



THE CITY OF MOBILE, ALABAMA

BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

August 11, 2020

Cherry McNab Architects
ATTN: Joe De Le Ree
7065 Fain Park Drive, Suite B
Montgomery, AL 36117

Re: #6338
(Case #BOA-001333-2020)
Cherry McNab Architects (Joe De Le Ree, Agent)
664 South University Boulevard
Council District 4

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

On August 3, 2020, the Board of Zoning Adjustment considered your request for a **Residential Buffer Variance to allow a dumpster within 10' from residentially-zoned property in a B-3, Community Business District; the Zoning Ordinance requires dumpsters be a minimum 10' from residentially-zoned property for in a B-3, Community Business District.**

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

- 1) The variance will not be contrary to the public interest;**
- 2) Special conditions 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 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.

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 February 3, 2021, the variance will expire and become null and void.**

Cherry McNab Architects

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For additional assistance call (251) 208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By:



Bert Hoffman
Principal Planner