

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

December 8, 2006

GBI, LLC
161 W. I-65 Service Rd. N.
Mobile, AL 36608

Re: Case #ZON2006-02448
Old Shell Road Apartments
6109 Old Shell Road
(South side of Old Shell Road, 214'± West of Center Drive).

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

At its meeting on December 7, 2006, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved Planned Unit Development Approval to allow a five-building, 20-unit multi-family residential development on a single building site.

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

- 1) compliance with Urban Forestry comments (property to be developed in compliance with state and local laws that pertain to tree preservation and protection on both city and private properties [State Act 61-929 and City Code Chapters 57 and 64] and that the installation of curb cut and driveway under the canopy of the existing 40" Live Oak tree located within the right-of-way be coordinated with Urban Forestry);**
- 2) the provision of a protection buffer along the East side property line in compliance with Section 64-4.D if the adjacent property is developed as Single-Family residential; and**
- 3) full compliance with all municipal codes and ordinances.**

Old Shell Road Apartments
December 8, 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