



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

Monday, March 20, 2023 – 6:00 PM
Shelby County Services Building – Community Room

PUBLIC HEARING

- 1. Approval of the Minutes of the March 6, 2023, Planning Commission Meeting**
- 2. SD23-002 – Mancha Hardscapes Headquarters Rezoning from B-2 to B-2 SD**

This is a request from Rebecca Whitlow, Revolutionary Architecture, on behalf of Mancha Hardscapes LLC, property owner, for approval of a change in the zone district boundaries from B-2, General Business District, to B-2 SD, General Business Special District, for approximately 3.58 acres to allow for the development of a multi-tenant office building for Mancha Hardscapes including warehouse, outdoor storage, outdoor displays, mobile concrete plant, and indoor soccer facility.

The subject property is located approximately one-third mile north of the intersection of U.S. Highway 280 and Meadowlark Drive (Parcel Identification Number 58-03-9-31-0-001-009.000).

- 3. SD23-003 – The Shelby Humane Adoption Center Rezoning from O-I to O-I SD**

This is a request from Sandra Ivey, Shelby Humane Society, on behalf of Inverness Vineyard Christian Fellowship, property owner, for approval of a change in the zone district boundaries from O-I, Office and Institutional District, to O-I SD, Office and Institutional Special District, for approximately 9.28 acres to allow for the development of a pet adoption facility for the Shelby Humane Society.

The subject property is located at 4733 Valleydale Road (Parcel Identification Number 58-10-6-14-0-001-002.024).

DISCUSSION ITEMS