

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

June 24 2003

The Mitchell Co., Inc.
6324 Piccadilly Square Dr.
Mobile, AL 36609

Re: Case #ZON2003-01340 (Planned Unit Development)
Forrest Cove Subdivision
South side of Moffett Road at the South terminus of Northview Drive

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

At its meeting on June 19, 2003, the Planning Commission considered for Planned Unit Development the site plan to allow reduced lot widths and reduced lot sizes in a single-family residential subdivision

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

- 1) construction of Tulane Drive to city standards, beginning approximately 150-feet East of Belle Woode Drive East eastward;
- 2) that no more than 100 lots be recorded with out providing a second point of access (connection between Moffett Road and Tulane Drive);
- 3) the provision of a cul de sac at the East end of Tulane Drive;
- 4) that the modified cul de sac along Lots 210-214 be coordinated with and approved by City Engineering, Traffic Engineering and Urban Development staff;
- 5) the obtaining of all applicable federal, state and local approvals; and 6) full compliance with all municipal codes and ordinances.

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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