



CITY OF MOBILE

MOBILE CITY PLANNING COMMISSION LETTER OF DECISION

SAMUEL L. JONES
MAYOR

July 17, 2013

OFFICE OF THE CITY COUNCIL
COUNCIL MEMBERS

REGGIE COPELAND, SR.
PRESIDENT-DISTRICT 5

FREDRICK D. RICHARDSON, JR.
VICE PRESIDENT-DISTRICT 1

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DISTRICT 4

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DISTRICT 6

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DISTRICT 7

CITY CLERK
LISA C. LAMBERT

William T. Partridge Jr.
6475 Spanish Fort STE E
Spanish Fort, Alabama 36527

Re: **Case #SUB2013-00047 (Subdivision)**
Mobile Terrace Christian Center Subdivision
7154 Ninth Street
(North side of Ninth Street, 200'± East of Lincoln Boulevard).
1 Lot / .11± Acre

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

At its meeting on July 11, 2013, the Planning Commission tentatively approved the above referenced subdivision subject to the following conditions:

- 1) Revision of the plat to ensure that it is plotted to a standard engineering scale;
- 2) Revision of the plat to depict the minimum setback line to allow for future dedication to provide 25-feet from the centerline of Ninth Street;
- 3) Placement of a note on the final plat stating that the lot is limited to two curb-cuts, with the size, design and location to be approved by Traffic Engineering and to conform to AASHTO standards;
- 4) Compliance with Engineering comments: *(The following comments should be addressed prior to review, acceptance and signature by the City Engineer: 1. Provide all of the required information on the Final Plat (i.e. signature blocks, signatures, certification statements, legal description, required notes). 2. Add a note to the Plat stating that storm water detention will be required for any future addition(s) and/or land disturbing activity in accordance with the Storm Water Management and Flood Control Ordinance (Mobile City Code, Chapter 17 , Ordinance #65-007 & #65-045). Delete the reference to Mobile County Flood Damage Prevention Ordinance. 3. Add a note to the plat stating that any work performed in the existing ROW (right-of-way) such as driveways, sidewalks, utility connections, grading, drainage, irrigation, or landscaping will require a ROW permit from the City of Mobile Engineering Department (208-6070) and must comply with the City of Mobile Right-of-Way Construction and Administration Ordinance (Mobile City Code, Chapter 57, Article VIII).);*

- 5) Compliance with Traffic Engineering comments (*Driveway number, size, location, and design to be approved by Traffic Engineering and conform to AASHTO standards*);
- 6) Placement of a note on the plat stating that approval of all applicable Federal, state and local agencies is required for endangered, threatened or otherwise protected species prior to the issuance of any permits or land disturbance activities.

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 (1) 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 travisz@cityofmobile.org.

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

Sincerely,

MOBILE CITY PLANNING COMMISSION

Dr. Victoria Rivizzigno, Secretary

By: 

Richard Olsen

Deputy Director of Planning

cc: Mobile Terrace Christian Center c/o Jerry Williams
John Farrior Crenshaw



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CITY CLERK
LISA C. LAMBERT

William T. Partridge Jr.
6475 Spanish Fort Blvd. Suite E
Mobile, AL 36527

Re: Case #ZON2013-01134 (Sidewalk Waiver) (Holdover)
William T. Partridge, Jr.
7154 Ninth Street
(North side of Ninth Street, 200'± East of Lincoln Boulevard).
Request to waive construction of a sidewalk along Ninth Street.

Dear Applicant(s):

At its meeting on July 11, 2013, the Planning Commission considered your request for a sidewalk waiver at the above referenced location.

After discussion, it was decided to approve this request for a sidewalk waiver along Ninth Street.

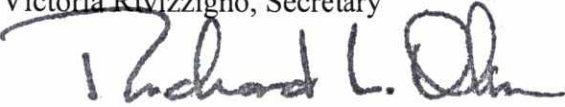
If you have any questions regarding this action, please call this office at (251) 208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION

Dr. Victoria Rivizzigno, Secretary

By: _____


Richard Olsen
Deputy Director of Planning