

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

January 11, 2002

Jane Q. Baxter
5705 Shain Street
Mobile, AL 36609

Re: Case #ZON2001-02790 (Rezoning)

Jane Q. Baxter

2695 Government Boulevard (Northeast corner of Government Boulevard and Howell Avenue, extending East to the West side of Merwina Avenue).

Dear Applicant(s):

At its meeting on January 10, 2002, the Planning Commission considered your request for a change in zoning from B-2, Neighborhood Business, to B-3, Community Business, for automotive repair, automotive sales, and an automotive paint and body shop.

After discussion it was decided to recommend the approval of this change in zoning to the City Council subject to the following conditions:

- 1) the provision of adequate paved parking;
- 2) that the drive within the warehouse be one-way with the appropriate signage;
- 3) that the Traffic Engineering Department approve the traffic pattern for the site;
- 4) the removal of the concrete drive along the southeast portion of the warehouse;
- 5) compliance with the landscaping and tree planting requirements of the Ordinance, to be coordinated with Urban Forestry;
- 6) that the number, location and design of all curb cuts be approved by Traffic Engineering; and
- 7) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$223.60. 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: /s/ Richard Olsen, Planner II