

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

March 8, 2002

Charles Sidney Loftin
8380 Jeff Hamilton Road
Mobile, AL 36695

Re: Case #SUB2002-00033

Loftin Subdivision

North side of Jeff Hamilton Road, 950' \pm East of McKinnell Road.
2 Lot / 0.6 \pm Acre

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

At its meeting on March 7, 2002, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- (1) placement of a note on the final plat stating that Lots 1 & 2 are limited to two curb cuts each to Jeff Hamilton Road with the size, location and design to be approved by Alabama Department of Transportation and Traffic engineering Department;
- (2) the placement of a note on the final plat stating that any lot that is developed commercially and adjoins residentially developed property shall provide a buffer, in compliance with Section V.A.7, of the Subdivision Regulations;
- (3) placement of 25' minimum building setback lines along Jeff Hamilton Road on the final plat; and
- (4) the recording of Oak Pointe Place Commercial Subdivision simultaneously with Loftin Subdivision.

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.

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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
Victor McSwain, Secretary

By: /s/ Richard Olsen, Planner II

cc: Rester and Coleman Engineers, Inc.