

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

April 20, 2007

M.Y.M.S., LLC  
c/o Christmas Properties  
4513 Old Shell Road  
Mobile, AL 36608

**Re: Case #SUB2007-00057**  
**Webb Commercial Subdivision**  
Northwest corner of Dauphin Island Parkway and Webb Avenue.  
1 Lot / 0.6± Acre

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

At its meeting on April 19, 2007, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) dedication of sufficient right-of-way to provide 50' from centerline of Dauphin Island Parkway, if necessary;**
- 2) dedication of sufficient right-of-way for a radius at the intersection of Dauphin Island Parkway and Webb Avenue, to be determined by City Engineering;**
- 3) the placement of a note on the final plat stating that the subdivision is limited to one curb cut to Dauphin Island Parkway, size, location and design to be approved by Traffic Engineering and ALDOT, and that the subdivision is not allowed a curb cut to Webb Avenue;**
- 4) provision of a 6' privacy fence along the rear property line; and**
- 5) full compliance with all municipal codes and ordinances.**

After you have obtained all the necessary approval signatures and the plat has been recorded in the Mobile County Probate Office, seven copies of the recorded plat (including map book and page number) must be submitted to the Land Use Administration office. This procedure must be completed within one year, or the Tentative Approval will expire.

It is also requested that a digital copy of the final plat be submitted to the Land Use Administration office once the plat has been submitted to Probate for recording. This may be submitted on disk or via e-mail at [travisz@cityofmobile.org](mailto:travisz@cityofmobile.org).

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

Sincerely,

**MOBILE CITY PLANNING COMMISSION**  
Dr. Victoria Rivizzigno, Secretary

By: \_\_\_\_\_  
Richard Olsen  
Deputy Director of Planning

cc: Byrd Surveying, Inc.  
Viola S. Webb