

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

June 7, 2002

Cathy Bellcase
4163 Goldmine Road
Mobile, AL 36619

Re: Case #SUB2002-00079
Catherine's Place Subdivision

East side of Gold Mine Road East, 400'± South of the West terminus of Leroy Stevens Road.

3 Lots / 12.0± Acres

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

At its meeting on June 6, 2002, the Planning Commission waived Section V.D.3., of the Subdivision Regulations and approved the above referenced subdivision subject to the following conditions:

- (1) the provision of a 45' setback (which includes the required minimum building setback of 25'), from Gold Mine Road;
- (2) placement of a note on the final plat stating that Lots 1-4 are limited to one curb cut each to Gold Mine Road with the size, location and design to be approved by County Engineering Department; and
- (3) the placement of a note on the final plat stating that any lot that is developed commercially and adjoins residentially developed property shall provide a buffer, in compliance with Section V.A.7, of the Subdivision Regulations.

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.

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 henley@cityofmobile.org.

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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

cc: Polysurveying Engineering – Land Surveying