

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

July 22, 2005

Dorothy L. Soileau  
9301 Jeff Hamilton Road  
Mobile, AL 36695

**Re: Case #SUB2005-00141**  
**Livingstone Estates Subdivision**  
Southwest corner of Jeff Hamilton Road and McFarland Road.  
6 Lots / 19.0± Acres

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

At its meeting on July 21, 2005, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) the dedication of sufficient right-of-way to provide 50-feet from the centerline of McFarland Road;
- 2) the placement of a note on the final plat stating that Lots 2 and 3 are limited to one shared curb cut to McFarland Road and Lots 4 and 5 are limited to one shared curb cut to McFarland Road, with the size, location and design to be approved by County Engineering;
- 3) the placement of a note on the final plat stating that Lot 6 is limited to one curb cut to McFarland Road and two curb cuts to Jeff Hamilton Road, with the size, location and design to be approved by County Engineering;
- 4) the placement of a note on the final plat stating that Lot 1 is limited to one curb cut each to McFarland Road and to Jeff Hamilton Road, with the size, location and design to be approved by County Engineering;
- 5) the placement of a note on the final plat stating that any lots which are developed commercially and adjoin residentially developed property must provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations and
- 6) the placement of the 25-foot minimum building setback lines on the final plat.

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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 [olsen@cityofmobile.org](mailto:olsen@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, Deputy Director of Planning

cc: Byrd Surveying, Inc.