



100 Hughes Road
Madison, Alabama 35758
www.madisonal.gov

AGENDA
PLANNING COMMISSION
Thursday, August 20, 2026
5:30 p.m.
Council Chambers

Planning Commission Members

Chairman Troy Wesson, CAPZO

Vice Chair Mike Potter, CAPZO

John Howard, CAPZO

Amanda Jarrett, CAPZO

Joe Mullins, CAPZO

Councilmember, Erica White, CAPZO

Anthony Caudle, CAPZO

Terri W. Johnson, CAPZO

Steven Ryder, CAPZO

The Planning Commission welcomes you to the meeting.

Please silence all cell phones and/or electronic devices for the duration of the meeting.

The meeting may be viewed through live broadcasts on local WOW Channel 42 and online streaming:

(visit <http://www.madisonal.gov/1130/Video-Updates> for access)

- I. **Call to Order**
- II. **Roll Call**
- III. **Acceptance of the Agenda**
- IV. **Minutes Approval - Approval of Minutes for July 16, 2026 Regular Meeting**
- V. **Public Comments**
- VI. **Public Hearing Items**

Annexation/Zoning Map Amendments

- 1. **Bellawoods (ANN2026-008/ZMA2026-010)**

Annexation of 20.8 acres and zone the property RC-2 (Residential Cluster District) upon annexation

Location: North of Huntsville-Browns Ferry Road, East of Holladay Boulevard

Applicant: Diltina Development Corporation

Property Owner: Reality 9, LLC

[Staff Report](#)

2. **139 Lewter Drive** (ANN2026-009/ZMA2026-011)

Annexation of one residential lot consisting of approximately 1.55 acres and zone the property R-1A (Low Density Residential District) upon annexation

Location: 139 Lewter Drive (East side of Lewter Drive, South of Eastview Drive)

Applicant/Property Owner: Glenn McPherson and Deena McPherson

[Staff Report](#)

Public Hearing Closed

VII. **Non-Public Hearing Items**

Special Development Permit

3. **[12 Main Street](#)** (SDP2026-003)

Specific Development Permit for the construction of a commercial establishment on 1.04 acres

Location: East of Sullivan Street, between Main Street and Martin Street

Applicant: Ivaldi Engineering, PLLC

Property Owner: Blue Pepper Investments, LLC

[Staff Report](#)

Location, Character, Extent

4. **[Hughes Road Sidewalk](#)** (LCE2026-002)

Sidewalk installation on east side of Hughes Road

Location: Between Conger Street and 577 Hughes Road

Applicant/Property Owner: City of Madison

[Staff Report](#)

5. **[Town Madison Greenway](#)** (LCE2026-003)

Proposed installation of 8 ft. pedestrian/multi-use path on north side of Town Madison Boulevard

Location: Between the current termination point at Rampart Street to Angry Beaver Way

Applicant/Property Owner: City of Madison

[Staff Report](#)

6. **[Name That Park](#)** (LCE2026-004)

Proposed public park improvements on 23 acres

Location: South of Huntsville-Browns Ferry Road, East of Charnwood Drive

Applicant/Property Owner: City of Madison

[Staff Report](#)

VIII. **New Business**

IX. **Adjournment**