

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

September 22, 2006

Over Flow Ministries, Inc.
Wilbert Hardy
1201 North Dr.
Mobile, AL 36605

Re: Case #ZON2006-01136 (Planning Approval)
Over Flow Ministries, Inc. (Wilbert Hardy, Pastor)
1201 North Drive
(Southwest corner of North Drive and an unopened, unnamed public right-of-way).

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

At its meeting on September 21, 2006, the Planning Commission considered for Planning Approval the site plan to allow a church with child day care activities in an R-1, Single-Family Residential District.

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

- 1) **improvements to and use of the site are limited to the revised site plan and floor plan as submitted;**
- 2) **any expansion of the use (such as an increase in the size of the congregation) or modification to the site, including the provision of additional parking, will require full compliance with the Zoning Ordinance, including parking that fully meets the standards within the Ordinance, and will require a new application for Planning Approval;**
- 3) **coordination with Urban Forestry to ensure compliance with the tree and landscaping requirements of the Zoning Ordinance; and**
- 4) **full compliance with all other 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
Dr. Victoria Rivizzigno, Secretary

By: _____
Richard Olsen
Deputy Director of Planning

cc: Bennie L. Jones