Hello All,

Enclosed please find your packet for the meeting of June 3, 2019.

We have:
- Withdrawn - Rezoning case of the KI property
- Two resurveys

If you receive any citizen inquiries regarding these cases the plans may be viewed by going to:
www.mtnbrook.org
- Calendar (upper right corner)
- Planning Commission (June 3, 2019)
- Meeting Information (for agenda) and Supporting Documents (to view proposed plans select link associated with the case number)

If you have any questions about these cases please don’t hesitate to give me a call at 802-3816 or send me an email at hazend@mtnbrook.org.

Looking forward to seeing you on Monday!

Dana
MEETING AGENDA
CITY OF MOUNTAIN BROOK
PLANNING COMMISSION
JUNE 3, 2019
PRE-MEETING: (ROOM A106) 5:15 P.M.
REGULAR MEETING: (ROOM A108) 5:30 P.M.
CITY HALL, 56 CHURCH STREET, MOUNTAIN BROOK, AL 35213

1. Call To Order

2. Approval of Agenda

3. Approval of Minutes: May 6, 2019

4. Case P-19-02: Request to rezone a parcel of land from Residence-A district to Professional District. - 3100 Overton Road (Carried over from January 7, 2019, February 4, 2019, March 4, 2019, April 1, 2019 and May 6, 2019) Withdrawn by Applicant

5. Case P-19-17: Kings Resurvey of Lot 10, Block 3, according to the map of Country Club Gardens Second Addition, Map Book 19, Page 93, Jefferson County, Alabama; also a portion of a vacated alley recorded in Inst. #2019038496, Page 1; located in SW ¼ of NW ¼ of Section 4, Twp-18S, R-2W, Jefferson County, Alabama. 37 Fairway Drive


7. Next Meeting: July 1, 2019

8. Adjournment
May 24, 2019

VIA EMAIL

Ms. Tammy Reid
City of Mountain Brook
56 Church Street

Re: Tracy Cohn – Grotting and Cohn Plastic Surgery - Application for Rezoning
    Case Number P-19-02-3100 Overton Road

Dear Ms. Reid:

We’re grateful for the opportunity to work with the City these past months and appreciate all at City Hall, particularly Dana, for their assistance. Please also thank the Planning Commission and City Council for their thoughtful deliberation. However, after careful consideration, the Applicant has elected not to purchase the subject property and therefore withdraws its application for rezoning.

With best regards,

Sincerely,

[Signature]

Steven A. Brickman
FOR THE FIRM

SAB/mid

C: Dana Hazen (via email)
    Dr. Al and Tracy Cohn (via email)
Planning Commission Application
PART I

Project Data

Address of Subject Property  37 Fairway Drive, Mountain Brook, AL 35213

Zoning Classification  Res-A

Name of Property Owner(s)  Thomas P. King and Dorothy C. King

Phone Number  (205) 266-6593  Email  tpk8@aol.com

Name of Representative Agent (if applicable)


Phone Number  ______________________  Email  ______________________

Name of Engineer or Surveyor  Robert Reynolds

Phone Number  (205) 585-7902  Email  reynolds.survey59@bellsouth.net

Property owner or representative agent must be present at hearing

Plans

See applicable Section of the Zoning Ordinance for submittal requirements pertaining to your particular application. Applicable Code Section may be found in Part II, list of application types. Contact City Planner with any specific questions as to required plans submittal.
May 22, 2019

Via Hand Delivery
Tammy Reid
Administrative Analyst
City of Mountain Brook
56 Church Street
Mountain Brook, AL 35213

Re: 37 Fairway Drive, Mountain Brook, Alabama 35213
Thomas P. King and Dorothy C. King

Dear Ms. Reid:

We are requesting that our above-described property be resurveyed into one lot. We have enclosed the following:

1. Part I and II of the Planning Commission Application
2. Four copies of the subdivision plat
3. Check payable to the City of Mountain Brook in the amount of $100

We understand that you already have a list of the adjacent property owners.

We understand that this application will be on the Planning Commission's agenda for its June 3, 2019 public hearing.

Please let us know if you need any further information.

Thank you for your assistance.

Very truly yours,

Thomas P. King

Dorothy C. King

Enclosures
P-19-17

Resurvey in existing Residence A zoning

✓ “Clean-up” resurvey combining a portion of a vacated alley with the principal lot.

☑ May be approved as a final plat; the following corrections for the final plat are required by the Subdivision Regulations, and are suggested as conditions of approval:

1) change zoning district on plat to read “Residence A;”

2) indicate all required building setbacks.

✓ Meets the Zoning Regulations for the Residence A district.

✓ Overall layout is acceptable, with the final plat to fully comply with all applicable requirements of the Mountain Brook Subdivision Regulations.

✓ No floodplain present.

✓ Case A-19-14 was approved by the Board of Zoning Adjustment on May 20, 2019 for various additions to the existing single family dwelling.

● Project Data:

NAME: King’s Resurvey of Lot 10

CURRENT ZONING: Residence A

OWNERS: Thomas and Dorothy King

LOCATION: 37 Fairway Drive
KINGS RESURVEY OF LOT 10, BLOCK 3
ACCORDING TO THE MAP OF COUNTRY CLUB
GARDENS SECOND ADDITION
M.B. 19, PG. 93
JEFFERSON COUNTY, AL.

ALSO A PORTION OF A VACATED ALLEY
RECORDED IN INST.#2019038496 PAGE 1

NOTE: ALL ELEVATIONS SHOWN ARE FOR PUBLIC UTILITIES, PUBLIC STREETS, SUNSET GARDENS, SUNSET RIDGE, AND SOUTH GLENDALE. ELEVATIONS SHOWN FOR THE ABOVE ARE ESTIMATED, AND NOT TO SCALE. THE ELEVATIONS SHOWN ARE NOT TO SCALE WITH THE ELEVATIONS OF THE SURROUNDING AREAS. THE SURROUNDING AREAS ARE NOT TO SCALE WITH THE ELEVATIONS OF THE SURROUNDING AREAS.

FLOOD NOTE: ACCORDING TO THE FEDERAL FLOOD INSURANCE RATE MAP, THIS MAP WAS USED IN DETERMINING THE FLOOD HAZARD ZONE. THE FLOOD HAZARD ZONE IS ZONE C AND IS RATE LOCATED IN A SPECIAL FLOOD HAZARD ZONE.

APPROVED: MOUNTAIN VIEW PLANNING COMMISSION
Planning Commission Application
PART I

Project Data

Address of Subject Property  20 CLARENDON

Zoning Classification  RES "B"

Name of Property Owner(s)  MYERS 2012 IRREVOCABLE TRUST

Phone Number  850-529-2061  Email  myersqj@yahoo.com

Name of Representative Agent (if applicable)

A. FRAZIER CHRISTY

Phone Number  205 617 0565  Email  frazier@eandlsq.com

Name of Engineer or Surveyor  Same as above

Phone Number  ______________________  Email  ______________________

⚠️ Property owner or representative agent must be present at hearing

Plans

⚠️ See applicable Section of the Zoning Ordinance for submittal requirements pertaining to your particular application. Applicable Code Section may be found in Part II, list of application types. Contact City Planner with any specific questions as to required plans submittal.
May 15, 2019

Ms. Dana O. Hazen, AICP  
Director of Planning, Building & Sustainability  
City of Mountain Brook  
56 Church Street  
Mountain Brook, AL 35213

Re: 20 Clarendon Road - Resurvey

Dear Ms. Hazen:

Transmitted herewith is the required information and documentation for the resurvey of.

Lot 5  
28 00 04 3 010 011.000  
Pierce Stephen M Trustee  
18 Clarendon Rd  
Mountain Brook, AL 35213

The purpose of this resurvey is to vacate the easement notes on the plat.

If you need any additional information, please feel free to contact me via email or phone.

Yours truly,

The E & LS Group, LLC

A. Frazier Christy, PE & PLS  
Manager
**P-19-18**

Resurvey in existing Residence B zoning

✔ Resurvey to vacate unused easement; letters from utility companies forthcoming.

☑ **May be approved as a final plat;** the following corrections for the final plat are required by the Subdivision Regulations, and **are suggested as conditions of approval:**

1) Add section, township and range;

2) Add date of plat;

3) Indicate all required building setbacks;

✔ Meets the Zoning Regulations for the Residence B district.

✔ **Overall layout is acceptable,** with the final plat to fully comply with all applicable requirements of the Mountain Brook Subdivision Regulations.

✔ No floodplain present.

✔ No relevant history or prior cases.

• **Project Data:**

NAME: A Resurvey of Lot 6, Morrow Sector - Colonial Hills

CURRENT ZONING: Residence B

OWNER: Myers 2012 Irrevocable Trust

LOCATION: 20 Clarendon Road
STATE OF ALABAMA
JEFFERSON COUNTY

Lot 6
28 00 04 3 001 011.000
Abbe John Frazier Jr. & Helen C

Lot 25 A
28 00 04 3 013 305.000
Dorsedence Center C

Lot 26 A
28 00 04 3 013 006.000
Morrow William Harris

STATE OF ALABAMA
JEFFERSON COUNTY

Lot 6 A
7835 SQ. FT
Res. "B"

STATE OF ALABAMA
JEFFERSON COUNTY

I, Gloria D. Jackson, a Notary Public in and for said County and State, do hereby certify that A. Frazier Christy, whose name is signed to the foregoing certificate as Surveyor, was duly and in good faith informed of the contents of said certificate, he executed the same voluntarily as such individual with full authority therefor.

Given under my hand and seal this day of , 2019.

Gloria D. Jackson, Notary Public

My commission expires August 10, 2022

Survey Notes:
1. The purpose of this survey is to vacate the easement as noted herein.
2. The basis of this survey is the original plat of Lot 6, Morrow Sector, Colonial Hills, as recorded in Map Book 18, Page 91 in the Office of the Probate Judge of Jefferson County, Alabama, giving the full authority therefor.

NOTE: All easements shown on this plat are public utilities, sanitary sewers, storm sewers, and storm ditches and may be used for such purposes to serve property both within and without this subdivision. No permanent structure or other obstruction shall be placed upon the Right-of-Way or Easement boundaries.

APPROVED: Mountain Brook Planning Commission
Date: 

Chairman 
Secretary 

APPROVED IN FORMAT ONLY:

DIRECTOR OF ENVIRONMENTAL SERVICES

DATE 

Environmental Service Department approval indicates that this document has been reviewed for provision of future or existing sanitary sewers; however this does not mean sanitary sewers have been built or will be built in the future. Any change in the Right-of-Way or Easement boundaries after this day may void this approval.

18. Page 91, in the Office of the Probate Judge of Jefferson County, Alabama, giving the length of the boundaries of each lot and its number, showing the streets, alleys, and public grounds, giving the length, width and name of each street as well as the number of each lot and block and showing the relation of the land so platted to the government survey, and that iron pins have been placed at all lot corners and curve points as shown on said plat or map. Said owner also certifies that they have been built or will be built in accordance with the current requirements of the Standards of Practice for Land Surveying in the State of Alabama, to the best of my knowledge, information and belief.

A. Frazier Christy, AC LS No. 10204

Myers 2012 Irrevocable Trust

Ginger G. Myers, Trustee

OWNER:

A. Frazier Christy, as surveyor, and Myers 2012 Irrevocable Trust by Ginger G. Myers, Trustee, as owner, hereby certify that this plat or map was made pursuant to a survey by said surveyor and that said survey and this plat were made at the instance of said owner; that this plat or map is a true and correct plat or map of the lands shown herein and known as "Lot 6, Morrow Sector, Colonial Hills, Map Book 18, Page 91, in the Office of the Probate Judge of Jefferson County, Alabama", giving the length of the boundaries of each lot and its number, showing the streets, alleys, and public grounds, giving the length, width and name of each street as well as the number of each lot and block and showing the relation of the land so platted to the government survey, and that iron pins have been placed at all lot corners and curve points as shown on said plat or map. Said owner also certifies that they have been built or will be built in accordance with the current requirements of the Standards of Practice for Land Surveying in the State of Alabama, to the best of my knowledge, information and belief.

151-90' (Calculated)
Lot 25 A
28 00 04 3 013 305.000
Dorsedence Center C

Lot 26 A
28 00 04 3 013 006.000
Morrow William Harris