



THE CITY OF MOBILE, ALABAMA

BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

March 8, 2023

Robert K. Moore
Jacqueline L. Moore
6539 Kings Branch Drive North
Mobile, Alabama 36618

Re: #6481
(Case #BOA-002243-2022)
Robert K. Moore and Jacqueline L. Moore
4660 Airport Boulevard
(North side of Airport Boulevard, 200'± West of South University Boulevard).

Dear Applicant(s) / Property owner(s):

On March 6, 2023, the Board of Zoning Adjustment considered your request for a **Parking Ratio Variance to allow reduced parking for a lounge in a B-2, Neighborhood Business District; the Zoning Ordinance requires full compliance with the parking requirements for a lounge in a B-2, Neighborhood Business District.**

After discussion, the Board determined the following Findings of Fact for Denial:

- 1) Approving the variance will be contrary to the public interest in that patrons coming to the subject site will most likely utilize parking on adjacent property, whose use has not been authorized by the owner of the adjacent property;**
- 2) Special conditions do not exist in such a way that a literal enforcement of the provisions of the chapter will result in an unnecessary hardship to residents in the surrounding area; and,**
- 3) The spirit of the chapter shall not be observed, and substantial justice shall not be done to the surrounding neighborhood by granting the Variance.**

Any party aggrieved by this decision may, within fifteen days of the date of the decision, appeal to the Circuit Court of Mobile County by filing a written notice of appeal, specifying the decision from which the appeal is taken. Notice of the appeal, as well as a date stamped copy of the appeal filed in Circuit Court must be filed with this Board within the fifteen-day appeal period.

BOA-002243-2022 ROBERT K MOORE and JACQUELINE L MOORE

March 8, 2023

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For further assistance, please call 251-208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By:



Marie York, Principal Planner