

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

August 6, 2004

Richard M. Cagle  
& the Estate of Thelma Parden,  
Mark Parden, Donnie Parden and Debra Ward  
P. O. Box 207  
Foley, AL 36536

**Re: Case #SUB2004-00170**  
**Government Street Highlands Subdivision, Resubdivision of Lots 52, 53, & 54**  
254, 256, & 260 Dogwood Drive (Southeast corner of Airport Boulevard and South University Boulevard).  
1 Lot / 2.5± Acres (Council District 5)

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

At its meeting on August 5, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) dedication and construction of the redesigned turn lane as reflected on the site plan submitted, exact design to be approved by Traffic Engineering;
- (2) construction of median modifications as reflected on the site plan submitted, exact design to be approved by Traffic Engineering;
- (3) dedication of a 25' radius at the intersection of Dogwood Drive and Airport Boulevard;
- (4) placement of a note on the final plat stating that the site is limited to one curb cut to University Boulevard, location and design to be approved by the Traffic Engineering Department;
- (5) placement of a note on the final plat stating that the site is limited to one curb cut to Dogwood Drive, location and design to be approved by the Traffic Engineering Department; and
- (6) provision of sidewalk easements and hold harmless agreements for those portions of sidewalks that may be provided on the private property.

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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](mailto: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: Rester and Coleman Engineers, Inc.