

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

February 16, 2007

Kendrick Murray
10165-B McLeod Road
Mobile, AL 36695

Re: Case #SUB2007-00014
Thelma Williams Subdivision
10165 McLeod Road
(South side of McLeod Road, 160'± West of McCovery Road Extension).
2 Lots / 1.0± Acre

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

At its meeting on February 15, 2007, the Planning Commission waived Sections V.D.1. and V.D.3. for Lot 1 and approved the above referenced subdivision subject to the following conditions:

- 1) placement of a note on the final plat stating that Lot 1 is limited to one curb-cut onto McLeod Road, that Lot 2 is limited to two curb-cuts onto McLeod Road, and that the size, design and location of all curb-cuts are to be approved by the Mobile County Engineering Department;
- 2) placement of a note on the final plat stating that no future subdivision of Lot 1 is allowed until additional frontage on a public street is provided;
- 3) placement of a note on the plat stating such, and provision of a letter From licensed engineer certifying compliance with the City of Mobile's stormwater and flood control ordinances to the Mobile County Engineering Department and the Planning Section of Urban Development prior to the issuance of permits;
- 4) labeling of each lot with its size in square feet, or provision of a table on the plat with the same information; and
- 5) placement of a note on the Final Plat stating that any lots which are developed commercially and adjoin residentially developed property must provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations.

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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 travisz@cityofmobile.org.

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: Polysurveying Engineering and Land Surveying
Thelma Williams