

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

April 4, 2003

Speaks & Associates Consulting Engineers, Inc.  
732 Oak Circle Drive W.  
Mobile, AL 36609

**Re: Case #SUB2003-00040**

**Ahepa IX Subdivision, Resubdivision of**

North side of Old Pascagoula Road, ¼ mile± West of Theodore-Dawes Road.  
1 Lot / 7.0± Acres

Dear Applicant(s):

At its meeting on April 3, 2003, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) the placement of a note on the final plat stating that Lot 1 is limited to one curb cut to Old Pascagoula Road, with the location and design to be approved by the County Engineering Department;
- 2) the placement of a note on the final plat stating that Lot 1 is denied access to Garden Grove Drive; and
- 3) the placement of a note on the final plat stating that if the property is developed commercially and adjoins residential property, a buffer, in compliance with Section V.A.7 of the Subdivision Regulations will be provided.

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](mailto: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: Speaks & Associates Consulting Engineers, Inc.