

**AGENDA
NORTHPORT PLANNING AND ZONING COMMISSION
TUESDAY, OCTOBER 8, 2024**

- 1. CALL TO ORDER (INCLUDING INVOCATION)**
- 2. ROLL CALL AND ESTABLISHMENT OF A QUORUM**
- 3. INTRODUCTIONS AND MEETING PROCEDURES**
- 4. APPROVAL OF MINUTES OF PREVIOUS MEETING(S)**
 - A. September 10, 2024
- 5. VERIFICATION OF NO CONFLICT OF INTEREST**
- 6. VERIFICATION OF PROPER NOTIFICATION**
- 7. DISCLOSURE OF EX PARTE COMMUNICATION**
- 8. OLD BUSINESS**
 - A. **S-22-24 Southmark Addition 20th Avenue** - Montgomery and Hinkle requests preliminary plat approval for approximately 0.66 acres located at the intersection of 20th Avenue and 28th Street.
 - B. **S-19-24 Resurvey Lots 40 & 41 Quinns Town** - Susan Simon requests preliminary plat approval for approximately 0.25 acres located at 3700 14th Street. **WITHDRAWN BY APPLICANT.**
 - C. **SP-24-04 LaShonda Gay** - LaShonda Gay requests a special use permit for placing a mobile home residence located at 3841 30th Avenue.
- 9. NEW BUSINESS, INCLUDING ANY PUBLIC HEARING REQUIRED WITH EACH AGENDA ITEM**
 - A. **S-23-24 The Townes at Vestavia** - Cabaniss Engineering requests preliminary plat approval for approximately 4.65 acres located west of Applejack Boulevard and south of Vestavia Hills. **APPLICANT REQUESTED TO CONTINUE UNTIL NOVEMBER.**
 - B. **SP-24-05 The Townes at Vestavia** - Cabaniss Engineering requests conditional use approval for a performance residential development for 4.65 acres located west of Applejack Boulevard and south of Vestavia Hills. **APPLICANT REQUESTED TO CONTINUE UNTIL NOVEMBER.**
- 10. COMMITTEE REPORTS**

11. OTHER AND MISCELLANEOUS BUSINESS

A. December 17, 2024 meeting

12. 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.



The image is a promotional graphic for the Northport Planning and Zoning Commission. It features a logo at the top left with a compass rose and the word "Northport" in a stylized font. To the right of the logo, the text "TO VIEW OUR AGENDAS, AGENDA PACKETS AND MINUTES" is displayed. Below the logo, the text "SUBSCRIBE NOW!" is followed by a question: "Are you interested in getting notifications on what's going on in Northport?". Below this, it says "Scan the QR Code and subscribe to receive an email directly to you!". At the bottom left, it says "We would love to notify you!". In the center, the text "SCAN ME!" is written vertically next to a QR code. At the bottom right, the website address "@WWW.CITYOFNORTHPORT.ORG" is displayed.

Northport

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