

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

January 11, 2002

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

**Re: Case #SUB2001-00327**

**Ahepa IX Subdivision**

North side of Old Pascagoula Road, ¼ mile ± West of Theodore-Dawes Road.

1 Lot / 6.9± Acres

Dear Applicant(s):

At its meeting on January 10, 2001, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) the dedication of sufficient right-of-way to provide 50' from the centerline of Old Pascagoula Road;
- 2) the placement of a note on the final plat stating that Lot 1 be limited to one curb cut to Old Pascagoula Road, with the location and design to be approved by County Engineering Department;
- 3) the placement of a note on the final plat stating that access to Garden Grove Drive be denied;
- 4) the placement of a note on the final plat stating that if the lot is developed commercially and adjoins residentially developed property a buffer in accordance with Section V.A.7 of the Subdivision Regulations shall be provided; and
- 5) the placement of twenty-five foot minimum building setback lines along Schillinger Road 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.

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 and Associates Consulting Engineers, Inc.