

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

March 28, 2003

Wayne Hartung
c/o Betbeze Realty Company
3345 Halls Mill Road
Mobile, AL 36609

***CORRECTION LETTER**

Re: Case #ZON2003-00610
Wayne Hartung (M. Don Williams, Agent)
2869 Government Boulevard (Southwest corner of Government Boulevard and
Thompson Drive).

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

At its meeting on March 20, 2003, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential, and B-2, Neighborhood business, to B-3, Community Business, for an automotive paint and body shop.

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

- (1) that the site be limited to one curb cut to Thompson Drive and one curb cut to Government Boulevard Service Road or Magnolia Road, with the location and design to be approved by Urban Development and Traffic Engineering;
- (2) ***provision of an 8-foot privacy fence along the South property line, adjacent to residential development;**
- (3) provision of an 8-foot wooden fence, setback ***5-feet** from Thompson Drive North;
- (4) provision of an 8-foot wooden fence, setback 5-feet from Thompson Drive;
- (5) the letter submitted by the applicant regarding noise and paint spillover;
- (6) full compliance with the landscaping and tree planting requirements of the Ordinance; and
- (7) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$383.70. 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