

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

October 6, 2006

Michael Ward
961 W. I-65 Service Rd. N.
Mobile, AL 36618

Re: Case #ZON2006-01985 (Rezoning)
Michael Ward
961 West I-65 Service Road North
West side of West I-65 Service Road North, 135'± North of Moffett Road.

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

At its meeting on October 5, 2006, the Planning Commission considered your request for a change in zoning from B-3, Community Business, and I-1, Light Industry, to B-3, Community Business, to eliminate split zoning on a proposed one-lot commercial subdivision.

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

- 1) provision of frontage trees along the West I-65 Service Road North frontage;**
- 2) provision of a revised site plan to Planning prior to signing the final plat;**
- 3) compliance with Engineering comments (*Extend drainage easement through the lot. Delineate flood zones on the plat. Specify minimum finished floor elevation on the plat. Correct spelling of Moffett Road in legal description of metes and bounds parcel for addition to lot 1 and vicinity plan. Must comply with all stormwater and flood control ordinances. Any work performed in the right of way will require a right of way permit.*); and**
- 4) full compliance with all other municipal codes and ordinances.**

Michael Ward
October 6, 2006
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The advertising fee for this application is \$188.05. 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.

If you have any questions regarding this action, please call this office at 251/208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION
Dr. Victoria Rivizzigno, Secretary

By: _____
Richard Olsen
Deputy Director of Planning

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

October 6, 2006

Gulf Health Properties, Inc.
Attn: Chris Miller
P.O. Box 2226
Mobile, AL 36652

Re: Case #SUB2005-00195 (Subdivision)
Mobile Medical Group Subdivision
6001 Airport Boulevard
(South side of Airport Boulevard, between Wildwood and Pinemont Avenues).
1 Lot / 1.4± Acres

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

At its meeting on October 5, 2006, the Planning Commission granted a one-year extension of approval for the above referenced 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 (1) 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 travisz@cityofmobile.org.

Mobile Medical Group Subdivision
October 6, 2006
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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
Dr. Victoria Rivizzigno, Secretary

By: _____
Richard Olsen
Deputy Director of Planning

cc: Rester and Coleman Engineers, Inc.

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

October 6, 2006

Michael Ward
961 W. I-65 Service Rd. N.
Mobile, AL 36618

Re: Case #ZON2006-01987 (Planned Unit Development)
Moffat Road Plaza Subdivision
961 and 975 West I-65 Service Road North
West side of West I-65 Service Road North, 135'± North of Moffett Road.

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

At its meeting on October 5, 2006, the Planning Commission considered for Planned Unit Development the site plan to allow shared access and parking between two building sites.

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

- 1) provision of frontage trees along the West I-65 Service Road North frontage;**
- 2) provision of a revised site plan to Planning prior to signing the final plat;**
- 3) compliance with Engineering comments (*Extend drainage easement through the lot. Delineate flood zones on the plat. Specify minimum finished floor elevation on the plat. Correct spelling of Moffett Road in legal description of metes and bounds parcel for addition to lot 1 and vicinity plan. Must comply with all stormwater and flood control ordinances. Any work performed in the right of way will require a right of way permit.*); and**
- 4) full compliance with all other municipal codes and ordinances.**

Moffat Road Subdivision
October 6, 2006
Page 2

If you have any questions regarding this action, please call this office at 251/208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION
Dr. Victoria Rivizzigno, Secretary

By: _____
Richard Olsen
Deputy Director of Planning