



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

August 4, 2023

Kari Givens
Byrd Surveying, Inc.
2609 Halls Mill Road
Mobile, Alabama 36606

Re: 653 Shannon Street
SUB-002573-2023
Shannon Heights Subdivision, Resubdivision of Part of Lot 9
Kari Givens, Byrd Surveying Inc.
District 5
Subdivision of 1 lot, 0.23± acres

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

At its meeting on August 3, 2023, the Planning Commission considered the above referenced application.

After discussion, and with waivers of Sections 6.C.2.(b) and 6.C.3. of the Subdivision Regulations, the Planning Commission Tentatively Approved the request, subject to the following conditions:

1. Retention of the 50-foot right-of-way along Shannon Street on the Final Plat;
2. Retention of the 25-foot minimum building setback line along Shannon Street on the Final Plat;
3. Retention of the lot size labels in both square feet and acres, or provision of a table on the Final Plat with the same information;
4. Compliance with all Engineering comments noted in the staff report;
5. Placement of a note on the Final Plat stating the Traffic Engineering comments noted in the staff report;
6. Compliance with all Urban Forestry comments noted in the staff report; and
7. Compliance with all Fire Department comments noted in the staff report.

After you have obtained all the necessary approval signatures and the plat has been recorded in the Mobile County Probate Office, a digital copy of the recorded plat (both CAD compatible [DXF] and pdf) must be submitted to the Planning and Zoning Department office. This may be submitted on disk, flash drive, memory stick, or via e-mail to planning@cityofmobile.org. This procedure must be completed within one (1) year, or the Tentative Approval will expire.


SUB-002573-2023 Shannon Heights Subdivision, Resubdivision of Part of Lot 9
August 4, 2023

If you have any questions regarding this action, please call this office at 251-208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION

Ms. Jennifer Denson, Secretary

By: 

Margaret Pappas
Deputy Director of Planning and Zoning