THE CITY OF MOBILE, ALABAMA
BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

November 9, 2026

Robert Maurin
Maurin Architecture, PC
601 St. Anthony Street
Mobile, Al 36603

Re: 6797/6789
BOA-003915-2026
251 St. Louis Street
Maurin Architecture, PC
District 2
Materials Variance to allow the use of wire mesh in a T-5.1 sub-district of the Downtown Development District (DDD); the Unified Development Code (UDC) does not allow the use of wire mesh in a T-5.1 sub-district of the Downtown Development District (DDD).

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

At its meeting on November 5, 2026, the Board of Zoning Adjustment considered the above referenced application.

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

A) The variance **will not** be contrary to the public interest;
B) Special conditions **exist** such that a literal enforcement of the provisions of the chapter **will** result in unnecessary hardship; and
C) The spirit of the chapter **shall be** observed and substantial justice **done** to the applicant and the surrounding neighborhood by granting the variance.

The approval is subject to the following conditions:

1) Completion of the associated Subdivision application;
2) Obtain all necessary permits; and
3) Full compliance with all municipal codes and ordinances.

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 May 5, 2027, the variance will expire and become null and void.

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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.

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

Sincerely,

BOARD OF ZONING ADJUSTMENT
William Guess, Chairman

By: Stephen Guthrie
Stephen Guthrie
Deputy Director of Planning and Zoning