1. Call to order.

2. Invocation and prayer.

3. Pledge of Allegiance.

4. Roll call.

5. Approval of meeting minutes:

   August 6, 2020 meeting minutes

6. Announcements/Registration to address the Commission.

7. Consideration of Applications and Requests: Re-Zoning Cases

   a.) Case P-20009, Frohlich Property

   Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws

   Purpose: The applicant is requesting Conditional Use Approval
to allow a Volunteer Fire Department Station to be built on property zoned RSF-1.

Location: The subject property is located on the south side of Highway 180, east of Our Road, in Planning District 25.

8. Consideration of Applications and Requests: **Subdivision Cases**

a.) Case S-20036, Robert White Road No. 1 Subdivision, Development Permit Approval

*Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws*

Purpose: The applicant is requesting Development Permit Approval for a 3-lot subdivision on 18.94 +/- acres.

Location: The subject property is located on the north and south side of Robert White road approximately 0.8 miles from Dyas Road in the Perdido area.

b.) Case S-20051, Sandy Toes RV Park, Final Site Plan Approval

*Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws*

Purpose: The applicant is requesting Final Site Plan Approval for a 40-unit RV Park on 3.96 acres.

Location: The subject property is located on the north side of County Road 32 approximately 0.50 miles west of the Baldwin Beach Express in the Summerdale area.

c.) Case S-20055, Ravan Ranch, Development Permit Approval

*Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws*

Purpose: The applicant is requesting Development Permit Approval for a 2-lot subdivision on 37 +/- acres.

Location: The subject property is located on the south side of Highway 98 and east side of County Road 91 in the Lillian area.
d.) Case S-20057, The Flats at McCarty Ridge, Final Site Plan Approval

Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws

Purpose: The applicant is requesting final site plan approval for a 4-site RV resort on 30,000 sq. ft. parcel.

Location: The subject property is located on the south side of Jenkins Pit Road approximately 0.50 miles off US Hwy 31 in the Spanish Fort area.

e.) Case S-20062, Sunset Estates Ph 3, Development Permit Approval

Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws

Purpose: The applicant is requesting Development Permit Approval for a 3-lot subdivision on 9.5+/- acres.

Location: The subject property is located on the north side of Sunset Drive approximately 0.25 miles east of County Road 93 in the Lillian area.

f.) Case S-20063, Sunset Estates Ph 4, Development Permit Approval

Disclosure of Prior Outside Communication –Pursuant to Article VI, Section 15(b), Planning Commission By-Laws

Purpose: The applicant is requesting Development Permit Approval for a 3-lot subdivision on 9.5+/- acres.

Location: The subject property is located on the north side of Sunset Drive approximately 0.42 miles east of County Road 93 in the Lillian area.

9. Old Business:

10. New Business:

11. Public Comments
12. Reports and Announcements:
   Staff Reports
   Legal Counsel Report
   Next Regular Meeting: October 1, 2020