

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

June 6, 2003

Ashville, Inc.
Attn: Michael Friedlander
740 Museum Drive
Mobile, AL 36608

Re: Case #ZON2003-01059
Ashville, Inc. (Michael Friedlander, Agent)
South side of Cottage Hill Road, 50'± East of Blueridge Boulevard.

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

At its meeting on June 5, 2003, the Planning Commission considered your request for a change in zoning from R-2, Two-Family Residential, to B-2, Neighborhood Business, for a proposed commercial building.

After discussion it was decided to recommend approval of LB-2, Limited Neighbor Business to the City Council subject to the following conditions:

- 1) provision of a 20-foot buffer along the South and West property lines where the property adjoins residential zoning;
- 2) full compliance with the landscaping and tree planting requirements of the Ordinance;
- 3) that the site be limited to one curb cut, with the location and design to be approved by Traffic Engineering; and
- 4) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$406.65. Upon receipt of this fee, your application will be forwarded to the City Clerk's office to be scheduled for public hearing by the City Council.

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, Planner II