

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

November 6, 2009

Property Solutions Now
POB 1762
Mobile, AL 36533

Re: Case #SUB2009-00155 (Subdivision)
Anton Street Subdivision
2421 Anton Street
(West side of Anton Street, 3/10± mile North of West I-65 Service Road North).
1 Lot / 7.8± Acre.

Dear Applicant(s):

At its meeting on November 5, 2009, the Planning Commission considered the above referenced subdivision.

After discussion, this application was recommended for Holdover until the December 3, 2009, meeting, with revisions due by Friday, November 20, 2009, for the applicant to address the following:

- 1) Address the discrepancy between the proposed lot and the remaining portions of the parcel by inclusion in this application;**
- 2) Depict the dedication sufficient to provide 30 feet from the centerline of Anton Street;**
- 3) Depict the 25-foot setback line behind any required dedication;**
- 4) Depict the lot size, in square feet, on the plat;**
- 5) Depict compliance with Engineering Comments: *“Must comply with all storm water and flood control ordinances. Add a note to the plat that detention must be provided and a land disturbance permit will be required for any cumulative increase in impervious area added to the site in excess of 4000 square feet. Wetlands are shown on the City of Mobile GIS database. Need to show the limits of the wetlands on the plat or supply documentation that the wetlands do not exist. Add a note to the plat that any development within the limits of the wetlands is prohibited without the approvals of the City Engineer and the Corps of Engineers. Any work performed in the right of way will require a right of way permit.”*; and**
- 6) To address ownership issues brought up at the meeting.**

Anton Street Subdivision

November 6, 2009

Page 2

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: Byrd Surveying, Inc.

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

November 6, 2009

Property Solutions Now
POB 1762
Mobile, AL 36533

Re: Case #ZON2009-02560 (Rezoning)

Property Solutions Now, LLC

2421 Anton Street

(West side of Anton Street, 3/10± mile North of West I-65 Service Road North).

Rezoning from R-1, Single-Family Residential District, to I-1, Light Industry District, to allow a trucking company.

Dear Applicant(s):

At its meeting on November 5, 2009, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential District, to I-1, Light Industry District, to allow a trucking company.

After discussion, it was decided to holdover this change in zoning until the December 3, 2009, meeting, with revisions due by Friday, November 20, 2009, to address the following:

- 1) Address the specific reason for rezoning; and**
- 2) Address the discrepancies in the Subdivision Application.**

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: Byrd Surveying