

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

March 18, 2005

J. P. White
9530 Stone Rd.
Semmes, AL 36575

Re: Case #SUB2005-00032
Stone Gate Subdivision, 1st, 2nd, and 3rd Additions
North side of Stone Road South, 500'± East of Stone Road West, extending to the
East side of Stone Road West, 950'± North of Stone Road South.
54 Lots / 28.7± Acres

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

At its meeting on March 17, 2005, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) the placement of a note on the final plat stating that direct access to Eight Mile Creek Parkway is denied for Lots 10-18 (3rd Addition);**
- 2) the placement of a note on the final plat designating the common area for detention or recreation and stating that maintenance thereof shall be the responsibility of the property owners; and**
- 3) the placement of a note on the final plat stating that any lots that are developed commercially and adjoin residentially developed property must 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: Speaks & Associates Consulting Engineers, Inc.