

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

October 7, 2005

Audubon Investments, Inc.  
Attn: Rick Twilley  
P. O. Box 850669  
Mobile, AL 36685

**Re: Case #SUB2005-00204**  
**Alverson Commercial Park Subdivision**  
163 and 175 Alverson Road South  
(East side of Alverson Road South, 590'± North of Airport Boulevard).  
1 Lot / 3.9± Acres

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

At its meeting on October 6, 2005, 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 any property that is developed commercially and adjoins residentially developed property shall provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations; and**
- 2) the placement of the 25-foot minimum setback lines 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 [olsen@cityofmobile.org](mailto:olsen@cityofmobile.org).

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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: \_\_\_\_\_  
Richard Olsen, Deputy Director of Planning

cc: Rester and Coleman Engineers, Inc.