



**CITY OF OPELIKA
PLANNING COMMISSION
REGULAR MEETING AGENDA
300 Martin Luther King Blvd.
December 17, 2024
TIME: 3:00 PM**

- I. WELCOME - Some items at this meeting will have a designated public hearing (noted below). Individuals are limited to one 5-minute comment period per public hearing.
- II. APPROVAL OF MINUTES
- III. UPDATE ON PREVIOUS PC CASES
- IV. NEW BUSINESS
 - A. **Master Plan Revisions, Major Amendment and PLAT (Preliminary) - Public Hearing**
 1. Major amendment to the Knollwood PUD Master Plan, accessed at 820 Crawford Road, Matthew Richardson, authorized representative of ASH-Evermore Homes of AL, LLC, The amendment decreases lot widths of Lots 2 to 11 from 60' to 55' to add one lot. Lot 44 (9150 sf) is changed from a single family lot to an open space amenity lot.
 2. Knollwood SD, 49 lots, accessed at 820 Crawford Road, Matthew Richardson, authorized representative of ASH-Evermore Homes of AL, LLC, preliminary approval
 - B. **TEXT AMENDMENTS TO THE ZONING ORDINANCE - Public Hearing**
 3. A public hearing to consider a recommendation to the City Council on proposed text amendments to the Zoning Ordinance: Section 5.1 B. Amendment Procedures Definitions; Section 8.17 C. Conditional Use Procedures.
 - C. **TEXT AMENDMENTS TO THE SUBDIVISION REGULATIONS - Public Hearing**
 4. A public hearing to consider a proposed text amendments to the Subdivision Regulations: Section 4.3 B. Preliminary Plat Review and Approval Procedure Requirements; Section 4.4 A. Final Plat Approval General and D. Final Plat Requirements
 - D. **OTHER BUSINESS**
 5. Consider an amendment to the Planning Commission By-Laws, Article V Agenda

"In compliance with the Americans with Disabilities Act, the City of Opelika will make reasonable arrangements to ensure accessibility to this meeting. If you need special assistance to

participate in this meeting, please contact the ADA Coordinator 72 hours prior to the meeting at (334)705-5130.”