SPANISH FORT PLANNING COMMISSION
Work Session
October 28, 2024

Monday, October 28, 2024, 6:00 P.M.
Multi-Purpose Room of the Spanish Fort Community Center
7361 Spanish Fort Boulevard, Spanish Fort, Alabama

   I.   CALL TO ORDER
  II.   ROLL CALL
 III.   INVOCATION
 IV.   PLEDGE OF ALLEGIANCE
  V.   REVIEW OF MINUTES
- September 30, 2024 – Work Session
- October 14, 2024 – Work Session
- October 14, 2024 – Regular Session
 VI.   OLD BUSINESS
- **Agenda Item 241001 – Application for Site Plan Approval**
  DESCRIPTION: New Convenience Store
  LOCATION: Stagecoach Rd and Spanish Fort Blvd
  APPLICANT: Sun Engineering & Construction Management Corp.
                       on behalf of Bay Shore Oil, Inc.
VII.   NEW BUSINESS
- **Agenda Item 241101 – Application for Zoning Change (PH)**
  DESCRIPTION: R-1 to B-3
  LOCATION: 10880 US Hwy 31
  APPLICANT: JJAJ, LLC
- ~~**Agenda Item 241102 – Application for Land Use**~~
  WITHDRAWN BY APPLICANT – See Discussion Item 1
  DESCRIPTION: EV Charging Stations
  LOCATION: 30500 AL 181
  APPLICANT: Selective Site Consultants on behalf of Rivian
- **Agenda Item 241103 – Application for Minor Subdivision Plat Approval (PH)**
  DESCRIPTION: Malbis Triangle Subdivision
  LOCATION: Rockwell School Rd & US Hwy 31
  APPLICANT: Sawgrass Consulting, LLC on behalf of Malbis Plantation
- **Agenda Item 241104 – Regulation Review (PH)**
  DESCRIPTION: Reversionary Clause
- **Agenda Item 241105 – Regulation Review (PH)**
  DESCRIPTION: Storage Building Sales

VIII.   DISCUSSION ITEMS
- Construction Staging Areas on the Causeway
- EV Charging Stations
- 2025 PC Meeting Schedule

IX.   ANNOUNCEMENTS
- The next regular meeting of the Planning Commission will be held Tuesday, November 12, 2024. A work session will begin at 6:00 p.m. in the Multi-Purpose Room of the Spanish Fort Community Center, followed by the regular meeting at 6:30 p.m.
- The next informal work session of the Planning Commission will be held Monday, November 25, 2024, at 6:00 p.m.
- The submission deadline for the December 2024 regular meeting agenda is Wednesday, November 13, 2024, at 12:00 noon.