

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

June 17, 2005

Tacon Building Company, LLC
58 Mobile Street
Mobile, AL 36607

Re: Case #SUB2005-00115

Keith Harvey Subdivision

58 Mobile Street (East side of Mobile Street, 200'± North of Cameron Street, extending to the West side of Tacon Street).

1 Lot / 0.6± Acre

Council District 1

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

At its meeting on June 16, 2005, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) dedication of sufficient right-of-way to provide 40 feet from the centerline of Mobile Street;
- (2) placement of a note on the Final Plat stating the site is limited to one curb-cut each onto Mobile and Tacon Streets, with the size, location and design of all curb-cuts to be approved by Traffic Engineering, and conform to AASHTO standards; and
- (3) depiction of the 25-foot minimum building setback line.

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.

Tacon Building Company, LLC (Case #SUB2005-00115)

June 17, 2005

Page 2

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, Deputy Director of Planning

cc: Frank A. Dagley & Associates, Inc.