



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

February 21, 2014

Kenneth & Eula Stork
9850 Lancaster Rd
Theodore, AL 36582

Re: Case #SUB2014-00008
Lancaster Estates Subdivision
9850 Lancaster Road
(West side of Lancaster Road, 1.5± mile South of Laurendine Road)
Number of Lots / Acres: 5 Lots / 9.0± Acres

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

At its meeting on February 20, 2014, the Planning Commission considered the above referenced subdivision application.

After discussion, the Planning Commission waived Section V.D.1. of the Subdivision Regulations and tentatively approved the above referenced subdivision subject to the following conditions:

- 1) **Revision of the plat to label each lot so that it may be identified in a manner such as Lot 1 or Lot A of Lancaster Estates;**
- 2) **Retaining of the note on the final plat stating that each lot is limited to one curb-cut, with the size, design and location to be approved by Mobile County Engineering;**
- 3) **Depiction and labeling of the 25-foot minimum building setback line;**
- 4) **Revision to include the size of each lot in square feet, in addition to acres; and**
- 5) **Retaining of notes on the final plat relating to endangered/threatened species, buffering of commercial development, and storm water compliance.**

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.

Lancaster Estates Subdivision
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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.

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: Stewart Surveying, Inc.