



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

October 23, 2017

Dennis B. McLeod
P. O. Box 66257
Mobile, AL 36606

Re: 451 & 457 Dauphin Island Parkway, 1965 & 1967 Antoine Street and 1968 Duncan Street
(Southeast corner of Dauphin Island Parkway and Antoine Street, extending to the North side of Duncan Street, 150'± East of Dauphin Island Parkway).
Council District 2
SUB-000260-2017 (Subdivision)
Coast Safe & Lock Subdivision

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

At its meeting on October 19, 2017, the Planning Commission considered the above referenced subdivision application.

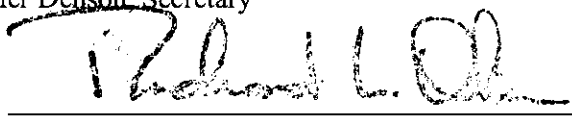
After discussion, the Planning Commission heldover the request until the November 16th meeting so that the following can take place (revisions due by October 27th):

- 1) Revision of the preliminary plat to reflect dedication to provide 25-foot from the centerline along Antoine Street; and**
- 2) Revision of the preliminary plat to provide a property line corner radius, in compliance with Section V.D.6. of the Subdivision Regulations.**

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 & Zoning

cc: Byrd Surveying, Inc.



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Council District 2
PUD-000261-2017 (Planned Unit Development)
Coast Safe & Lock Subdivision

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

At its meeting on October 19, 2017, the Planning Commission considered for Planned Unit Development Approval to allow multiple existing buildings on a single building site along with shared access and parking between multiple building sites.

After discussion, the Planning Commission heldover the request until the November 16, 2017 meeting so that the following can take place (revisions due by October 27th):

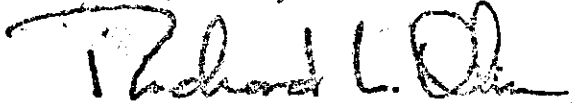
- 1) Revision of the site plan to depict right-of-way dedication as required in the Subdivision conditions;**
- 2) Revision of the site plan to eliminate access and commercial use of the rear of the two residential properties (1965 Antoine Street and 1968 Duncan Street);**
- 3) Revision of the site plan to depict full tree and landscaping compliance for the overall site;**
- 4) Revision of the site plan to reflect one curb-cut to each street; and**
- 5) Revision of the site plan to depict a sidewalk along Antoine Street.**

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: Architecture & Design, Inc.



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Council District 2
ZON-000262-2017 (Rezoning)
Mr. Dennis D. McLeod

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

At its meeting on October 19, 2017, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential District, B-1, Buffer-Business District, and B-3, Community Business District, to B-3, Community Business District, to accommodate an existing locksmith business and eliminate split zoning.

After discussion, the Planning Commission heldover the request until the November 16, 2017 meeting so that the following can take place (revisions due by October 27th):

- 1) Provision of a revised site plan reflecting the Planned Unit Development comments.**

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 & Zoning

cc: Architecture & Design, Inc.



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Council District 2

SUB-SW-00263-2017 (Sidewalk Waiver)

Mr. Dennis D. McLeod

Request to waive construction of a sidewalk along Antoine Street.

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

At its meeting on October 19, 2017, the Planning Commission considered your request for a sidewalk waiver at the above referenced location.

After discussion, the Planning Commission heldover the request until the November 16, 2017 meeting so that revisions to the Subdivision, Planned Unit Development and Zoning applications can be received.

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:

A handwritten signature in black ink, appearing to read "Richard L. Olsen", is written over a horizontal line.

Richard Olsen

Deputy Director of Planning & Zoning

cc: Byrd Surveying, Inc.
Architecture & Design, Inc.