

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

July 26, 2002

Board of Water and Sewer Commissioners of
the City of Mobile, Alabama
Attn: Malcolm Steeves, Director
P. O. Box 2368
Mobile, AL 36652-2368

Re: Case #SUB2002-00145
Bob's Subdivision, Resubdivision of Lot 1
West of Snow Road, 1,600' \pm North of Airport Boulevard.
2 Lots / 4.4 \pm Acres

Dear Applicant(s):

At its meeting on July 25, 2002, the Planning Commission waived Section V.D.3 of the Subdivision Regulations and approved the above referenced subdivision subject to the following conditions:

- 1) the placement of a note on the final plat stating that no habitable structures will be allowed on Lot 1A;
- 2) the placement of a note on the final plat stating that any lot 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
- 3) the placement of a twenty-five foot minimum building setback line on the final plat for Lot 1.

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.

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: Volkert & Associates, Inc.