

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

December 21, 2007

Ferrari Capital Partners  
Attn: Pete Ferrari  
82 Plantation Pointe Road #177  
Fairhope, AL 36532

**Re: Case #SUB2007-00219**  
**Hopkinton Estates Subdivision**  
West terminus of Redstone Drive South, extending to the East terminus of  
Roberts Lane East.  
503 Lots / 226.0± Acres

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

At its meeting on December 20, 2007, the above referenced subdivision was denied due to a lack of sufficient affirmative votes to approve. Reasons expressed by Commission members for the lack of affirmative votes included the number of lots, reduced lot sizes (requiring a waiver of Section V.D.2 of the Subdivision Regulations), the inclusion of wetlands and power company right-of-way as common area to maintain the overall density, concerns over adequacy of access, and environmental issues – including the impact on the watershed and ultimately the drinking water supply.

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.  
Ronald H. McLeod and John J. Whitehead