

VISION BUILDERS, INC. SUBDIVISION

Engineering Comments: Must comply with the Mobile County Flood Damage Prevention Ordinance.

The plat illustrates the proposed 3.0 \pm acres, 2 lot subdivision which is located on the South side of Old Military Road, 440' \pm East of the South terminus of Gipson Road. The subdivision is served by public water and sanitary sewer systems.

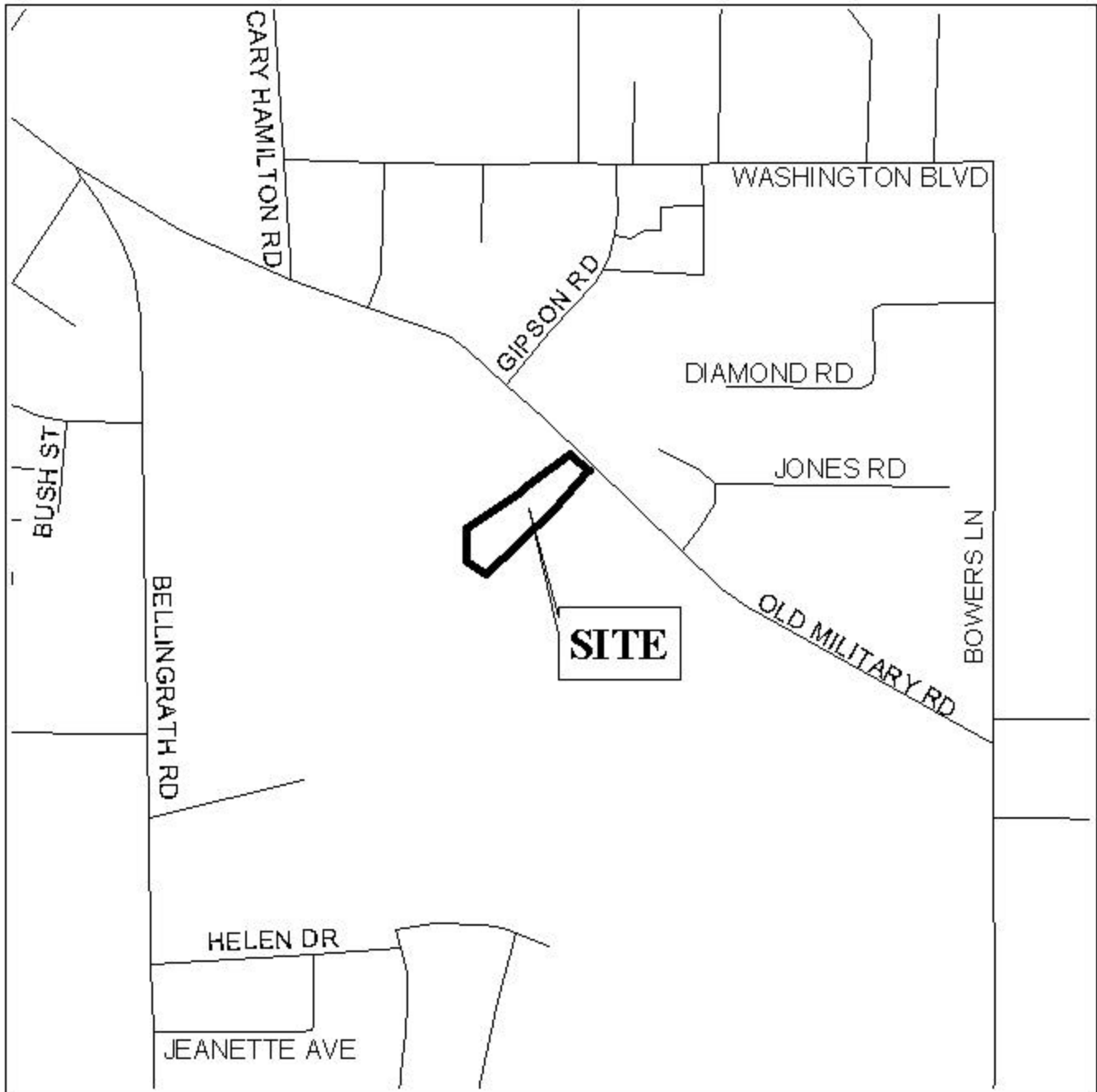
The purpose of this application is to subdivide one lot into two lots.

As illustrated on the Vicinity Map, the site is adjacent to wetlands, thus this area could be considered environmentally sensitive; therefore, the developer must obtain any necessary federal, state, and local environmental approvals.

This site is located in the County, thus a note should be placed 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.

The plat meets the minimum requirements of the Subdivision Regulations and is recommended for Tentative Approval subject to the following conditions: 1) the placement of a note on the final plat stating that the developer obtain any necessary approvals from federal, state, and local agencies; and 2) the placement of a note on the final plat stating that any property that is developed commercially, and adjoins residential property, will provide a buffer, in compliance with Section V.A.7. of the Subdivision Regulations.

LOCATOR MAP



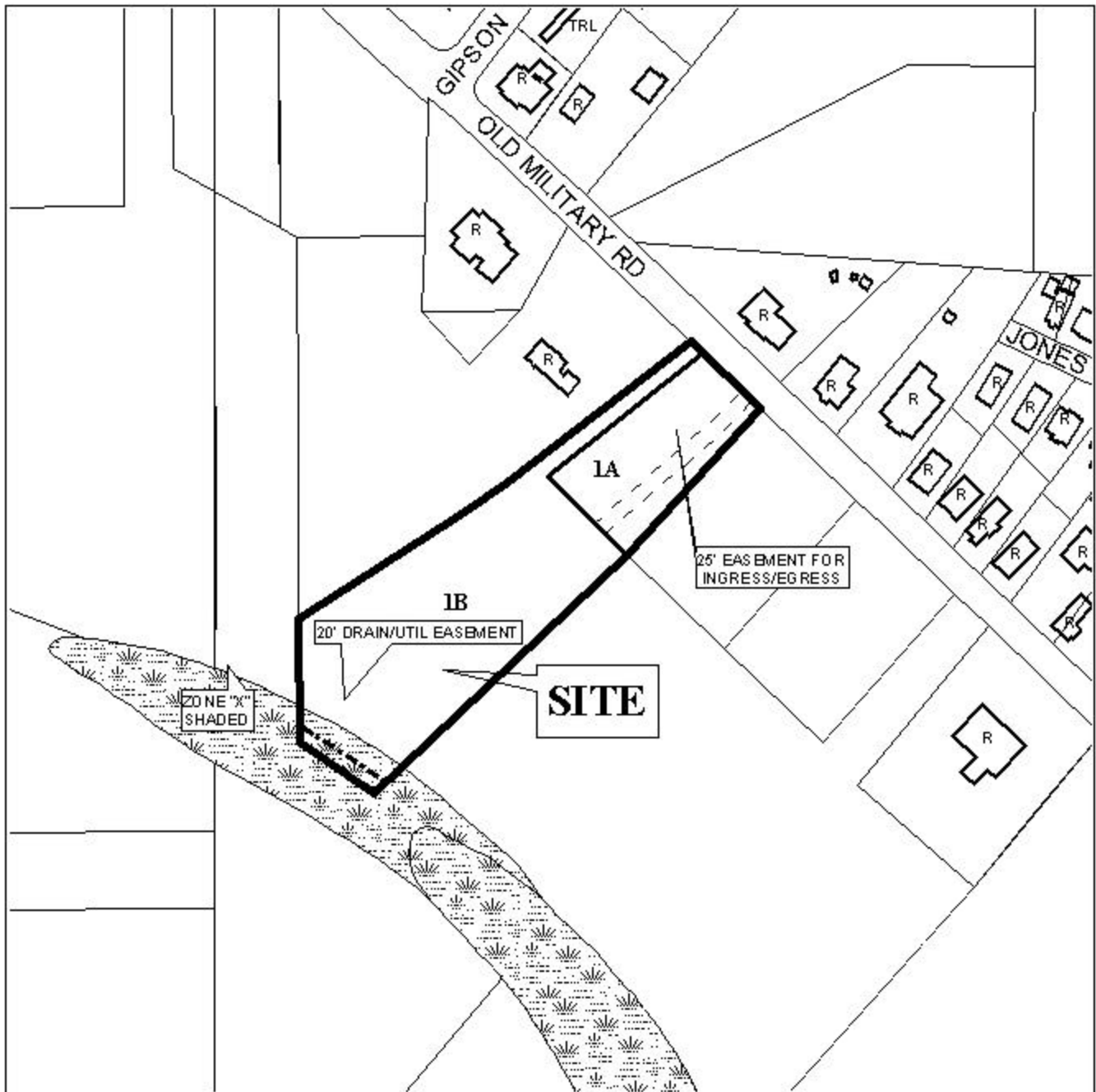
APPLICATION NUMBER 31 DATE March 20, 2003

APPLICANT Vision Builders, Inc. Subdivision

REQUEST Subdivision



VISION BUILDERS, INC. SUBDIVISION



APPLICATION NUMBER 31 DATE March 20, 2003

LEGEND



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