

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

August 5, 2005

Millennium Mobile, LLC
200 S. Royal St.
Mobile, AL 36602

Re: Case #ZON2005-01499 (Planned Unit Development)
Millennium Mobile Subdivision
11 Government Street
(Southeast corner of Government Street and South Water Street extending to the Mobile River).

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

At its meeting on August 4, 2005, the Planning Commission considered for Planned Unit Development the site plan to allow multiple buildings on a single building site with shared access between two lots.

After discussion it was decided to grant preliminary approval to this plan subject to the following conditions:

- 1) **depiction of on-site vehicular circulation;**
- 2) **vacation of the right-of-way, or redesign of the structure so as not to protrude into the right-of-way for Water Street;**
- 3) **depiction of dumpster and loading facilities on the site plan;**
- 4) **provision of a sidewalk, where lacking, along Water Street;**
- 5) **compliance with the tree and landscaping requirements of the Zoning Ordinance, to the greatest extent possible, in coordination with Urban Forestry;**
- 6) **full compliance with all other municipal codes and ordinances, and;**
- 7) **additional application/approval from the Planning Commission if substantial changes are made to the site plan.**

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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: _____
Richard Olsen
Deputy Director of Planning

cc: CSX Transportation, Inc.