



CITY OF MOBILE

BOARD OF ZONING ADJUSTMENT LETTER OF DECISION

August 9, 2012

SAMUEL L. JONES
MAYOR

OFFICE OF THE CITY COUNCIL
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CITY CLERK
LISA C. LAMBERT

McNeill Robinson
362 Tuthill Lane
Mobile, AL 36608

Re: #5773
(Case #ZON2012-01765)
McNeill Robinson (M. Don Williams, Agent)
362 Tuthill Lane

(Southeast corner of Tuthill Lane and Tuthill Place)

Front Yard Setback, Side Street Yard Setback and Site Coverage Variances to allow an existing 22' front yard setback and 17' side street yard setback to remain, and expand site coverage from 42% to 45% for an existing dwelling in an R-1, Single-Family Residential District; the Zoning Ordinance requires a 25' front yard setback and a 20' side street yard setback, and limits maximum site coverage to 35% in an R-1, Single-Family Residential District.

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

On August 6, 2012, the Board of Zoning Adjustment considered your request for **Front Yard Setback, Side Street Yard Setback and Site Coverage Variances to allow an existing 22' front yard setback and 17' side street yard setback to remain, and expand site coverage from 42% to 45% for an existing dwelling in an R-1, Single-Family Residential District; the Zoning Ordinance requires a 25' front yard setback and a 20' side street yard setback, and limits maximum site coverage to 35% in an R-1, Single-Family Residential District, at the above referenced location.**

After discussion, the Board decided to approve the matter after a revision to only request 36% site coverage, and after determining that front and street side yard setbacks were unnecessary.

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.

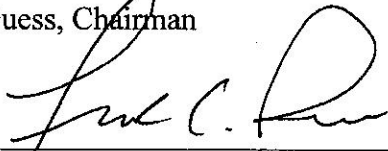
No permit, license or certification can be issued until the 15-day appeal period has expired and no appeal has been made. If a permit/license has not been obtained on or before February 4, 2013, the **Front Yard Setback, Side Street Yard Setback and Site Coverage Variances** will expire and become null and void. For additional assistance call (251) 208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By:



Frank Palombo, Planner II

cc: Williams Engineering

jsl