

# **AGENDA**

## **CITY OF MONTEVALLO**

### **PLANNING AND ZONING COMMISSION**

**November 21, 2024 – 6:00 P M**

**City of Montevallo  
City Hall  
541 Main Street  
Montevallo, AL 35115**

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#### **1. Verification of Quorum.**

#### **2. Call to Order.**

#### **PUBLIC HEARING**

##### **1. SD24-005 – Colonial Oaks Special District - Amended Master Plan**

This is a request from Ricky Pickett, property owner, for approval to amend the Master Plan of the Colonial Oaks Special District by (1) removing approximately 14.83 acres of the undeveloped property previously identified as “Phase 6” that includes 42 future residential lots and (2) changing the zoning district boundary for the 14.83 acres from R-2 SD Single-Family Dwelling Special District to B-2 General Business District to allow for the development of a one- or two-story, climate-controlled storage facility and 90,000 square feet of flexible office/warehousing space in six single-story buildings.

The subject property is located directly south of the Evangel Presbyterian Church ballfields, approximately 1,775 feet north of the intersection of Montevallo Road (State Route 119) and County Road 24. The property is zoned R-2 SD Single-Family Dwelling Special District. (Parcel IDs: 58-23-7-351-001003.00, 58-23-7-35-1-001-004.000, 58-23-7-35-1-001-005.000, 58-23-7-35-1-001-006.000, 58-23-7-35-1-001-007.000 and 58-23-7-35-1-001-008.000)

#### **NEW BUSINESS (Action Items)**

##### **1. Approval of minutes from the previous meeting of the Planning and Zoning Commission.**

##### **2. SD24-005 – Colonial Oaks Special District - Amended Master Plan**

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#### **OLD BUSINESS & DISCUSSION**