

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

September 22, 2006

McIntyre Building Co., Inc.
1018 Woodley Rd.
Montgomery, AL 36106

Re: Case #SUB2006-00206
Colleton Place Subdivision
8101 Howells Ferry Road
(South side of Howells Ferry Road, 2,340' \pm West of Schillinger Road, extending
to the East terminus of Shaw Street).
352 Lots / 109.0 \pm Acres

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

At its meeting on September 21, 2006, the Planning Commission considered the above referenced subdivision.

After discussion it was decided to holdover this application until the October 19, 2006, meeting for the following reasons:

- 1) revision of the plat to accommodate the proposed Spring Hill Avenue – Zeigler Boulevard major street;
- 2) revision of the plat to provide a street connection to Shaw Street, to the West;
- 3) provision of a street-stub to the land-locked lot to the South, in compliance with Section V.B.1. of the Subdivision Regulations;
- 4) provision of a statement regarding the number of lots below the required 7,200 square foot minimum, or redesign of the subdivision to meet minimum lot size requirements;
- 5) sequential numbering of all lots;
- 6) verification of wetlands on the site, and provision of contour information, as required by Section IV.A.2.b. of the Subdivision Regulations; and
- 7) depiction of the 25-foot minimum building setback line, in conformance with Section V.D.9. of the Subdivision Regulations.

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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: Polysurveying Engineering – Land Surveying
Stephen Lee
Prentice Carpenter