



**THE CITY OF PHENIX CITY
PLANNING COMMISSION AGENDA
TUESDAY, April 11, 2023
5:15 PM EST**

- 1) Welcome, Call to Order, and Roll Call
- 2) Approval of Agenda
- 3) Acknowledge City Council and City Personnel Present
- 4) Approval of the March 28, 2023 Meeting Minutes
- 5) Rules for Addressing Planning Commission
- 6) Approval of Administrative Subdivision – 1.09+/- acres located on 3926 US 80, Burnett Rental LLC, owner.
 - Staff Report
 - Developer's Comments
 - Department Memo
- 7) Old Business
- 8) New Business
- 9) Planning Director Report
- 10) Adjournment



DR. R. GRIFF GORDY
Mayor Pro Tem / At Large

STEVE BAILEY
Councilmember District 1

EDDIE N. LOWE
Mayor

VICKEY F. CARTER
Councilmember District 2

ARTHUR L. DAY, JR.
Councilmember District 3

WALLACE B. HUNTER, City Manager

MELONY LEE, City Clerk

TRACIE H. HADAWAY, Planning Director | SHAUN CULLIGAN, Economic Development Mgr.

Item No.6

Type of Request: Administrative Subdivision

General Information

Applicant:	Burnett Rental, LLC
Surveyor of Record:	McBride & McGill, INC
Site Location:	3926 US 80, Phenix, City AL 36870
Acreage:	1.10 +/- Acres
Proposed Number of Lots:	2 lots, B1 and B2 (0.55 acres each)
Current Zoning:	Planning Jurisdiction
Current Use of Property:	Commercial
Proposed Use of Property:	Commercial
District:	N/A
Survey Plat:	Attached
City Services:	Phenix City Water & Sewer, Police Department

Staff Comments

None

Engineer/Owner Comments

None

PETITION FOR REPLAT

(PLEASE PRINT OR TYPE INFORMATION CLEARLY)

NAMES OF PROPERTY OWNERS OF LAND TO BE REPLATED:

- 1.) Burnett Rental, LLC c/o Steve Burnett
- 2.) _____

ADDRESS OF PROPERTY OWNERS OF LAND TO BE REPLATED:

- 1.) 102 Vida Lane, New Bern, NC 28560
- 2.) _____

TELEPHONE NUMBER OF PROPERTY OWNERS OF LAND TO BE REPLATED:

- 1.) (863) 860-4221
- 2.) (_____) _____

EMAIL ADDRESS OF PROPERTY OWNERS OF LAND TO BE REPLATED:

B21steve@gmail.com

SPECIFIC LOCATION AND ADDRESS OF PROPERTY TO BE REPLATED:

3926 US 80, Phenix City, AL 36870

SIZE (ACRES) OF PROPERTY TO BE REPLATED:

1.10 Acres

CURRENT ZONING CLASSIFICATION OF PROPERTY TO BE REPLATED:

Planning only

CURRENT ZONING CLASSIFICATION OF ADJACENT PROPERTY:

Planning only and C-4


PROPOSED USE OF PROPERTY TO BE REPLATED:

Commercial

REASON OR JUSTIFICATION FOR REPLATING PROPERTY:

Dividing off a portion of the Family Dollar store & lot for future development.

SIGNATURE OF OWNERS OF PROPERTY TO BE REPLATED:

- 1.) 
- 2.) _____

(DO NOT WRITE BELOW THIS LINE)

FEES: \$100.00 FILING FEE TOTAL AMOUNT DUE \$ 100.00
CASH _____ CHECK # 13865 McBride
COLLECTED BY: Kopmans



PHENIX CITY
Alabama

PLANNING DEPARTMENT

931 Broad Street | Phenix City, AL 36867 | Ph: 334-448-2856 | Fx: 334-448-9022 | phenixcityal.us/edo

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MEMORANDUM

To: Planning Commission

From: Tracie Hadaway; Planning Director

Date: April 11, 2023

RE: Administrative Subdivision –3926 US 80, Phenix City, AL 36870

The above referenced Administrative Subdivision has been reviewed by the Planning, Building, Utilities, Fire and Engineering Departments and meets the minimum requirements of the Subdivision Regulations for Approval.