MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION

January 9, 2004

Schillinger 20 Joint Venture
Joe B. Kelly Managing Partner
P. O. Box 9101
Mobile, AL 36691

Re: Case #SUB2003-00301
Aaron's Plaza Subdivision
East side of Schillinger Road, 240'± South of Foxfire Drive.
2 Lots / 18.7± Acres

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

At its meeting on January 8, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

1) **the dedication of any necessary right-of-way to provide 50-feet from the centerline of Schillinger Road;**
2) **placement of a note on the final plat stating that Lot 1 is limited to two curb cuts to Schillinger Road, with the location and design to be approved by County Engineering;**
3) **placement of a note on the final plat stating that Lot 2 is denied access to Haul Road (private road), and limited to two curb cuts to Schillinger Road, with the location and design to be approved by County Engineering;**
4) **the placement of a note on the final plat stating that a buffer, in compliance with Section V.A.7., will be provided where the site adjoins residentially developed property; and**
5) **placement of the required 25-foot minimum building setback line on the final plat.**

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.

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 henley@cityofmobile.org.

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

Sincerely,

MOBILE CITY PLANNING COMMISSION
Victor McSwain, Secretary

By: /s/ Richard Olsen, Planner II

cc: Regan Land Surveying, Inc.