

January 27, 2026 Planning Commission Meeting

1. Call To Order

2. Roll Call

3. Approval Of Minutes:

December 16th Regular Planning Commission Meeting Minutes

Documents:

[December 16 2025 Minutes.pdf](#)

4. Public Hearing- 1

ZA25-000062: Colonial Traditions Ph. 3A Preliminary Subdivision Plat

Documents:

[Colonial Traditions Ph 3 A Staff Report And Resolution.pdf](#)

[Colonial Traditions Plans 1.Pdf](#)

[Colonial Traditions Plans 2.Pdf](#)

5. Public Hearing- 2

ZA26-000001: Riviera Plaza Property Prezone & Annexation

Documents:

[Riviera Properties Staff Report And Maps.pdf](#)

6. Public Hearing- 3

ZTA25-10: Walking District Overlay Zoning Text Amendment

Documents:

[Walking Overlay District Staff Report.pdf](#)

7. Other Business

A. City of Gulf Shores Sportsplex Additions

Documents:

[Sportsplex Additions Staff Report.pdf](#)

[Sportsplex Plans.pdf](#)

8. Communications From Staff/Planning Communication

A. Subdivision Regulations

B. Comprehensive Plan

9. Hearing Of Persons Not Listed On The Formal Agenda:

A. SE Civil- Proposed Ellenburg Property Development Presentation

10. Adjourn