

**City of Prattville
Planning Commission**

**The minutes of the March 5, 2009 meeting of
the City of Prattville Planning Commission
were approved.**



Reuben Gardner, Chairman

4/2/09

Date

D
**CITY OF PRATTVILLE
PLANNING COMMISSION
AGENDA
March 5, 2009
3:00pm**

Call to Order:

Roll Call:

Mayor Byard, Councilman Renegar, Chairman Gardner, Vice-Chairman McAuley, Chief Brown, Mrs. Carpenter, Mr. Hall, and Mr. Nelson.

Minutes:

February 7, 2008 and February 5, 2009

Old Business:

1. **Preliminary Plat: Habitat for Humanity Autauga County #1**
Located off Lower Kingston Road/Old Allenville Road
Owner/Developer: Habitat for Humanity Autauga County
Representative: Goodwyn, Mills & Cawood Inc.

2. **Final Plat: Habitat for Humanity Autauga County #1**
Located off Lower Kingston Road/Old Allenville Road
Owner/Developer: Habitat for Humanity Autauga County
Representative: Goodwyn, Mills & Cawood Inc.

*Held 2/5
District 1*

Held 2/5

New Business:

Miscellaneous:

Adjourn:

B

**CITY OF PRATTVILLE PLANNING COMMISSION
MINUTES
March 5, 2009**

Call to order:

The meeting of the Prattville Planning Commission was held on March 5, 2009. Chairman Reuben Gardner called the meeting to order at 3:00 p.m.

Roll Call:

The secretary called the roll. Present: Mayor Jim Byard, Chairman Reuben Gardner, Vice-Chairman Roy McAuley, Chief Terry Brown, Mrs. Paula Carpenter, Mr. Gene Hall, and Mr. Bobby Nelson. Absent: Councilman Mike Renegar.

Staff present: Mr. Joel Duke, City Planner; and Ms. Alisa Morgan, Secretary.

Minutes:

Mr. Hall moved to approve the minutes of the February 7, 2008; and February 5, 2009 meeting. Mr. McAuley seconded the motion. The motion to approve passed by majority vote. (Mr. Nelson abstained).

Old Business:

- 1. Preliminary Plat: Habitat for Humanity Autauga County #1
Located off Lower Kingston Road/Old Allenville Road
Owner/Developer: Habitat for Humanity Autauga County
Representative: Goodwyn, Mills & Cawood Inc.**

(The public hearing was held on February 5, 2009. Mrs. Carpenter introduced the resolution and Mayor Byard seconded the motion. This item was held due to lack of members required to vote).

Victor Apodaca, petitioner representative, stated that Habitat had received approval in December 2008 from the Board of Zoning Adjustment (BZA) to build three houses on the property. He stated that they meet the requirements to place the three residences on the lot (R-4).

Mr. Duke stated that the comments had been addressed. He recommended approval for the preliminary plat and final plat of Habitat for Humanity Plat 1.

The motion to approve passed unanimously.

- 2. Final Plat: Habitat for Humanity Autauga County #1
Located off Lower Kingston Road/Old Allenville Road
Owner/Developer: Habitat for Humanity Autauga County
Representative: Goodwyn, Mills & Cawood Inc**

Mr. Nelson introduced a resolution approving the final plat of Habitat for Humanity – Autauga County Plat #1 and moved for its approval. Chief Brown seconded the motion.

The motion to approve passed unanimously.

New Business:

None

Miscellaneous:

Mayor Byard stated that Councilman Tom Miller has been selected as the Council representative for the commission. Also, Mr. Tim Smith has been selected to fulfill the unexpired term of Commissioner Jack Colson.

Adjourn:

The meeting was adjourned at 3:07 p.m.

Respectfully submitted,



Alisa Morgan, Secretary
Planning Commission

B
Prattville Planning Commission
Sign-In Sheet
3/5/09
3:00 p.m.

Name	Address
1. <i>V. van Apostol</i>	<i>1206 JAMESTOWN Dr 36067</i>
2.	
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Resolution

Preliminary Plat

Habitat for Humanity-Autauga County Plat #1

February 5, 2009

Whereas, Autauga County Habitat for Humanity is the owner of Habitat for Humanity-Autauga County Plat #1; and

Whereas, the proposed development is located at 505 Lower Kingston Road at the corner of Lower Kingston Road and Old Allenville Road; and

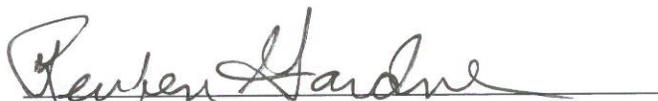
Whereas, the proposed development is located inside the corporate boundaries of the City of Prattville; and

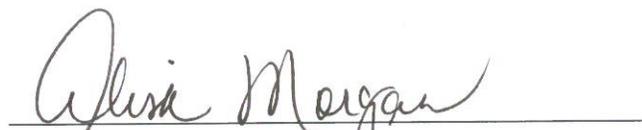
Whereas, the public hearing on the proposed subdivision was held on February 5, 2009; and

Whereas, the city department heads have reviewed and commented on the proposed development.

Now, therefore, be it resolved, that the City of Prattville Planning Commission hereby gives its approval of the preliminary plat of Habitat for Humanity-Autauga County Plat #1.

APPROVED:


Reuben Gardner, Chairman


Alisa Morgan, Secretary

The motion to approve passed unanimously.
3/5/09

CITY COUNCIL

DEAN R. ARGO **TOM MILLER** **BILL GILLESPIE, JR.** **WILLIE WOOD, JR.** **MIKE RENEGAR** **RAY C. BOLES** **NATHAN D. FANK**
PRESIDENT PRESIDENT PRO TEMPORE DISTRICT 1 DISTRICT 2 DISTRICT 5 DISTRICT 6 DISTRICT 7
DISTRICT 3 DISTRICT 4

January 23, 2009

Victor Apodaca, P.E.
Goodwyn, Mills & Cawood
462 McQueen Smith Road
Prattville, AL 36066

RE: City of Prattville Final Plat Review # 080126
Habitat for Humanity Autauga Co

Dear Mr. Apadaca:

The submitted development plans for **Habitat for Humanity of Autauga County Plat #1** have been reviewed by the relevant City Departments with the following comments:

PLANNING DEPARTMENT:

1. Identify street with right of way across from Old Allenville Road as West Sixth Street.
2. Missing title data on Quarter section.
3. Remove Waste water signature block and provide Engineering signature block.
4. Clarification is needed on final lot layout per findings of sanitary sewer crossing through parcel.
5. Provide details on this sanitary sewer and water taps for each lot.
6. At December 9, 2008 BZA meeting, a property line dispute along SW corner was mentioned. Has this been resolved and correctly represented on submitted plat?
7. Appears Habitat property was created from Charles Rogers lot. If so, Mr. Rogers remnant needs to be included in this plat.

ENGINEERING DEPARTMENT:

1. Lot 2 access along west 50 feet on Old Allenville road, no access to Lower Kingston Road.
2. Show sanitary sewer connections and layout.

PLANNING AND DEVELOPMENT

102 WEST MAIN STREET ■ PRATTVILLE, ALABAMA 36067 ■ 334.361.3613 ■ 334.361.3677 FACSIMILE
WWW.PRATTVILLE.COM



CITY OF
PRATTVILLE, ALABAMA

LOCATION MAP



1" = 100'



Resolution

Final Plat

Habitat for Humanity-Autauga County Plat #1

February 5, 2009

Whereas, Autauga County Habitat for Humanity is the owner of Habitat for Humanity-Autauga County Plat #1; and

Whereas, the proposed development is located at 505 Lower Kingston Road at the corner of Lower Kingston Road and Old Allenville Road; and

Whereas, the proposed development is located inside the corporate boundaries of the City of Prattville; and

Whereas, the preliminary plat of the proposed subdivision was approved on March 5, 2009; and

Whereas, the city department heads have reviewed and commented on the proposed development.

Now, therefore, be it resolved, that the City of Prattville Planning Commission hereby gives its approval of the final plat of Habitat for Humanity-Autauga County Plat #1.

APPROVED:



Reuben Gardner, Chairman



Alisa Morgan, Secretary

Map of
Habitat for Humanity - Autauga County Plat No. 1
 Lying in the Southwest Quarter of Section 8,
 T-17-N, R-16-E
 Autauga County, Alabama

Goodwyn, Mills & Cawood, INC.
 Engineers - Architects - Planners - Surveyors

2550 EastChase Lane, Suite 200
 Montgomery, Alabama, 36117
 Office (334) 271-3200
 Fax (334) 272-1556

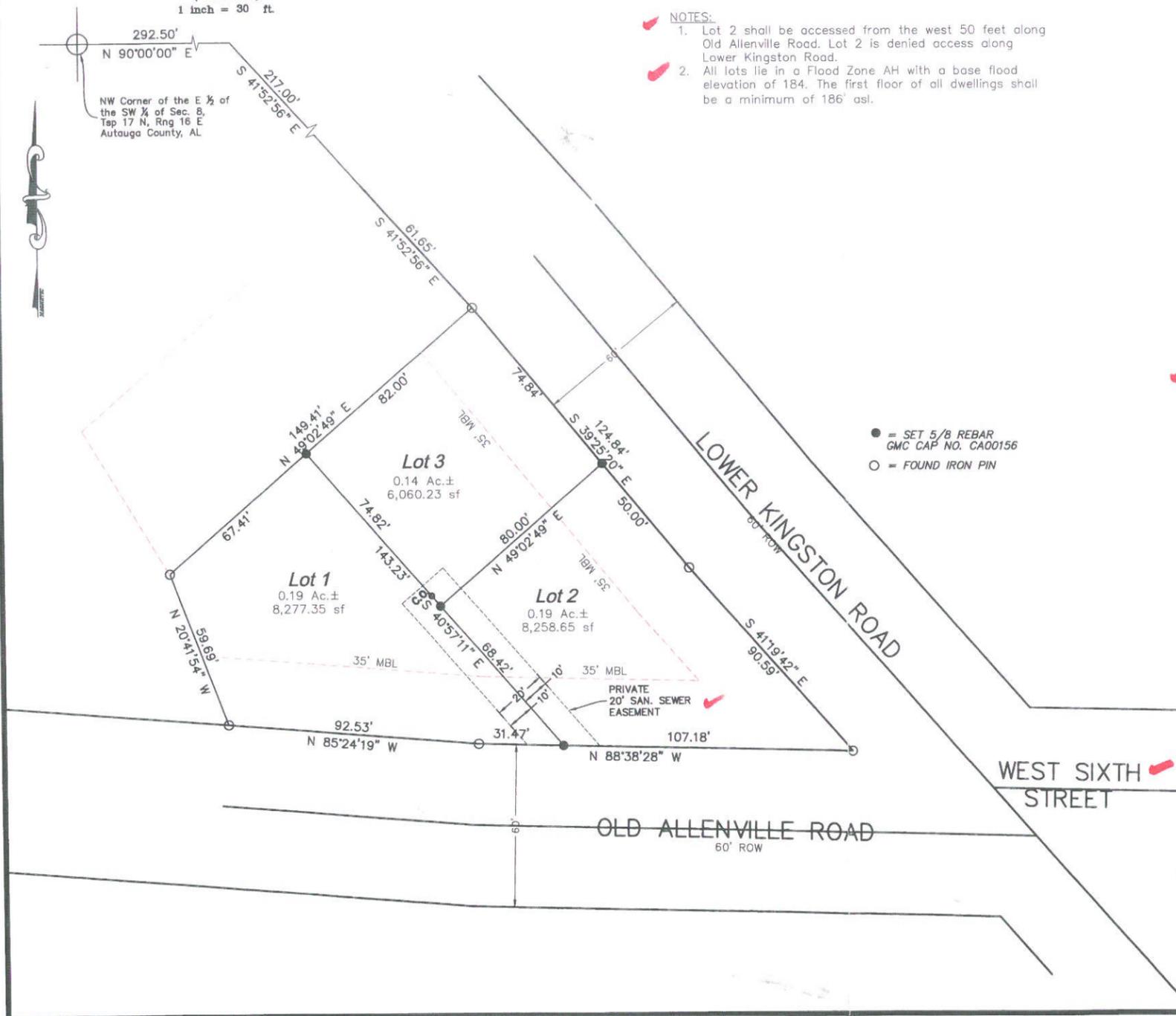
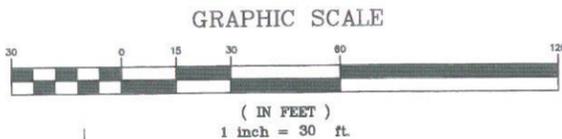
462 McQueen Smith Road South
 Prattville, Alabama, 36066
 Office (334) 351-1750
 Fax (334) 351-1755

1102 South 20th Street
 Birmingham, Alabama, 35205
 Office (205) 879-4462
 Fax (205) 879-4463

DECEMBER 2008 Scale: 1"=30'

Office Checked	Drawn By	Field Station	Project Number	Closure Checked	Date Checked

pl:\NET14\8004 - Habitat for Humanity - Autauga County\ADDPH Plat No. 1.dwg
 22,888.34 S.F./ 0.518 Ac.±



- NOTES:
- Lot 2 shall be accessed from the west 50 feet along Old Allenville Road. Lot 2 is denied access along Lower Kingston Road.
 - All lots lie in a Flood Zone AH with a base flood elevation of 184. The first floor of all dwellings shall be a minimum of 186' asl.

STATE OF ALABAMA
 AUTAUGA COUNTY
 LEGAL DESCRIPTION

Commence at the Northwest corner of the West 1/2 of the Southwest 1/4 of Section 8, T-17-N, R-16-W, Autauga County, Alabama; Thence run N90°00'00"E for a distance of 292.50 feet to a point; Thence run S41°52'56"E for a distance of 217.00 feet to a point, said point being an iron pin on the Southwest right-of-way of Lower Kingston Road (60' ROW); Thence run S41°52'56"E and along said right-of-way for a distance of 61.65 feet to the POINT OF BEGINNING; Thence continue along said right-of-way S39°25'20"E for a distance of 124.84 feet to a point; Thence continue along said right-of-way S41°19'42"E for a distance of 90.59 feet to a point at the intersection of the Southwest right-of-way of said Lower Kingston Road and the North right-of-way of Old Allenville Road (60' ROW); Thence leaving said Lower Kingston Road, run along the North right-of-way of said Old Allenville Road N88°38'42"W for a distance of 138.65 feet to a point; Thence continue along said North right-of-way N85°24'19"W for a distance of 92.53 feet to a point; Thence run N20°41'54"W for a distance of 59.69 feet to a point; thence run N48°02'49"E for a distance of 149.41' to the POINT OF BEGINNING.

Said parcel of land lying in the Southwest 1/4 of Section 8, T-17-N, R-16-E, Autauga County, Alabama and containing 0.518 Acres, more or less.

Revised Final GS

STATE OF ALABAMA
 COUNTY OF AUTAUGA

I, Victor J. Apodaca, III, a registered Engineer/Surveyor of Prattville, Alabama hereby certify that I have surveyed the property of Autauga County Habitat for Humanity, a corporation situated in Prattville, Alabama, and the plat or map contained hereon is a true and correct map showing the subdivision into which the property described is divided giving the length and/or perimeter bearing boundaries of each lot and its number and showing the streets, alleys, and public grounds and giving the bearings, length, width, and name of the streets. Said map further shows the relation of the land so platted to the Government Survey, and permanent monuments have been placed at points marked thus (O) as hereon shown and that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge.

WITNESS my hand this the ___ day of _____, 200__.

Victor J. Apodaca, III
 Alabama Registration No. 18105

DEDICATION

We, Autauga County Habitat for Humanity, as proprietor have caused the land embraced in the within plat to be surveyed, laid out and platted to be known as Habitat for Humanity - Autauga County Plat No. 1 said subdivision lying in Sec. 8, T17N, R16E, Autauga County, Alabama, and that the streets, drives, alleys, sewer easements, etc. shown on said plat are hereby dedicated to the use of the Public.

AUTAUGA COUNTY HABITAT FOR HUMANITY

WITNESS _____ PRESIDENT

WITNESS _____ VICE-PRESIDENT

STATE OF ALABAMA
 COUNTY OF AUTAUGA

I, _____, Notary Public in and for said County, in said State, hereby certify that _____ whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, executed the same voluntarily.
 GIVEN under my hand and official seal this ___ day of _____, 2009.

Notary Public
 My Commission Expires: _____

STATE OF ALABAMA
 COUNTY OF AUTAUGA

I, _____, Notary Public in and for said County, in said State, hereby certify that _____ whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, executed the same voluntarily.
 GIVEN under my hand and official seal this ___ day of _____, 2009.

Notary Public
 My Commission Expires: _____

CERTIFICATE OF THE WATER WORKS BOARD

The undersigned, as authorized by the Water Works Board of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

WATER WORKS BOARD CHAIRMAN

CERTIFICATE OF THE ENGINEERING DEPARTMENT

The undersigned, as authorized by the Engineering Department of the City of Prattville, Alabama hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

CITY ENGINEER
 Prattville, Alabama

CERTIFICATE OF THE DIRECTOR OF PLANNING AND DEVELOPMENT

The undersigned, as Director of Planning and Development of the City of Prattville, Alabama hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

DIRECTOR OF PLANNING AND DEVELOPMENT
 Prattville, Alabama

CERTIFICATE OF COUNTY HEALTH DEPARTMENT

The undersigned, as authorized by the Autauga County Health Department, Alabama hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

HEALTH OFFICER
 Autauga County, Alabama

CERTIFICATE OF THE COUNTY ENGINEER

The undersigned, being the County Engineer or Acting County Engineer of Autauga County, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

COUNTY ENGINEER
 Prattville, Alabama

CERTIFICATE OF THE PRATTVILLE FIRE DEPARTMENT

The undersigned as authorized by the Fire Department of the City of Prattville, Alabama here by accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the ___ day of _____, 2009.

FIRE DEPARTMENT
 Prattville, Alabama

OFFICE OF THE JUDGE OF PROBATE

STATE OF ALABAMA
 AUTAUGA COUNTY

I hereby certify that this plat or map was filed in this office for record this the ___ day of _____, 2009, at _____ o'clock _____ and recorded in book _____ of plats and maps, page _____ recording _____ paid.

JUDGE OF PROBATE
 Autauga County, Alabama