

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

December 5, 2003

Bob Donlon
962 Dauphin Street
Mobile, AL 36604

Re: Case #SUB2003-00263

Donlons Subdivision

960 and 962 Dauphin Street (North side of Dauphin Street, 280'± West of Lebaron Street).

2 Lots / 0.8± Acre

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

At its meeting on December 4, 2003, 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 provision of a 45-foot setback line along Dauphin Street (this would apply to new additions); and
- (2) the placement of a note on the final plat stating that any new curb cuts must be approved by Traffic.

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: Polysurveying Engineering – Land Surveying