

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

February 7, 2003

Sharon Shumock
1050 Manchester Place
Mobile, AL 36695

Re: Case #SUB2003-00005

Franklin Estates Subdivision

7401 Griffice Road (South side of Griffice Road, 300'± West of Woodward Road, extending to the North side of Moffett Road, 260'± West of the Southern terminus of Woodward Road).

36 Lots / 10.6± Acres

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

At its meeting on February 6, 2003, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) the provision of a 20-foot setback along Griffice Road;
- (2) the provision of a 25-foot setback along the new road;
- (3) the provision of a street stub to the West;
- (4) that all encroachments be removed or that the lot lines be shifted to accommodate the encroachments;
- (5) that the future development parcel be included on the final plat.

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.

Sharon Shumock (Case #SUB2003-00005)

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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: M. Don Williams Engineering