

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

July 25, 2008

Remax Realty Professionals
663 Azalea Road
Mobile, AL 36609

Re: Case #SUB2008-00154 (Subdivision)
Star Motel Subdivision
2005 and 2009 Douglas Lane
(Southwest corner of Douglas Lane and Nicholson Road).
1 Lot / 1.1± Acres

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

At its meeting on July 24, 2008, the Planning Commission considered the above referenced subdivision.

After discussion, it was decided to deny this application denial for the following reason:

- 1) denial of the zoning request as recommended would negate applicant's need for subdivision and would make the application moot.**
- 2) approval of the subdivision would create a violation of the zoning ordinance if rezoning is denied.**

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: Thompson Engineering
Han Pete & Nellie Ruth Schuchardt, Bradley D. Investments, Inc.

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

July 25, 2008

Remax Realty Professionals
663 Azalea Road
Mobile, AL 36609

Re: Case #ZON2008-01713 (Rezoning)
Remax Realty Professionals
2005 and 2009 Douglas Lane
(Southwest corner of Douglas Lane and Nicholson Road).
Rezoning from B-2, Neighborhood Business District, to B-3, Community
Business District, to allow the construction of a motel.

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

At its meeting on July 24, 2008, the Planning Commission considered your request for a change in zoning from B-2, Neighborhood Business District, to B-3, Community Business District, to allow the construction of a motel.

After discussion, it was decided to deny this change in zoning for the following reasons:

- 1) **expansion of a more intensive commercial uses into an existing residential subdivision, would result in development that is potentially incompatible with the existing residences on Faye Street;**
- 2) **there is no need to increase the commercial use, as the proposed use is for an motel; and**
- 3) **changing conditions in the area were not identified to justify the rezoning request.**

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