



THE CITY OF MOBILE, ALABAMA

BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

November 8, 2023

Kayla Brown
2355 Dukes Avenue
Mobile, Alabama 36617

Re: #6556
BOA-002683-2023
56 North Sage Avenue
Kayla Brown
District 1

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

On November 6, 2023, the Board of Zoning Adjustment considered your request for a Use Variance to allow a pet daycare, grooming, and boarding facility in an R-1, Single-Family Residential Suburban District; the Unified Development Code (UDC) does not allow a pet daycare, grooming, and boarding facility in an R-1, Single-Family Residential Suburban District.

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

- 1) The variance will be contrary to the public interest;
- 2) Special conditions do not exist such that a literal enforcement of the provisions of the chapter will result in unnecessary hardship; and
- 3) The spirit of the chapter shall not be observed, and substantial justice done to the applicant and 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.

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

BOA-002683-2023 56 North Sage Avenue
November 8, 2023

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By: 

Margaret Pappas
Deputy Director of Planning and Zoning