

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

September 3, 2004

James C. Bailey
6350 Airport Boulevard
Mobile, AL 36608

Re: Case #SUB2004-00181
Baker's Addition to Snow Road Subdivision
Southwest corner of Snow Road and Howells Ferry Road.
3 Lots / 3.8± Acres

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

At its meeting on September 2, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) the dedication of sufficient rights-of-ways to provide 50' from the centerline of Howells Ferry Road and Snow Road;
- (2) the dedication of a 25-foot radius at the corner of Howells Ferry Road and Snow Road; and
- (3) the placement of a note on the final plat stating that any lots which are developed commercially and adjoin residentially developed property must provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations.

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.

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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: /s/ Margaret Pappas, Planner II

cc: Rester and Coleman Engineers, Inc.