



**Planning Commission Agenda
Regular Meeting
May 20, 2025**

5:00 PM Work Session and 5:30 PM Regular Meeting

Location: Athens City Hall, Council Chambers, 200 Hobbs Street West, Athens, AL

** Plats that require the Planning Commission Chair's signature will need to be coordinated with the Planning & Zoning Department. All other departmental signatures must be obtained prior to the Chair.*

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF MINUTES

➤ Regular Meeting Minutes - April 15, 2025

4. OLD BUSINESS

OB.1. Request of **Athens Preserve, LLC (Gregg Crow)** for **Preliminary Plat Approval** of **Athens Preserve, Phase 2**, a major subdivision of +/- 7.17 acres into 31 lots, located at the eastern terminus of Montclair Street and the northern terminus of Aurora Lane, zoned TN-2 (Traditional Neighborhood 2 District).

Parcel #: 44-10-03-07-1-001-036.000

5. PUBLIC HEARINGS

PH.1. Request of **John & Kathryn Morris** for **Minor Plat Approval** of **A Replat of Lots 15 & 16 of East Hampton Subdivision**, a minor subdivision of +/- 1.27 acres into 1 lot, located at 310 Wellington Road, zoned R-1-1 (Low Density Single Family Residential District).

Parcel #s: 44-10-02-10-4-003-070.005 and 44-10-02-10-4-003-070.006

PH.2. Request of **Morell Engineering** for **Re-Plat Approval** of **Lots 1 & 2 of Re-Plat of Lots 22-46 of Tanner Estates Subdivision** (+/- 58.64 acres), to dedicate right-of-way to the City of Athens, located directly west of U.S. Highway 31 and approximately 700' south of Nuclear Plant Road, zoned M-1 (Light Industrial District) and B-2 (General Business District).

Parcel #s: 44-16-02-09-0-001-053.000 and 44-16-02-09-0-001-054.001



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CITY OF ATHENS PLANNING COMMISSION

Public Hearing Procedures

- During the course of a Planning Commission Meeting whenever an application that requires a public hearing (zoning, re-zoning, conditional use, certain subdivisions of property, etc. . . .) appears on the Commission's agenda, the Chair will declare the same and introduce the application to the Commission and citizens who are in attendance.
- The Chair will proceed through each scheduled public hearing as follows:
 - Staff will provide an explanation of the case and a recommendation.
 - The applicant will be given an opportunity to address the commission and should limit their comments to **less than ten (10) minutes**.
 - When a public hearing is slated, the Chair will open the hearing for public input.
 - Members of the public, having been recognized, **will be allowed three (3) minutes** each to address the Commission (unless the Chairman/Chairwoman specifies otherwise).
NOTE: Large groups may wish to, but are not required to, appoint a spokesperson for the group, in which case the Chair may grant the spokesperson additional time to speak.
 - Generally, those desiring to speak "for" the request will be allowed to speak first, followed by those desiring to speak "against" the request.
 - Persons wishing to speak should raise their hand to be recognized by the Chairman/Chairwoman. Once recognized, please stand and state your name and address.
 - Comments should be concise and limited to issues related to the request.
 - When the Chairman/Chairwoman believes that the Commission has received sufficient citizen input to decide on the application, the public hearing will be closed and the applicant and/or the Staff will be given an opportunity to address any issues brought out during public comment.
 - Chairman will then allow Commission members to make comments or ask questions of anyone present to clarify issues or provide additional information.
 - The Chairman will call for a motion and a second on the motion. Commission members may speak to the motion, any amendments, or points of parliamentary procedure.
 - If a motion is forthcoming, a voice vote will be taken. If the decision is not unanimous, then the Chairman will direct a roll call vote.
 - If a motion is NOT forthcoming, the request will be considered "Denied" for lack of a motion.

PLEASE NOTE: The above-procedure is provided to serve as a guideline for the conduct of public hearings. The chairman/chairwoman is not limited and/or constrained by this procedure and, under certain circumstances, may deem it necessary to deviate from this guideline.