

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

October 19, 2007

Stephen M. & Janie Mothershed  
7426 Mallard Drive  
Mobile, AL 36695

**Re: Case #SUB2007-00246**  
**Winford Oaks Subdivision, Resubdivision of Lot 1A, Resubdivision of**  
West side of Dawes Lake Road East, 390'± North of Vintage Woods Drive.  
12 Lots / 7.5± Acres

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

At its meeting on October 18, 2007, the Planning Commission waived Section V.D.3. of the Subdivision Regulations and approved the above referenced subdivision subject to the following conditions:

- 1) **construction and dedication of the new street to County Engineering standards;**
- 2) **the placement of a note on the Final Plat stating that Lots 4 and 5 are limited to a single curb cut, and Lots 2, 3, and 6 are limited to a total of two curb cuts;**
- 3) **the placement of a note on the Final Plat stating that any lots that are developed commercially and adjoin residentially developed property must provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations; and**
- 4) **submission of a letter from licensed engineer certifying compliance with the City of Mobile's stormwater and flood control ordinances must be provided to the Mobile County Engineering Department and the Planning Section of 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](mailto: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: Rester and Coleman Engineers, Inc.