

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

February 8, 2002

Bryan Maisel
P. O. Box 850668
Mobile, AL 36685

Re: Case #ZON2002-00024

Bryan Maisel

4310 Old Shell Road (North side of Old Shell Road, 190'± West of Dilston Lane).

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

At its meeting on February 7, 2002, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential, to B-2, Neighborhood Business, for retail sales.

After discussion it was decided to recommend the approval of this change in zoning to the City Council subject to the following conditions:

- (1) development limited to the accompanying Planned Unit Development;
- (2) the site be limited to one curb cut to Old Shell Road at the eastern most end of the property, exact, size and location to be approved by the Traffic Engineering Department;
- (3) completion of the accompanying subdivision;
- (4) provision of a 6' wooden privacy fence along the north property line; and
- (5) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$265.30. Upon receipt of this fee, your application will be forwarded to the City Clerk's office to be scheduled for public hearing by the City Council.

Bryan Maisel (Case #ZON2002-00024)

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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