

AGENDA
NORTHPORT PLANNING AND ZONING COMMISSION
TUESDAY, AUGUST 8, 2023

1. CALL TO ORDER & INVOCATION -CHAIRMAN
2. ROLL CALL & ESTABLISHMENT OF A QUORUM - SECRETARY
3. INVOCATION & MEETING PROCEDURES
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES
 - A. July 18, 2023
6. VERIFICATION OF NO CONFLICT OF INTEREST & DISCLOSURE OF EX PARTE COMMUNICATION - COMMISSION MEMBERS
7. VERIFICATION OF PROPER NOTIFICATION - SECRETARY
8. INFORMATION AT END OF AGENDA
9. OLD BUSINESS
 - A. S-11-23 The Residences at Moore's Bridge Pointe - Morgantown Development Company, Inc. requests preliminary plat approval for approximately 1.13 acres located west of US Highway 43 and south of Applewood Drive.
10. NEW BUSINESS
 - A. SP-6-23 The Residences at Moore's Bridge Pointe - Morgantown Development Company, Inc. requests Conditional Use/Master Development Plan approval of a performance residential development located west of US Highway 43 and south of Applewood Drive.
 - B. A-6-23 William Rice - William Rice requests annexation of approximately 0.74 acres located at 2015 Mitt Lary Road with original zoning of RS-1 (Single - Family Residential).
 - C. A-7-23 Tyler & Caroline Oswalt - Tyler & Caroline Oswalt requests annexation of approximately 5.20 acres located at 2121 Mitt Lary Road with original zoning of RS-1 (Single - Family Residential).
 - D. R-10-23 Northcreek Properties, LLC - Northcreek Properties, LLC requests rezoning from C-3 (General Commercial) to RS-3 (Single -

Family Residential) of approximately 1.91 acres located at the east dead end of Northcreek Boulevard. CONTINUED UNTIL SEPTEMBER

- E. R-11-23 Sullivan Properties, LLC - Sullivan Properties, LLC requests rezoning from RS-1 (Single - Family Residential) to RS-3 (Single - Family Residential) of approximately 14.17 acres located at the east dead end of Northcreek Boulevard. CONTINUED UNTIL SEPTEMBER
- F. R-12-23 Sullivan Properties, LLC - Sullivan Properties, LLC requests rezoning from RS-1 (Single - Family Residential) to RS-4 (Single - Family Residential) of approximately 55.28 acres located at the east dead end of Northcreek Boulevard. CONTINUED UNTIL SEPTEMBER
- G. S-14-23 RSVY of Lots 1 - 3, Block E of Crestmont Subdivision - Magdalena Diego Juan requests preliminary plat approval of approximately 2.97 acres located 3120 32nd Street.
- H. SP-23-8 TBG Canetuck - TBG Canetuck requests approval of an Access Easement for property located south of Clearlake Street and east of Northwood Lake Drive East.

11. DISCUSSION

12. CITIZEN COMMUNICATIONS

13. ADJOURNMENT

Northport Planning and Zoning Commission Meeting Procedures

- I. The Chairman calls for the next agenda item.
- II. Staff provides a summary of the case and answers any questions from the Commission.
- III. The applicant or petitioner presents his or her request and provides information in support of the application and answers any questions from the Commission.
- IV. If a public hearing is needed, the Chairman will ask for anyone present who would like to provide input regarding the request.
- V. The Commission members may discuss details and issues raised, and may ask questions of the applicant, city staff, or other parties.
- VI. The Chairman will call for a motion to be read and a second, and the Chairman may ask if further discussion by the Commission is needed.
 - i. Motions for a vote and second will be made for each item in a positive fashion. The purpose of which is to allow the Commission to vote on a motion. Members making the motion or second are not obligated to vote in the affirmative for said motion.
 - ii. Waivers may be added to the motion for approval of a preliminary plat if listed verbally in the motion. If it is requested by any member of the Commission, the waivers shall be voted on individually or in a group prior to the vote on the preliminary plat.
- VII. The Chairman will call for a roll call vote.