

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

October 8, 2004

Michael and Constance Dial
309 Pinehill Drive
Mobile, AL 36606

Re: Case #ZON2004-01792
Trinity Kids Learning Center
309 Pinehill Drive (East side of Pinehill Drive, 160'± South of Airport Boulevard).
Council District 5

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

At its meeting on October 7, 2004, the Planning Commission considered for Planning Approval the site plan to allow a classroom expansion at an existing child care center in a B-1, Buffer Business district.

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

- (1) compliance with the 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), coordination with Urban Forestry [for] the construction of the new curb cut and 12' drive due to existing Live Oak trees on right of way;
- (2) curb cut(s) to be approved by Traffic Engineering and Urban Development; and
- (3) full compliance with the tree planting requirements of the Ordinance.

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/ Margaret Pappas, Planner II