

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

January 4, 2008

Lawler and Company
8975 Dawes Lane North
Mobile, AL 36619

Re: Case #SUB2007-00322
Wildlife Preservation LLC Subdivision
10090 McLeod Road
(North side of McLeod Road, 640' ± East of Oyler Road).
2 Lots / 9.7 ± Acres

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

At its meeting on January 3, 2008, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) **placement of a note stating that Lot 1 is limited to one curb cut to McCleod Road and Lot 2 is limited to three curb cuts to McCleod Road, with the size, location, and design to be approved by County Engineering and conform to ASSHTO standards;**
- 2) **labeling of the lots with their sizes in square feet, or provide a table on the plat with the same information;**
- 3) **depiction of the minimum 25' building setback line;**
- 4) **placement of a note on the final plat stating that any lots developed commercially and adjoin residentially developed property shall provide a buffer in compliance with Section V.A.7. of the Subdivision Regulations; and**
- 5) **submission of a letter from a licensed engineer certifying compliance with the City of Mobile's storm water and flood control ordinances to the Mobile County Engineering department and the Planning Section of Mobile Urban Development prior to issuance of any permits.**

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.

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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: American Wholesale Nursery, Inc.