

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

January 9, 2004

Cochran Business Park L.L.C.
P.O. Box 851505
Mobile, AL 36685

Re: Case #SUB2003-00292
Cochran Business Park Subdivision, Resubdivision of Lot 3
6871 Moffett Road (South side of Moffett Road at the South termini of Meadow Lane and Western Woods Drive).
2 Lots / 6.0± Acres

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

At its meeting on January 8, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) **the dedication of any necessary right-of-way to provide 50-feet from the centerline of Moffett Road;**
- 2) **placement of a note on the final plat stating that Lot 3A and 3B are limited to the existing curb cut to Moffett Road; and**
- 3) **the placement of a note on the final plat stating that a buffer, in compliance with Section V.A.7., will be provided where the site adjoins residentially developed property.**

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/ Richard Olsen, Planner II

cc: Austin Engineering Co., Inc.