

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

April 22, 2005

Joseph G. Betbeze, Jr.
Betbeze Realty Co., Inc.
3345 Halls Mill Rd.
Mobile, AL 36606

Re: Case #ZON2005-00486 (Rezoning) (Holdover)
Betbeze Realty Co., Inc. (Joseph G. Betbeze, Jr., Agent)
East side of Magnolia Road, 160'± South of Government Boulevard.

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

At its meeting on April 21, 2005, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential, to B-3, Community Business, to allow work-completed parking expansion at an existing automotive paint and body shop.

After discussion it was decided to recommended the approval of this change in zoning to the City Council subject to the following conditions:

- 1) Magnolia Road be constructed to city standards, from Government Boulevard to an approved modified turn-around prior to the issuance of any permits;**
- 2) completion of the subdivision process prior to the issuance of any permits;**
- 3) full compliance with all municipal codes and ordinances, including but not limited to screening as required by the Chart of Permitted uses.**

The advertising fee for this application is \$249.14. 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.

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If you have any questions regarding this action, please call this office at 251/208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION
Victor McSwain, Secretary

By: /s/ Richard Olsen, Planner II