

LEGAL NOTICE
TUSCALOOSA PLANNING AND ZONING COMMISSION
April 19, 2021

The Tuscaloosa Planning and Zoning Commission will hold a public hearing in the Council Chamber of City Hall at 2201 University Boulevard at 5:00 p.m., on Monday, the 19th day of April 2021. **Due to COVID-19, the City of Tuscaloosa is expanding participation capabilities to protect the health and safety of the community.** Any person, so desiring, may participate in the Planning and Zoning Commission's meeting through video conferencing and mobile devices. **If persons are interested in participating in the hearing, please contact the Office of Urban Development's Planning Division by phone at (205) 248-5100 or online at www.tuscaloosa.com/planningcommission no later than 10:00 a.m. on April 19, 2021.**

PRELIMINARY SUBDIVISION PLATS

S-18-21: Signal Hill Estates, consisting of two lots on approximately 2.4 acres located north of 14667 Watermelon Road, south of 11257 Signal Hill Drive. (Not in City Limits)

S-19-21: Deal Family Subdivision No. 2, consisting of three lots on approximately 128 acres located east of the Charlottesville subdivision, south of Lake Tuscaloosa, encompassing the intersection of Martin Road Spur, Charlottesville Circle, and Landers Drive and property to the south. (Not in City Limits)

S-20-21: Deavours Estate, a Resurvey of Lot 8 Cotton Ridge and unplatted land, consisting of one lot on approximately 48.5 acres located east of 13412 Martin Road Spur and the Cotton Ridge subdivision. (Not in City Limits)

S-21-21: Lee Haven, consisting of two lots on approximately 25.81 acres located at 16306 Holly Springs Road, south and west of 16346 Holly Springs Road. (Not in City Limits)

S-22-21: Landmark Apartments Plat No. 1, a Resurvey of Lot 1 Andrew Dixon Estates and unplatted land, consisting of three lots on approximately 23.62 acres located at 5501 Old Montgomery Highway. (Council District 2)

S-23-21: Aguilar Subdivision, consisting of three lots on approximately 1.46 acres located at 3815 and 3825 16th Street Northeast. (Not in City Limits)

S-24-21: Madaline Cunningham Subdivision, consisting of three lots on approximately 76.86 acres located south of 15960 D Cunningham Road (16020 D Cunningham Road). (Not in City Limits)

S-25-21: Res. Lots 18 and 19 Highridge Estates, consisting of three lots on approximately 3.10 acres located from 12761 to 12773 Bone Camp Road. (Not in City Limits)

S-26-21: Washington Oaks, consisting of four lots on approximately 1.59 acres located south of 2321 and 2322 46th Avenue, north of Lee Road. (Council District 1)

S-27-21: The Dutch Condominiums, a Resurvey of The Dutch, a condominium subdivision consisting of 7 residential units and 1 common space lot on approximately 0.37 acres located at 1110 17th Street. (Council District 2)

S-28-21: Newton Lane, a Resurvey of a Part of Lot 9 University Survey and unplatted land, consisting of five lots on approximately 1.22 acres located at 1508 and 1516 7th Street. (Council District 4)

PS-29-21: Oaklana, consisting of 20 residential lots and 1 common space lot on approximately 14.55 acres located at 1 Oaklana (south of Dunbrook). (Not in City Limits)

S-30-21: Parkway Gardens, a Planned Adult Living Community, consisting of three lots on approximately 185 acres located south of Hinton Gardens Section One and Bobby Miller Parkway and north of Hinton Place No. 14, Section 1. Lot 1 of this development will consist of 106 duplex units in condominium ownership and 2 common/open space lots on 19.5 acres. (Not in City Limits)

OTHER BUSINESS

Revising the **Cottondale Industrial Park Master Plan**, a further revision to the 2007-revised layout to add lots, extend Technology Drive, and remove access to Wire Road.

P-01-21: Oaklana, a residential planned unit development consisting of 20 single-family residential lots and 1 common space lot on approximately 14.55 acres located at 1 Oaklana (south of Dunbrook). (Not in City Limits)

AN-2021-05: Annexing approximately 14.55 acres at 1 Oaklana in conjunction with P-01-21 and PS-29-21.

AN-2021-06: Annexing approximately 7.82 acres at 14612 Lake Island Road.

The Tuscaloosa Planning and Zoning Commission will consider amendments to the Zoning Ordinance regarding the Mayor's recommendations on student housing from July 21, 2020. These amendments include:

- Regulatory incentives for small lot redevelopment/small redevelopment

All current case files can be found at www.tuscaloosa.com/planningcommission approximately one (1) week before the meeting. If special accommodations or auxiliary aids are needed for participation at the hearing by persons with disabilities, please contact the Planning Division of the Office of Urban Development at 248-5100 at least forty-eight hours in advance. The deadline for submission of materials for the **Monday, May 17, 2021** meeting of the Tuscaloosa Planning and Zoning Commission is 12:00 p.m. on April 16, 2021.

Tuscaloosa Planning and Zoning Commission

Ashley Crites, AICP, Secretary