

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

August 23, 2002

Bernadette Thomas  
7025 Roxboro Court  
Mobile, AL 36608

**Re: Case #SUB2002-00190  
Gulley Estate Subdivision**

West side of McCovery Road, 1,700'± South of McLeod Road.  
2 Lots / 2.9± Acres

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

At its meeting on August 22, 2002, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) the dedication of sufficient right-of-way to provide 25 feet from the centerline of McCovery Road;
- (2) the placement of a note on the final plat stating that Lot 1 is limited to one curb cut with the location and design to be approved by County Engineering;
- (3) the placement of a note on the final plat stating that any lot that is developed commercially and adjoins residential property, a buffer in compliance with Section V.A.7. would be provided; and
- (4) the placement of the 25 foot minimum building setback line for Lot 2 where the minimum building width is 60'.

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).

**Bernadette Thomas (Case #SUB2002-00190)**

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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: Regan Land Surveying, Inc.