

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

June 4, 2004

Fairfield Place, LLC  
Attention: Leon Raines  
711 St. Louis Street  
Mobile, AL 36602

**Re: Case #ZON2004-01173**  
**Fairfield Place Subdivision**  
East side of Wildwood Place, 130'± South of Vista Bonita Drive South. - Council District 6

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

At its meeting on June 3, 2004, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved planned unit development to allow 20-foot front yard and 5-foot side yard setbacks and 47% site coverage in a single-family residential subdivision.

After discussion it was decided to approve this plan subject to the following conditions:

- (1) submission of a certified survey determining adequate stormwater system (including detention) was designed and constructed to accommodate increased coverage; and
- (2) that the 41" Live Oak Tree located on the South side of Lot 21 be preserved—any work on or under this tree is to be permitted and coordinated with Urban Forestry, removal to be permitted only in the case of disease or impending danger.

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

