



TUSCALOOSA
PLANNING COMMISSION

SUBDIVISION SUBMISSION CHECKLIST

Please complete all of the following required fields:

Subdivision: resurvey Lot 1 Bowman Young Parcel ID: 63-38-03-06-2-001-002 Total Acres: 37.69

Surveyor or Engineer

Name: Montgomery and Hinkle (Kevin) Email: kevin@mhisurvey.com Phone: 205-248-7396
Address: 203 Hargrove Road East City/State: Tuscaloosa / al ZIP Code: 35401

Property Owner

Name: Roger Young Email: ryou658@gmail.com Phone: _____
Address: _____ City/State: _____ / _____ ZIP Code: _____

Applicants MUST include ALL of the following documentation with the submission of this checklist:

6 Plats MAP FOLDED to 8 ½" x 11"	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Digital copy of Plat (with & without contours)	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Pre-design conference (if so, list date)	<input checked="" type="checkbox"/> YES _____	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Master Plan provided	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> N/A
Drainage study	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> N/A
Variance request letter	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Designation of Agent form	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Vicinity & Tax maps at 8 ½" X 11" scale	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
3 Labels (name & address) for the applicant, the property owner, and each adjacent property owner (1" x 2 5/8" clear & self-adhesive)	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A

Certification of Applicant

NOTE: AFTER THE MAILING OF ANY NOTIFICATION TO SURROUNDING PROPERTY OWNERS, A PETITIONER OR DEVELOPER MAY ONLY REQUEST TO HAVE THE SCHEDULED HEARING ON THE PETITION POSTPONED BY APPEARING AT THE HEARING IN PERSON TO REQUEST A CONTINUANCE.

☒ I HAVE REVIEWED, COMPLETED, & AGREE TO ALL SUBMITTAL REQUIREMENTS AS PART OF THIS APPLICATION. ADDITIONALLY, I WARRANT IN GOOD FAITH THAT ALL OF THE ABOVE FACTS ARE TRUE AND CORRECT.

Signature: Kevin Hinkle Date: 2/23/24

**PLEASE SUBMIT AN ELECTRONIC COPY OF THIS DOCUMENT
AND ALL NECESSARY SUPPORTING MATERIALS TO:**

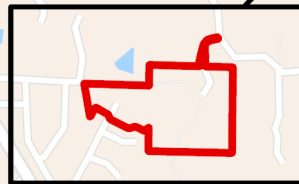
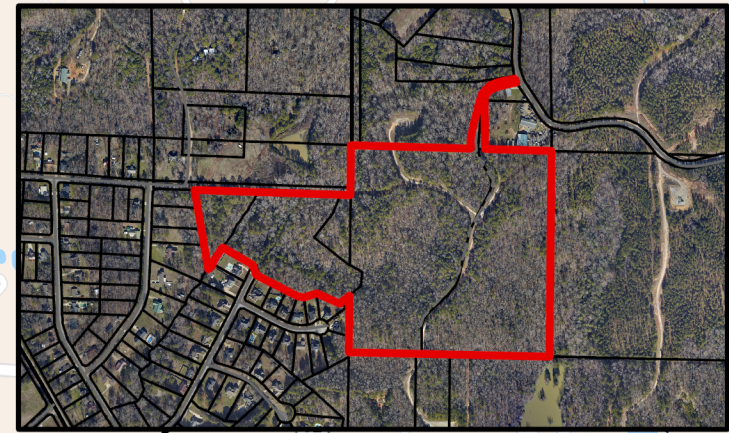
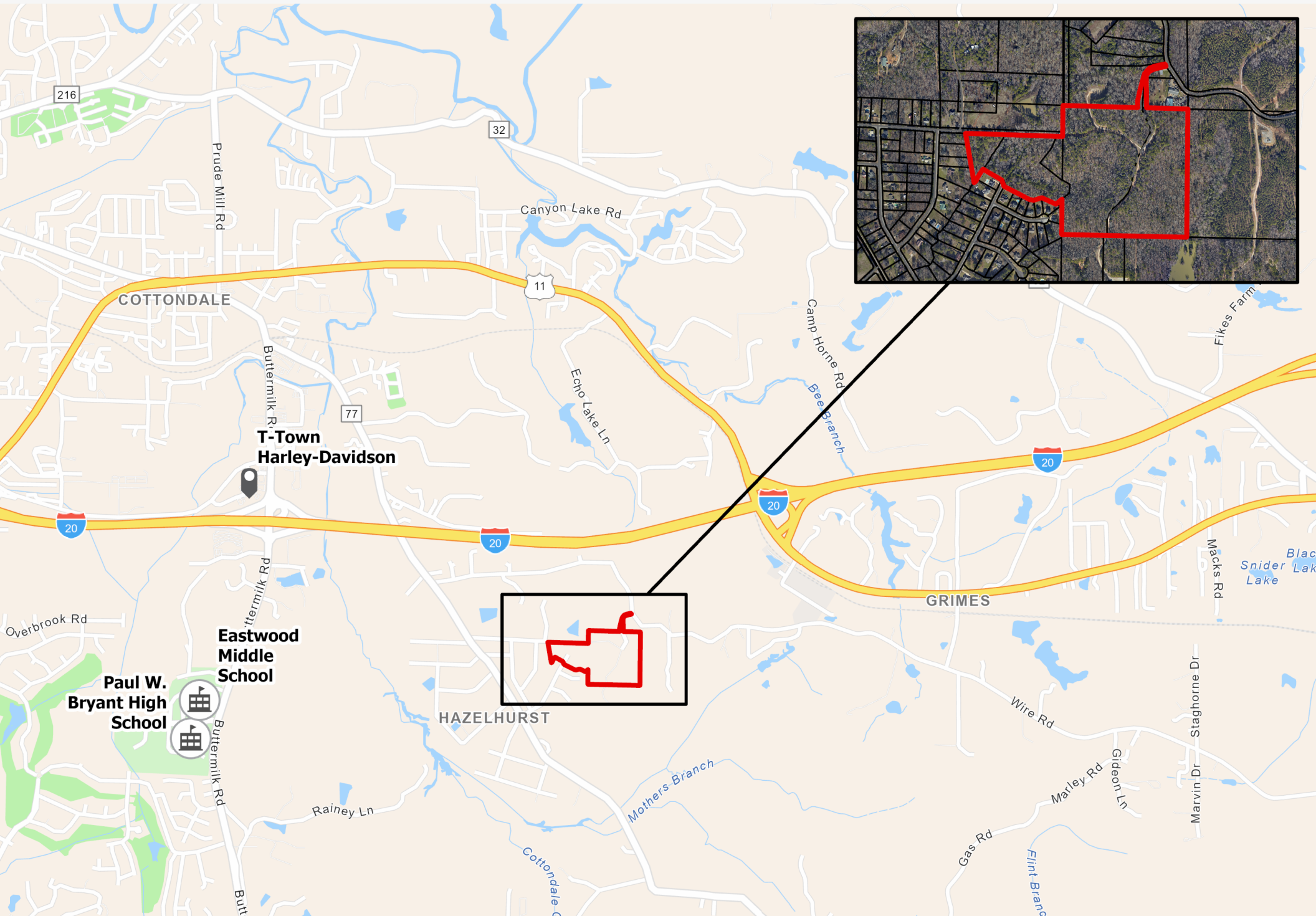
Office of Urban Development: 2201 University Boulevard, Annex III, 3rd Fl planningcommission@tuscaloosa.com
Planning Division Tuscaloosa, AL 35401

SUBMIT FORM



4507 Eastdale Lane

1 inch = 3,000 feet
0 0.25 0.5 0.75 1 Miles

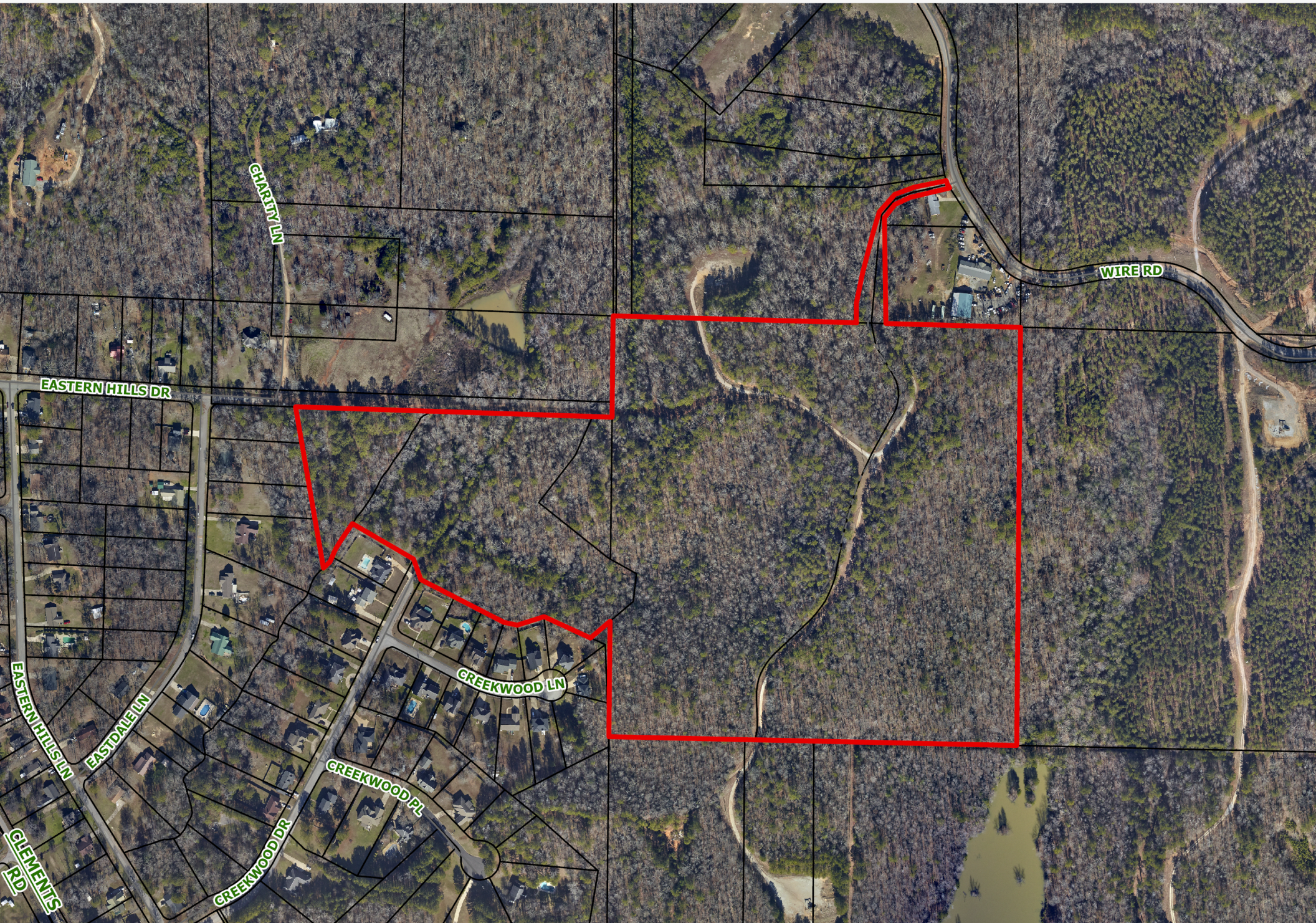




4507 Eastdale Lane

1 inch = 383 feet

0 225 450 675 900 Feet





MONTGOMERY & HINKLE, INC.

Professional Land Surveyors

VARIANCE REQUEST FOR LOT CONFIGURATION

BOWMAN YOUNG NO 2

02/14/2024

City Engineer

cc.sent with preliminary plat to Planning Commission

TDOT

BOWMAN YOUNG NO 2 is requesting a variance of LOT CONFIGURATION. Due to the road frontage access on Wire Road being the boundary split to gain road access to Wire Road for lot 1-R and meeting frontage requirements Bowman Young No 2 is making this request. This variance is a specific hardship as this does not allow for perpendicular lot boundaries. The centerline of the existing road is the existing the division line and no further development are planned at this time. Lot 2-R meets lot configuration requirements.

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VARIANCE REQUEST FOR DRAINAGE STUDY

BOWMAN YOUNG NO 2

02/14/2024

City Engineer

cc.sent with preliminary plat to Planning Commission

TDOT

BOWMAN YOUNG NO 2 is requesting a variance of DRAINAGE STUDY due to this being a 37.69 acre parcel being divided into only 2 lots. Mr. Young wants to sell Lot 2-R for a single family residence. No additional land disturbance will take place as the roads currently exist. There should be very little change in current Drainage and Runoff.

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VARIANCE REQUEST FOR MASTER PLAN

BOWMAN YOUNG NO 2

02/147/2024

City Engineer

cc.sent with preliminary plat to Planning Commission

TDOT

BOWMAN YOUNG NO 2 is requesting a variance of MASTER PLAN due to this being a 37.69 acre parcel being re-subdivided into only 2 lots. Mr. Young wants to sell Lot 2-R for a single family residence. No additional development is planned at this time.

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