

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

July 26, 2002

L. L. & T., Inc.
Attn: Lamar Harrison
P. O. Box 143
Wilmer, AL 36587

Re: Case #ZON2002-01545 (Planned Unit Development)
L. L. & T. Properties, Inc. (Lamar Harrison, Agent)

3211 and 3221 Moffett Road, 261 Western Drive, and 3200 Spring Hill Avenue (West side of Western Drive, extending from Moffett Road to Spring Hill Avenue).

Dear Applicant(s):

At its meeting on July 25, 2002, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved Planned Unit Development application to allow multiple buildings on a single building site, and shared access and shared parking between building sites.

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

- 1) full compliance with the landscaping and tree planting requirements of the Ordinance for the lot at the southwest corner of Moffett Road and Western Drive;
- 2) the provision of frontage trees along Western Drive for the existing lot to the South;
- 3) limited to the curb cuts as proposed with the approval of ALDOT (along Moffett Road only) and Traffic Engineering regarding the location and design;
- 4) only one free-standing sign per lot;
- 5) the provision of a sidewalk along both Moffett Road and Western Drive; and
- 6) full compliance with all municipal codes and ordinances.

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