

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

June 4, 2004

John Fitzgerald
380 Lakeview Drive
Mobile, AL 36695

Re: Case #SUB2004-00106
Creighton's 1st Addition to Theodore Subdivision, Resubdivision of Lots 1, 2 and 23
Southwest corner of Oriental Avenue and Kim Avenue.
1 Lot / 0.7 \pm Acre

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

At its meeting on June 3, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) 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; and
- (2) completion of the vacation process for the 15-foot utility easement.

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.

John Fitzgerald (Case #SUB2004-00106)

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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: _____
Richard Olsen, Planner II

cc: Polysurveying Engineering – Land Surveying