SIDEWALK WAIVER REQUEST
STAFF REPORT Date: June 21, 2007

NAME Alabama Power Company

LOCATION 249 Yeend Street
(South side of Yeend Street, 700'± East of South Lawrence Street).

PRESENT ZONING I-2, Heavy Industry District

ENGINEERING Provide additional information, i.e. a cross section depicting the area waiver requested in.

Revised comments for August 2, 2007:
Sidewalk waiver is denied based on the fact that the sidewalk is constructible based on the information provided by the applicant.

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).

REMARKS The applicant is requesting a waiver of the sidewalk construction requirements along Yeend Street. The applicant states that this site is an industrial area and that there are no sidewalks in the vicinity of the site.

City of Mobile GIS shows that the nearest sidewalk to this site is over 1000 feet to the North, along Pillans Street at South Lawrence Street. Further, the site is situated on Yeend Street, which is a proposed major street, and one of the primary access points of the Alabama State Docks McDuffie Coal Terminal and its associated industrial land uses. Indeed, the site is entirely surrounded by I-2, Heavy Industry Districts, and the nearest residential land use is over 1000 feet away and across Interstate 10.

City of Mobile Engineering has requested more information for this application, specifically, a cross-section of the area where the sidewalk waiver is requested. The information provided depicted several cross sections, but none of them were in the area applicable to this application.

Revised for August 2, 2007:

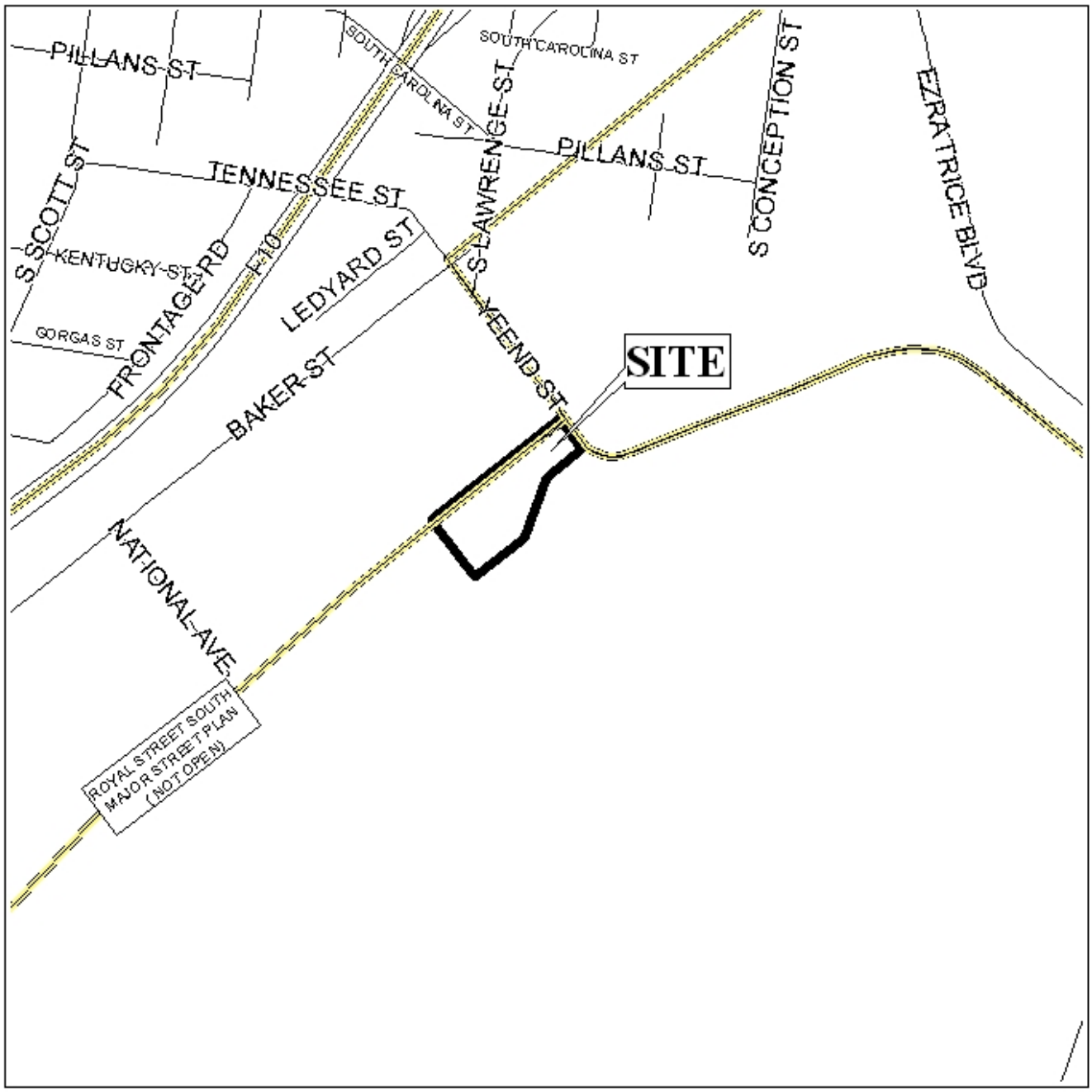
City of Mobile Engineering has determined that sidewalk construction is possible at this location. Therefore, the request for sidewalk waiver should be denied.

RECOMMENDATION Based on the preceding, this sidewalk waiver request is recommended for holdover until August 2, 2007, meeting, with 3 copies of the cross sections in the area where the sidewalk waiver is being requested (i.e. the right-of-way) to be submitted to the Planning Section of Urban Development by noon on July 9, 2007.

Revised for August 2, 2007

This application is recommended for denial due to City of Mobile Engineering determining that sidewalk construction is possible at this location.

LOCATOR MAP



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NTS

PLANNING COMMISSION
VICINITY MAP - EXISTING ZONING

The site is surrounded by industrial land use

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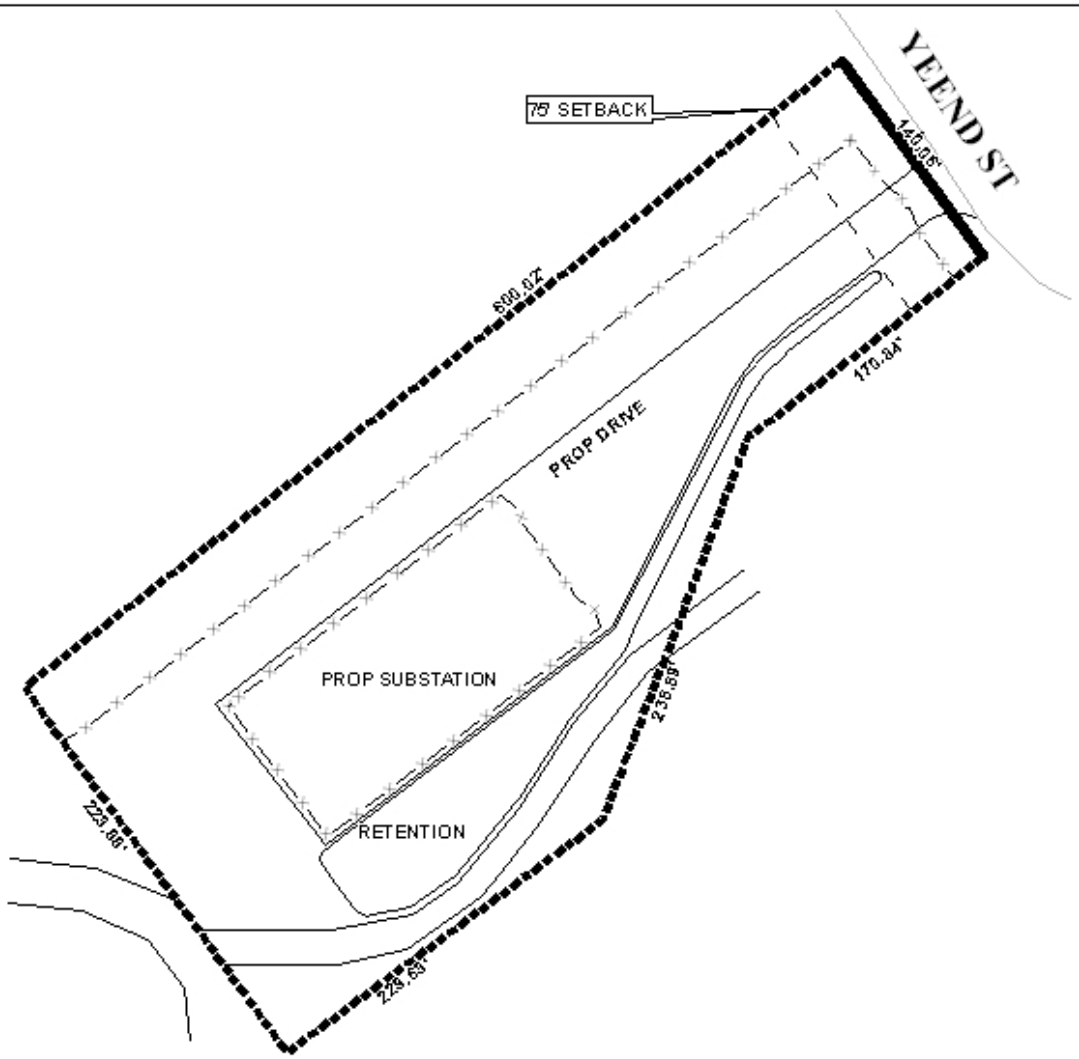
LEGEND R-1 R-2 R-3 R-A R-B H-B T-B B-1 LB-2 B-2 B-3 B-4 B-5 I-1 I-2

NTS

SITE PLAN



The site plan illustrates the proposed, drive, fencing, and electrical substation

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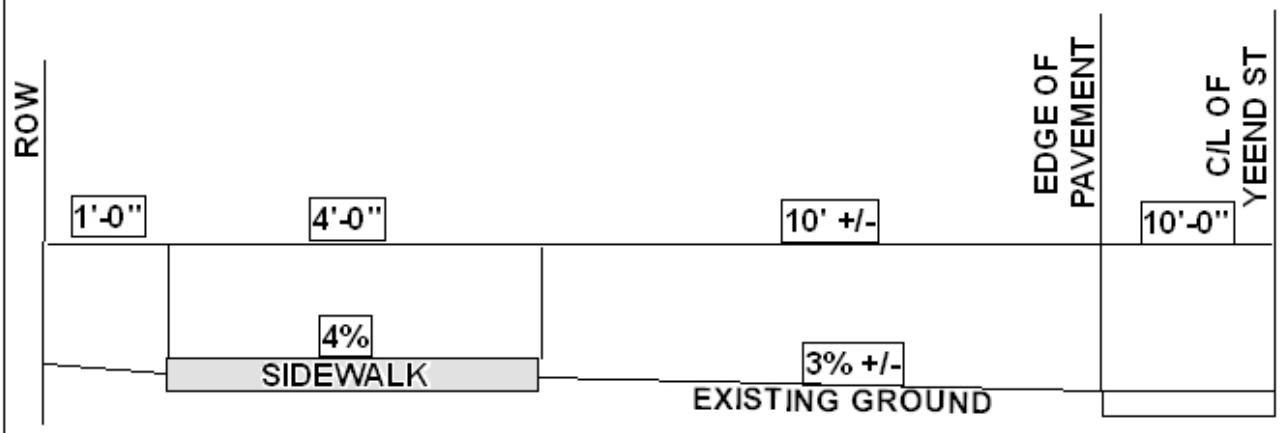
DETAIL SITE PLAN



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