



THE CITY OF MOBILE, ALABAMA
BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

April 13, 2017

Anchor Sign, Inc.
2200 Discher Avenue
Charleston, SC 29405
Attn: Jill Hopkins

Re: #6098/6001
(Case #BOA-000016-2017)
Anchor Sign, Inc. (Jill Hopkins, Agent)
7765 Airport Boulevard
(Southeast corner of Schillinger Road South and Airport Boulevard).

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

On April 3, 2017, the Board of Zoning Adjustment considered your request for a **Sign Variance to allow three wall signs for a tenant with two street frontages on a group business site in a B-3, Community Business District**; the Zoning Ordinance allows two wall signs for a tenant with two street frontages on a group business site in a B-3, Community Business District at the above referenced location.

After discussion, the Board determined the following findings of fact for Approval:

- 1) Based on the fact that the site is at a public street corner and is also backed by an expansive parking lot, the variance will not be contrary to the public interest;
- 2) These special conditions (the site is an out-building separate from the main shopping center building and vehicular visibility is necessary for recognition) exist such that a literal enforcement of the provisions of the chapter will result in unnecessary hardship; and
- 3) That the spirit of the chapter shall be observed and substantial justice done to the applicant and the surrounding neighborhood by granting the variance in that the subject business would be afforded adequate signage exposure and identity at a street corner location backed by an expansive parking lot.

Anchor Sign, Inc. (Jill Hopkins, Agent)

April 13, 2017

Page 2

Therefore, this application is recommended for approval, subject to the following conditions:

- 1) obtaining of sign permits for all three signs; and**
- 2) full compliance with all other municipal codes and ordinances.**

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.

No permit, license or certification can be issued until the 15-day appeal period has expired and no appeal has been made. If a permit/license has not been obtained on or before October 3, 2017, the **Sign Variance** will expire and become null and void. For additional assistance call (251) 208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By: Marie York
Marie York, Planner II

cc: Chipotle Mexican Grill
Sugar Mill, LLC c/o White-Spunner & Assoc.

/lr