

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

January 4, 2008

Frances C. Dees
FCD Holdings LLC
1825 Snow Road North
Semmes, AL 36575

Re: Case #SUB2007-00310
Bethel Place Subdivision
1825 Snow Road North
(West side of Snow Road North, 4/10 mile± South of Whip Poor Will Drive).
1 Lot / 1.5± Acres

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

At its meeting on January 3, 2008, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) **placement of a note on the final plat stating that there shall be no additional development on the future development parcel(s) until appropriately subdivided and adequate access constructed and dedicated to County standards is provided;**
- 2) **placement of a note on the plat stating that the development will be designed to comply with the storm water detention and drainage facility requirements of the City of Mobile storm water and flood control ordinances, and requiring submission of certification from a licensed engineer certifying that the design complies with the storm water detention and drainage facility requirements of the City of Mobile storm water and flood control ordinances prior to the issuance of any permits. Certification is to be submitted to the Planning Section of Urban Development and County Engineering; and**
- 3) **placement of a note on the Final Plat stating that the approval of all applicable federal, state, and local agencies is required prior to the issuance of any permits or land disturbance activities.**

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 year, or the Tentative Approval will expire.

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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: Polysurveying Engineering – Land Surveying