



**Vestavia Hills
Design Review Board Agenda
February 6, 2025
6:00 PM**

1. Call to Order
2. Roll Call
3. Approval of Minutes
4. **DRB-24-18** Girl Scouts of North-Central Alabama is requesting **Architectural Review & Final Review Of Materials** for the property located at 600 Montgomery Hwy. The purpose of this request is for a mural. The property is owned by Vestavia MZL LLC/Fairway Management Group and zoned Vestavia Hills B-2.
5. **DRB-24-21** Mustafa Smadi is requesting **Architectural Review & Final Review Of Materials** for the property located at 3015 Columbiana Rd. The purpose of this request is for renovation to an existing building. The property is owned by Mustafa Smadi and zoned Vestavia Hills B-2.
6. **DRB-25-1** Neil Byrd is requesting **Landscape Review** for the property located at 2303 Pine Crest Ln. The purpose of this request is for a new landscape plan. The property is owned by Vestavia Hills Baptist Church and zoned Vestavia Hills R-2.
7. Time Of Adjournment

CITY OF VESTAVIA HILLS
DESIGN REVIEW BOARD
MINUTES

JANUARY 2, 2025

The Vestavia Hills Landscape and Architectural Control Board met in a regular session on this date at 6:00 PM. The roll was called with the following:

MEMBERS PRESENT: Robert Thompson, Chairman
David Giddens
Chris Pugh
Joe Ellis
John Wood
Mae Coshatt

MEMBERS ABSENT: Jeff Slaton

OTHER OFFICIALS PRESENT: Jack Wakefield, City Planner

APPROVAL OF MINUTES

The minutes for December were presented for approval.

MOTION Motion to dispense with the reading of the minutes for December was made by Ms. Coshatt and 2nd was by Mr. Ellis. Motion as carried on a voice vote as follows:

Mrs. Coshatt – yes	Mr. Ellis– yes
Mr. Wood – yes	Mr. Pugh – yes
Mr. Giddens – yes	Mr. Thompson – yes
Motion carries.	

ARCHITECTURAL REVIEW, LANDSCAPE REVIEW, & FINAL REVIEW OF MATERIALS

D-24-18 Girl Scouts of North-Central Alabama is requesting **Architectural Review & Final Review Of Materials** for the property located at 600 Montgomery Hwy. The purpose of this request is for a mural. The property is owned by Vestavia MZL LLC/Fairway Management Group and zoned Vestavia Hills B-2.

Case postponed until February, 2025.

ARCHITECTURAL REVIEW & FINAL REVIEW OF MATERIALS

D-24-21 Mustafa Smadi is requesting **Architectural Review & Final Review Of Materials** for the property located at 3015 Columbiana Rd. The purpose of this request is for renovation to an existing building. The property is owned by Mustafa Smadi and zoned Vestavia Hills B-2.

Mr. Smadi explained the project.

The Board suggested Instead of stone over all areas on the façade that has wood, the Board recommended a thin-set brick. The applicant stated that he wanted to keep the existing brick, which the Board asked why he couldn't do brick for the entire façade instead of stone.

MOTION Motion to approve Architectural Review Of Materials For 3015 Columbiana Rd. with the conditon that the applicant bring the material samples to the next meeting was made by Ms. Coshatt. Second was made by Mr. Ellis. Voice vote as follows:

Mrs. Coshatt – yes
Mr. Wood – yes
Mr. Giddens – yes
Motion carries.

Mr. Ellis– yes
Mr. Pugh – yes
Mr. Thompson – yes

Conrad Garrison
City Planner

Design Review Board Application

Applicant

Primary Location

DRB-24-18

Submitted On: Nov 14, 2024

 Karen Peterlin
 205-563-9479
 aogburn@girlscoutsnca.org

600 MONTGOMERY HWY
Unit 208
VESTAVIA HILLS, AL 35216

Owner of Property

Name
Vestavia MZL LLC/Fairway Management Group

City
Birmingham

Zip Code
35209

Email
leemallette@fairwayinvestments.com

Address
728 Shades Creek Parkway, Suite 210

State
Alabama

Phone Number
2056440637

Billing/Responsible Party

Name
Girl Scouts of North-Central Alabama

City
Trussville

Zip Code
35173

Email
kpeterlin@girlscoutsnca.org

Address
7705 North Lake Drive

State
Alabama

Phone Number
8007344541

Representing Attorney/Other Agent

Name
--

City
--

Zip Code
--

Email
--

Address
--

State
--

Phone Number
--

Description of Property

Subject Property Address

600 Montgomery Highway, Suite 208

Subdivision Name, Lot #, Block #, etc.

--

Property Zoning Classification

2800193011004000

Reason for Request

Check all that apply

Preliminary Review

--

Landscape Review

--

Architectural Review

true

Final Review of Materials

true

Other

--

Detailed Explanation

--

Process

Check all that apply

New Building

--

Renovation of Existing Building

false

New Landscape Plan

--

Renovation to Existing Landscaping Plan

--

Other

--

Detailed Explanation

--

Affidavit:

I do hereby declare the above statements are true and that I, the owner, and/or my duly appointed representative will be at the scheduled hearing. Simultaneously with the submittal of this application, I am hereby submitting a notarized affidavit signed by the owner of the property in the attachments section of this application. NOTE: Applications cannot be processed without the notarized owners affidavit.

Review Requirements

The following information and exhibits shall be provided and presented on your proposed project for review. The Board will review the three project components at the meeting. The Board

must approve all three components before any permit is issued. A design professional, owner, or owner representative with knowledge of design elements and project provisions should represent the project to the committee.

General: Provide three copies and one digital copy (pdf format) of all drawings or plans required below for review. Drawings must be to scale. These drawings should be turned in with the application. Drawings shall be folded to size 8 ½" by 11".

1. Architectural Review

- a. Site plan showing roadways, entrances, exits and parking
- b. Building elevations showing construction material, material colors, context, and protrusions. Color rendering is preferred. Roof design must be detailed.
- c. Presentation by architect or owner with knowledge of compatibility with adjacent structures, city context, etc.

2. Landscape Review

- a. Site plan showing contours, drainage containment areas, parking spaces, sidewalks, buffers, site lighting and details, etc.
- b. Landscape plan showing planting materials, designations, size, potted planting, window boxes, vines, etc. Trees will be identified by botanical name, quantity, and caliper. Shrubs will be identified by botanical name, quantity, and container size. Differentiate between existing and new landscaping.
- c. Parking lots: Provide calculations of total square footage and square footage designed for landscaping. Indicate handicapped spaces. Indicate size of parking spaces.
- d. Irrigation plan for all landscaped areas.
- e. Statement of maintenance policy and provisions.

GSNCA's DreamLab Proposed Wall Design

Girl Scout Green	Cloud	Star Green	Sea Foam	Sky	Crocus	Bubblegum	Peach	Khaki	Sunshine
RGB 0/180/81	RGB 217/217/217	RGB 213/242/103	RGB 161/237/213	RGB 160/222/241	RGB 204/179/250	RGB 247/171/214	RGB 255/185/157	RGB 213/202/159	RGB 255/244/65
Hex #00b451	Hex #d9d9d9	Hex #d5f267	Hex #a1edd5	Hex #a0def1	Hex #ccb3fa	Hex #f7abd6	Hex #fcb89d	Hex #d5ca9f	Hex #fff441
CMYK 95/0/100/0	CMYK 0/0/0/20	CMYK 15/0/70/0	CMYK 33/0/20/0	CMYK 35/0/0/0	CMYK 20/30/0/0	CMYK 0/35/0/0	CMYK 0/30/30/0	CMYK 20/15/40/0	CMYK 0/5/80/0
Pantone 354	Pantone Cool Gray 1	Pantone 2296	Pantone 573	Pantone 635	Pantone 2635	Pantone 230	Pantone 162	Pantone 4545	Pantone 101
TCX 16-6340	TCX 12-4300	TCX 13-0645		TCX 12-4401	TCX 14-3612	TCX 15-2213	TCX 13-1022	TCX 14-0925	TCX 12-0642



GSNCA's DreamLab Site Plan



Design Review Board Application

Applicant

Primary Location

DRB-24-21

Submitted On: Dec 17, 2024

 mustafa smadi
 205-8629646
 mustafa9515@gmail.com

3015 COLUMBIANA RD
VESTAVIA HILLS, AL 35216

Owner of Property

Name	Address
mohammad	3015 columbiana rd
City	State
vestavia hills	alabama
Zip Code	Phone Number
35216	2054014419
Email	
mustafa9515@gmail.com	

Billing/Responsible Party

Name	Address
mohammad	3015 columbiana rd
City	State
vestavia hills	alabama
Zip Code	Phone Number
35216	2054014419
Email	
mustafa9515@gmail.com	

Representing Attorney/Other Agent

Name	Address
--	--
City	State
--	--
Zip Code	Phone Number
--	--
Email	
--	

Description of Property

Subject Property Address**Property Zoning Classification**

--

--

Subdivision Name, Lot #, Block #, etc.

--

Reason for Request*Check all that apply***Preliminary Review**

--

Landscape Review**Architectural Review**

--

--

Final Review of Materials**Other**

--

--

Detailed Explanation

--

Process*Check all that apply***New Building**

--

Renovation of Existing Building**New Landscape Plan**

true

--

Renovation to Existing Landscaping Plan**Other**

--

--

Detailed Explanation

--

Affidavit:

I do hereby declare the above statements are true and that I, the owner, and/or my duly appointed representative will be at the scheduled hearing. Simultaneously with the submittal of this application, I am hereby submitting a notarized affidavit signed by the owner of the property in the attachments section of this application. NOTE: Applications cannot be processed without the notarized owners affidavit.

Review Requirements

The following information and exhibits shall be provided and presented on your proposed project for review. The Board will review the three project components at the meeting. The Board

must approve all three components before any permit is issued. A design professional, owner, or owner representative with knowledge of design elements and project provisions should represent the project to the committee.

General: Provide three copies and one digital copy (pdf format) of all drawings or plans required below for review. Drawings must be to scale. These drawings should be turned in with the application. Drawings shall be folded to size 8 ½" by 11".

1. Architectural Review

- a. Site plan showing roadways, entrances, exits and parking
- b. Building elevations showing construction material, material colors, context, and protrusions. Color rendering is preferred. Roof design must be detailed.
- c. Presentation by architect or owner with knowledge of compatibility with adjacent structures, city context, etc.

2. Landscape Review

- a. Site plan showing contours, drainage containment areas, parking spaces, sidewalks, buffers, site lighting and details, etc.
- b. Landscape plan showing planting materials, designations, size, potted planting, window boxes, vines, etc. Trees will be identified by botanical name, quantity, and caliper. Shrubs will be identified by botanical name, quantity, and container size. Differentiate between existing and new landscaping.
- c. Parking lots: Provide calculations of total square footage and square footage designed for landscaping. Indicate handicapped spaces. Indicate size of parking spaces.
- d. Irrigation plan for all landscaped areas.
- e. Statement of maintenance policy and provisions.

REMODELING PLAN

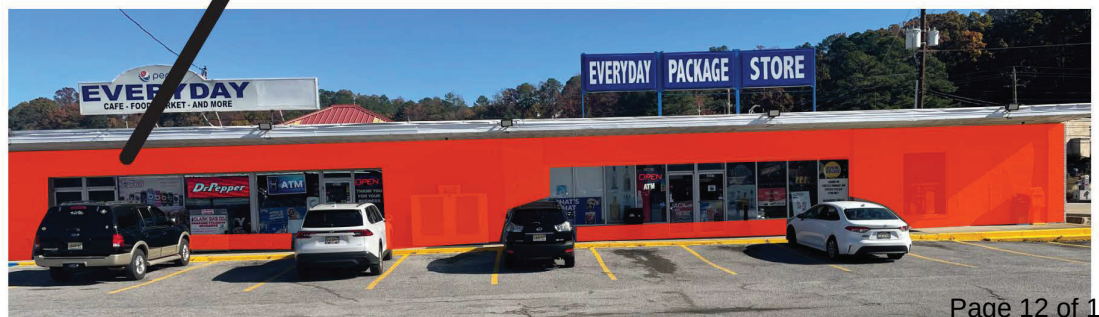
3015 Columbiana Rd.

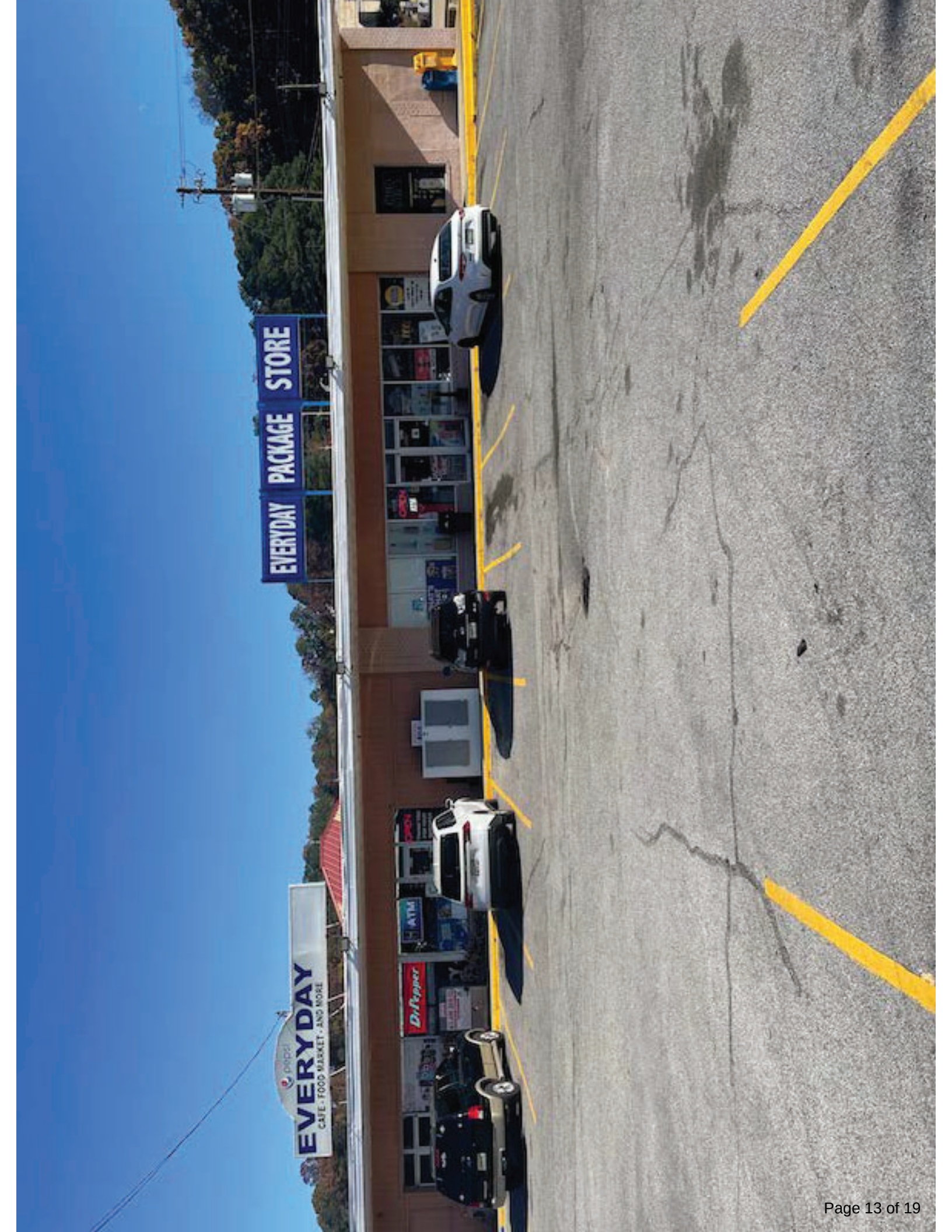


4ft stone face on the sides of building



stone face on the front of building after removal of old wood face.









Design Review Board Application

DRB-25-1

Submitted On: Jan 22, 2025

Applicant

 Neil Byrd
 2058221670
 nbyrd@shades.org

Primary Location

2303 PINE CREST LN
VESTAVIA HILLS, AL 35216

Owner of Property

Name

Shades Mountain Baptist Church

City

Vestavia Hills

Zip Code

35216

Email

donald.wood@shades.org

Address

2017 Columbiana Road

State

AL

Phone Number

2058221670

Billing/Responsible Party

Name

Shades Mountain Baptist Church

City

Vestavia Hills

Zip Code

35216

Email

donald.wood@shades.org

Address

2017 Columbiana Road

State

AL

Phone Number

2058221670

Representing Attorney/Other Agent

Name

Neil Byrd

City

Vestavia Hills

Zip Code

35216

Email

nbyrd@shades.org

Address

2017 Columbiana Road

State

AL

Phone Number

2028221670

Description of Property

Subject Property Address

2303 Pinecrest Lane

Property Zoning Classification

Residential

Subdivision Name, Lot #, Block #, etc.

Tax Parcel ID: 29 00 25 3 001 001.000

Reason for Request*Check all that apply***Preliminary Review**

--

Landscape Review

true

Architectural Review

--

Final Review of Materials

--

Other

--

Detailed Explanation

Shades Mountain Baptist Church owns this property which ajoin's our main campus. We have submitted a re-zoning request to have the property zoned as institutional (see application RZ-24-3). As part of our application process we have been directed to submit a landscape buffer plan to the Design Review Board.

Process*Check all that apply***New Building**

--

Renovation of Existing Building

--

New Landscape Plan

true

Renovation to Existing Landscaping Plan

--

Other

--

Detailed Explanation

The property that Shades purchased has an existing garage that was a part of a homestead (the remainder of the structures were demolished by the previous owner). Shades would like to use the existing garage for storage. We will access the building from our parking lot. We have installed a gate at the original entrance off Pinecrest Lane. We have discussed creating a buffer across the the east side of the building with Conrad Garrison and are submitting that plan with this application.

Affidavit:

I do hereby declare the above statements are true and that I, the owner, and/or my duly appointed representative will be at the scheduled hearing. Simultaneously with the submittal of this application, I am hereby submitting a notarized affidavit signed by the owner of the property in the attachments section of this application. NOTE: Applications cannot be processed without the notarized owners affidavit.

Review Requirements

The following information and exhibits shall be provided and presented on your proposed project for review. The Board will review the three project components at the meeting. The Board must approve all three components before any permit is issued. A design professional, owner, or owner representative with knowledge of design elements and project provisions should represent the project to the committee.

General: Provide three copies and one digital copy (pdf format) of all drawings or plans required below for review. Drawings must be to scale. These drawings should be turned in with the application. Drawings shall be folded to size 8 ½" by 11".

1. Architectural Review

- a. Site plan showing roadways, entrances, exits and parking
- b. Building elevations showing construction material, material colors, context, and protrusions. Color rendering is preferred. Roof design must be detailed.
- c. Presentation by architect or owner with knowledge of compatibility with adjacent structures, city context, etc.

2. Landscape Review

- a. Site plan showing contours, drainage containment areas, parking spaces, sidewalks, buffers, site lighting and details, etc.
- b. Landscape plan showing planting materials, designations, size, potted planting, window boxes, vines, etc. Trees will be identified by botanical name, quantity, and caliper. Shrubs will be identified by botanical name, quantity, and container size. Differentiate between existing and new landscaping.
- c. Parking lots: Provide calculations of total square footage and square footage designed for landscaping. Indicate handicapped spaces. Indicate size of parking spaces.
- d. Irrigation plan for all landscaped areas.
- e. Statement of maintenance policy and provisions.

