

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

March 5, 2010

Anthony & Suzanne Cooper
P.O. Box 851057
Mobile, AL 36685

Re: Case #SUB2010-00016
Mobile South Business Park Subdivision, Unit One, Resubdivision of Lots
13-A, 13-B and 14
5270 Business Parkway
(West side of Business Parkway at the West terminus of Mobile South Street).
2 Lot / 4.2± Acre

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

At its meeting on March 4, 2010, the Planning Commission considered the above referenced subdivision.

After discussion, the Planning Commission Tentatively Approved the request, subject to the following conditions:

- 1) placement of a note on the Final Plat stating that the subdivision is limited to the existing curb-cuts along Business Parkway with the size, location, and design of any additional curb-cuts to be approved by Traffic Engineering and conform to AASHTO standards;**
- 2) placement of a note on the Final Plat stating that approval of all applicable federal, state, and local agencies for endangered, threatened, or otherwise protected species is required prior to the issuance of any permits or land disturbance activities; and,**
- 3) 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 (1) year, or the Tentative Approval will expire.

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It is also requested that a digital copy (DXF or DWG – AutoCAD 2007 compatible) 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.

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: Richard L. Patrick