

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

November 20, 2009

Thompson Properties
2136 Marchfield Dr. West
Mobile, AL 36693

Re: Case #ZON2009-02657

Thompson Properties

3375, 3405, 3425, 3455, 3465, 3485 and 3495 Hurricane Bay Drive
(South side of Hurricane Bay Drive at the South terminus of Hurricane Bay Lane
and extending to the terminus of Hurricane Bay Drive).

Rezoning from B-5, Office-Distribution District, to I-1, Light Industry District to
accommodate existing businesses.

Dear Applicant(s):

At its meeting on November 19, 2009, the Planning Commission considered your request
for a change in zoning from B-5, Office-Distribution District, to I-1, Light Industry
District to accommodate existing businesses.

After discussion, it was decided to recommend the zoning as an I-1, Light Industry
District to accommodate existing businesses to the City Council subject to the following
condition:

- 1) Future development to fully comply with local, state and federal regulations relating to threatened and endangered species, wetlands and floodplains;**
- 2) Future development to comply with Engineering comments (*Must comply with all storm water and flood control ordinances. Any work performed in the right of way will require a right of way permit. Drainage from any new dumpster pads cannot discharge to storm sewer; must have connection to sanitary sewer.*); and**
- 3) Future development to comply with all municipal codes and ordinances, including trees, landscaping, parking, and buffering.**

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The advertising fee for this application is **\$195.70**. Upon receipt of this fee, your application will be forwarded to the City Clerk's office to be scheduled for public hearing by the City Council.

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: Frank Dagley