

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

May 6, 2005

Parkway Storage, L.L.C.
Attention: Richard Downey
2410 Dauphin Island Parkway
Mobile, AL 36605

Re: Case #ZON2005-00665
Parkway Storage LLC
2410 Dauphin Island Parkway
(Southeast corner of Dauphin Island Parkway and Daniels Road West).
Council District 4

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

At its meeting on May 5, 2005, the Planning Commission considered for Planned Unit Development the site plan to amend a previously approved Planned Unit Development Approval to allow expanded outdoor boat and RV storage at an existing mini storage facility.

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

- (1) the access and maneuvering areas be paved and the parking surface areas to be an approved alternative surface as defined in the Zoning Ordinance;
- (2) full compliance with landscaping and tree planting requirements;
- (3) storage area be screened from Dauphin Island Parkway with a vegetative hedge, 4' minimum height at time of planting and allowed to achieve a 6'-8' height;
- (4) compliance with City Engineering comments (P.E. to confirm with a current survey that existing detention can handle any additional stormwater and that stormwater from the existing site flows to the existing detention pond as necessary. 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
- (5) full compliance with all municipal codes and ordinances.

Parkway Storage, L.L.C.

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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, Deputy Director of Planning