

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

March 21, 2003

GAC Investments, Inc.
3521 Shadow Wood Court
Mobile, AL 36693

Re: Case #SUB2003-00032

River Oak Estates Subdivision

3700 Rochelle Lane (East terminus of Rochelle Lane at the South terminus of Lipscomb Landing Road, extending East to Moore Creek).

11 Lots / 33.8± Acres

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

At its meeting on March 20, 2003, the Planning Commission waived Sections V.B.6 and V.D.3. of the Subdivision Regulations, and approved the above referenced subdivision subject to the following conditions:

- (1) that Lipscomb Landing Road be improved to the minimum standards referenced in the Engineering Comments prior to the recording of the final plat; and
- (2) the approval of all applicable federal, state and local agencies.

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 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 henley@cityofmobile.org. 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

cc: Byrd Surveying, Inc.