



AGENDA
SHELBY COUNTY PLANNING COMMISSION
REGULAR MEETING
Shelby County Services Building
2nd Floor Community Room
1123 County Services Drive
Pelham, AL 35124

Monday, March 7, 2022 – 6:00 PM
Shelby County Services Building – Community Room

PUBLIC HEARING

- 1. Approval of the Minutes of the February 21, 2022, Planning Commission Meeting**
- 2. Z22-002 – Salser Rezoning from A-R to A-1**

This is a request from Brandon Salser, property owner, for approval of a change in the zone district boundaries from A-R, Agricultural Residential District to A-1, Agricultural District for approximately 8 acres to allow for the subdivision of the property into two lots including a one-acre lot for the installation of a manufactured home.

The subject property is located at 90 McClinton Drive, south of the intersection of Blue Springs Road and Highway 83; Parcel Identification No. 58-07-4-17-0-000-011.005.

- 3. SD22-002 – Dial Special District Rezoning from A-1 to A-1 SD**

This is a request from Rhonda Dial, property owner, for approval of a change in the zone district boundaries from A-1, Agricultural District to A-1 SD, Agricultural Special District for approximately 12.67 acres to allow for onsite appointment-based consultations and educational classes supporting the working farm that includes a residence and agricultural-based retail sales of herbal supplements and local grown foods.

The subject property is located at 1151 Highway 40, west of the intersection of Jackson Farm Road and Highway 61; Parcel Identification No. 58-16-5-22-0-000-004.003.

- 4. SN21-033 – The Village at Highland Lakes Phase 4, 8th Sector**

This is a request from Scott Vaughn, on behalf of Doug Eddleman, Eddleman Residential, LLC, property owner, for approval of a preliminary plat to subdivide 16.37 acres into 10 residential lots and a common area to be known as The Village at Highland Lakes Phase 4, 8th Sector.

The subject property is zoned SD, Special District and located approximately 185 feet north of the intersection of Glendale Drive and Stone Ridge Road in the Village at Highland Lakes; Parcel Identification Nos. 58-09-2-04-0-002-001.000, 58-09-2-04-0-002-001.007 and 58-09-2-04-0-002-001.008.

DISCUSSION ITEMS