'23" E along the south line of said 1/4 line and along the northern boundary line of Lot 28-A Cherry Brook Estates as recorded in the Office of the Judge of Probate, Jefferson County, Alabama, a distance of 107.47 feet to an iron pin capped EDG; thence N 0°18'38" W, leaving said 1/4 line and said lot line, a distance of 81.87 feet to an iron pin capped EDG; thence S 89°49'47" E a distance of 229.23 feet to a point; thence N 15°50'49" E a distance of 493.07 feet to a cross in a concrete driveway and a point on a non-tangent curve to the right, having a radius of 100.00 feet and a central angle of 48°05'12", the chord of which bears S 42°36'33" E for a distance of 81.49 feet; thence along the arc and concrete driveway for a distance of 83.93 feet to a cross in the concrete driveway being a point of tangency; thence S 18°33'57" E along the concrete driveway a distance of 54.28 feet to a cross in the concrete driveway and the point of curvature for a curve to the left having a radius of 97.27 feet and a central angle of 44°16'33", the chord of which bears S 40°42'13" E for a distance of 73.31 feet, thence along the arc and concrete driveway for a distance of 75.16 feet to a cross in the concrete driveway; thence N 0°08'23" W and leaving said concrete driveway a distance of 283.18 feet to an iron pin capped Jackline; thence N 89°38'08" E a distance of 80.93 feet to an iron pin capped Jackline; thence N 0°09'12" W a distance of 289.28 feet to an iron pin capped Jackline on the northeastern boundary line of a 100 foot wide Alabama Power right-of-way; thence N 58°51'38" W along said right-of-way line a distance of 478.12 feet to a 3/4" rebar; thence S 0°24'09" E and leaving said right-of-way line a distance of 519.00 feet to an iron pin capped Jackline; thence S 89°48'32" W a distance of 200.46 feet to an iron pin capped Jackline; thence S 50°12'04" W a distance of 91.91' to an iron pin capped WSE on the eastern boundary line of Lot 7 of Block 2 of Duncan & Gilliam Addition to Cherokee Band Estates East Sector - 2nd Addition, recorded in the office of the Judge of Probate, Jefferson County, Alabama and the west line of the NW 1/4 of Section 31, Township 17 South, Range 1 West; thence S 0°24'08" E along the west line of said 1/4 section and along the eastern boundary line of said Lot 7 and Lots 1 through Lot 4 of Block 4 of said subdivision a distance of 609.64 feet to the POINT OF BEGINNING.

Subject to a Alabama Power Company Right of Way as recorded in Volume 1456 Page 507, Volume 1490 Page 135, Volume 1490 Page 308, Volume 1456 Page 511, and Volume 1736 Page 795.

- IV. OLD BUSINESS:**
- V. NEW BUSINESS:**
- VI. NEXT MEETING: May 6, 2013**