

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

October 3, 2008

Providence Hospital  
c/o Lee Metzger  
1000 Hillcrest Road  
Mobile, AL 36695

**Re: Case #SUB2008-00207 (Subdivision)**  
**Providence Park POB West Subdivision, Resubdivision of Lot 1,**  
**Resubdivision of and Addition to Lot 1, Phase II**  
610 Providence Park Drive  
(North side of Providence Park Drive South, 210'± East of Cody Road South).  
2 Lots / 8.9± Acres

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

At its meeting on October 2, 2008, the Planning Commission considered the above referenced subdivision.

After discussion, it was decided to holdover this application until the November 6 meeting, with the following revisions due by October 17:

- 1) revision of the plat to depict curb-cuts across the street from the site;
- 2) compliance with Engineering comments (*Must comply with all storm water and flood control ordinances. Any work performed in the right of way will require a right of way permit. Must provide detention for any impervious area added since 1984 in excess of 4,000 square feet. Need to verify that the detention pond has sufficient capacity and is functioning properly.*);
- 3) placement of a note on the final plat stating that each lot is limited to two (2) curb-cuts, with the size, design and location to be approved by Traffic Engineering and in compliance with AASHTO standards;
- 4) placement of a note on the final plat stating that approval of all applicable Federal, state and local agencies is required for endangered, threatened or otherwise protected species, if any, prior to the issuance of any permits or land disturbance activities; and
- 5) the labeling of the lots with their size in square feet; and
- 6) provision of 7 copies of the revised plat to the Planning Section of Urban Development by October 17.

**Providence Park POB West Subdivision, Resubdivision of Lot 1, Resubdivision of  
and Addition to Lot 1, Phase II**  
**October 3, 2008**  
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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**  
Mr. William DeMouy, Secretary

By: \_\_\_\_\_  
Richard Olsen  
Deputy Director of Planning

cc: Rester and Coleman Engineers, Inc.

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

October 3, 2008

Providence Hospital  
c/o Lee Metzger  
1000 Hillcrest Road  
Mobile, AL 36695

**Re: Case #ZON2008-02279 (Planned Unit Development)**  
**Providence Park POB West Subdivision, Resubdivision of Lot 1,**  
**Resubdivision of and Addition to Lot 1, Phase II**  
610 Providence Park Drive  
(North side of Providence Park Drive South, 210'± East of Cody Road South).  
Planned Unit Development Approval to amend a previously approved Planned  
Unit Development master plan for Providence Park to allow a cancer treatment  
facility.

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

At its meeting on October 2, 2008, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved Planned Unit Development master plan for Providence Park to allow a cancer treatment facility.

After discussion, it was decided to holdover this plan until the November 6 meeting, with the following revisions due by October 17:

- 1) **revision of the overall PUD site plan to show what is existing versus what is proposed (examples of Bonefish Grill and Hampton Inn);**
- 2) **revision of the overall PUD site plan to clearly delineate and label all public and private streets;**
- 3) **revision of the site plan to show compliance with the tree planting requirements of the Zoning Ordinance for the cancer center site.**
- 4) **revision of the site plan to show any proposed service drives, dumpster locations, or freestanding HVAC or generator locations;**
- 5) **revision of the site plan to depict existing curb-cuts across the street from the site;**
- 6) **revision of the site plan information to correctly total the number of parking spaces;**
- 7) **revision of the site plan to depict a sidewalk along Providence Park Drive, or submission of a sidewalk waiver application;**

**Providence Park POB West Subdivision, Resubdivision of Lot 1, Resubdivision of  
and Addition to Lot 1, Phase II**

**October 3, 2008**

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- 8) compliance with Engineering comments (*Must comply with all storm water and flood control ordinances. Any work performed in the right of way will require a right of way permit. Must provide detention for any impervious area added since 1984 in excess of 4,000 square feet. Need to verify that the detention pond has sufficient capacity and is functioning properly.*);**
- 9) placement of a note on the site plan stating that approval of all applicable Federal, state and local agencies is required for endangered, threatened or otherwise protected species, if any, prior to the issuance of any permits or land disturbance activities;**
- 10) provision of 7 copies of the revised site plans to the Planning Section of Urban Development by October 17.**

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

Sincerely,

**MOBILE CITY PLANNING COMMISSION**

Mr. William DeMouy, Secretary

By: \_\_\_\_\_  
Richard Olsen  
Deputy Director of Planning

cc: Rester and Coleman Engineers, Inc.