

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

May 7, 2004

Mike Moore
6421 Heritage Trace Drive
Mobile, AL 36695

Re: Case #ZON2004-00968
Heron Lakes Subdivision, Phase One, Revised Lot 33
1063 Grand Heron Court West (North side of Grand Heron Court West, 200'±
East of its West terminus). Council District 4

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

At its meeting on May 6, 2004, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved Planned Unit Development to allowed reduced rear and front yard setbacks and allow 40% maximum site coverage.

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

- (1) that the Engineer provide verification that the existing stormwater system, including designed and constructed detention, can accommodate the increased site coverage.

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