



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

August 23, 2016

Zahid I. Awan
7402 Stone Hedge Drive South
Mobile, AL 36695

Re: 414 & 430 Schillinger Road North
(East side of Schillinger Road North, 520'± North of 7th Avenue).
Council District 7
SUB2016-00080 (Subdivision)
Liberty Motors Subdivision
1 Lot / 3.7± Acres

Dear Applicant(s):

At its meeting on August 18, 2016, the Planning Commission considered the above referenced subdivision application.


After discussion, the Planning Commission held the request over to the September 15, 2016 meeting, to allow for revisions required for the associated Planned Unit Development.

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

Sincerely,

MOBILE CITY PLANNING COMMISSION

Jennifer Denson, Secretary

By: 
Richard Olsen
Deputy Director of Planning

cc: Haidt Land Surveying



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

August 23, 2016

Zahid I. Awan
7402 Stone Hedge Drive South
Mobile, AL 36695

Re: 414 & 430 Schillinger Road North
(East side of Schillinger Road North, 520'± North of 7th Avenue).
Council District 7
ZON2016-01498 (Planned Unit Development)
Liberty Motors Subdivision

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

At its meeting on August 18, 2016, the Planning Commission considered for Planned Unit Development Approval to allow multiple buildings on a single building site.

After discussion, the Planning Commission held the application over to the meeting of September 15, 2016 with revisions due by August 29th, to allow the applicant to address the following items:

- 1) **Revision of the site plan to depict the entirety of the site, and to provide use and size information regarding all existing structures that will remain on the rear portion of the site;**
- 2) **Revision of the *Site Data* information on the site plan to indicate the zoning district as B-3 and not as B-2;**
- 3) **Provision of a written statement to indicate the timeline for construction and the use of all structures on site;**
- 4) **Revision of the site plan to illustrate compliant landscaping, tree, and parking calculations for the entire site as required by Section 64-4.E of the Zoning Ordinance;**
- 5) **Revision of the site plan to illustrate curbing or bumper stops for each parking space abutting landscaped areas and buildings;**
- 6) **Revision of the site plan to indicate lighting within the parking area will be in compliance with Sections 64-6.A.3 and 64-6A.8. of the Zoning Ordinance;**
- 7) **Revision of the site plan to depict 24' aisle widths for all proposed drives;**
- 8) **Revision of the site plan to illustrate the front 25' minimum building set back line;**

Liberty Motors Subdivision PUD
August 23, 2016


- 9) Revision of the site plan to illustrate that on site garbage collection will be served via a dumpster with a connection to sanitary sewer and compliant enclosure or placement of a note, or by private collection services in accordance with Section 64-4.D.9 of the Zoning Ordinance; and
- 10) Revision of the site plan to include a sidewalk along the entire frontage or the application for a sidewalk waiver if a sidewalk is not planned.

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: 
Richard Olsen
Deputy Director of Planning & Zoning

cc: Anil Badve, P.E.
Haidt Land Surveying