

## **DAWES LAKE ESTATES SUBDIVISION, THIRD ADDITION, RESUBDIVISION OF LOTS 24 AND 25**

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

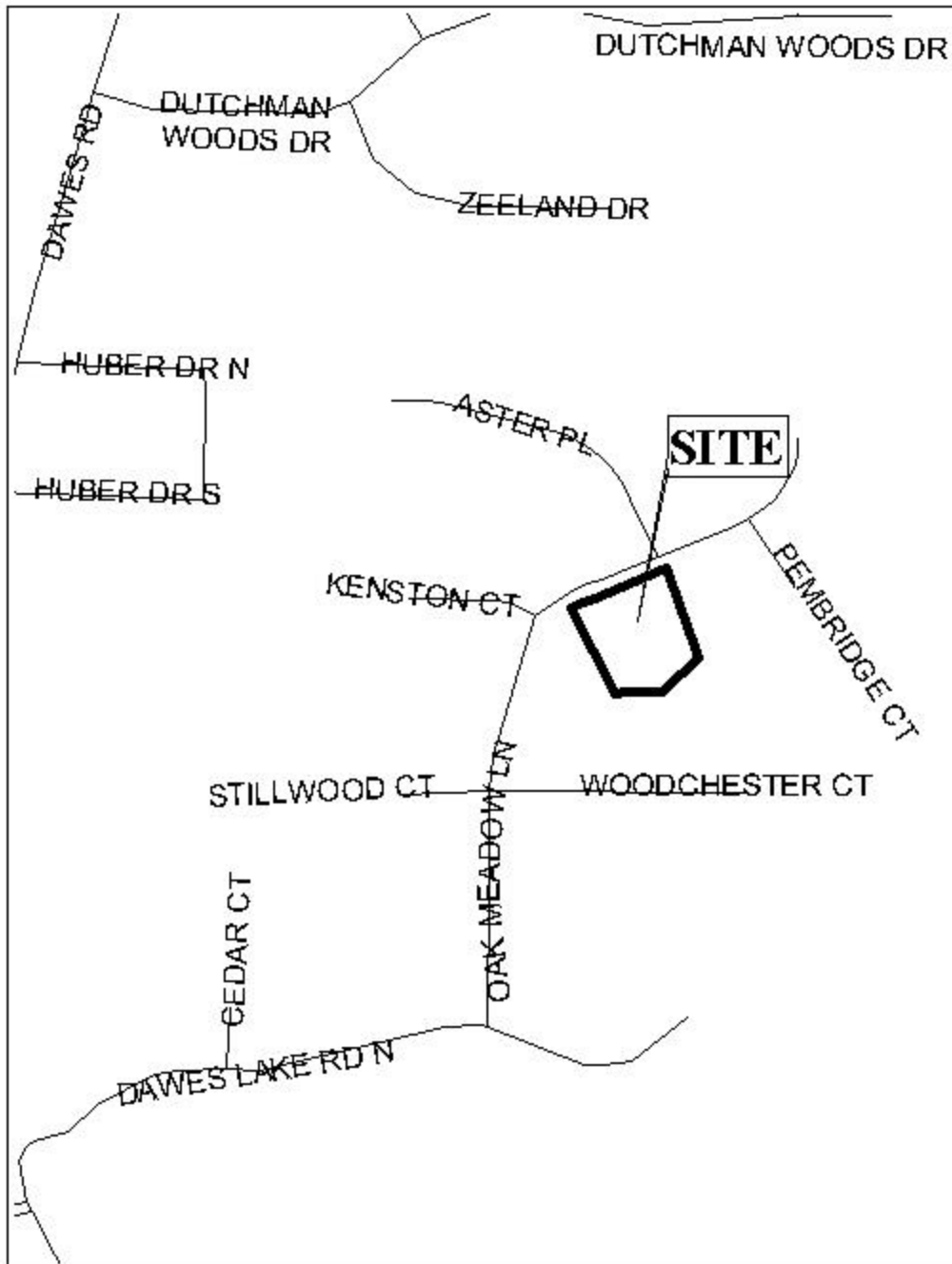
The plat illustrates the proposed 1 lot, 1.1  $\pm$  acres subdivision which is located on the South side of Oak Meadow Lane 140'  $\pm$  West of Pembroke Court. The subdivision is served by public water and individual septic systems.

The purpose of this application is to combine two legal lots into one lot of record.

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 Lot 1 is limited to one curb cut to Oak Meadow Lane, with the size, location and design to be approved by County Engineering; and 2) the 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.

## LOCATOR MAP



APPLICATION NUMBER 18 DATE September 4, 2003

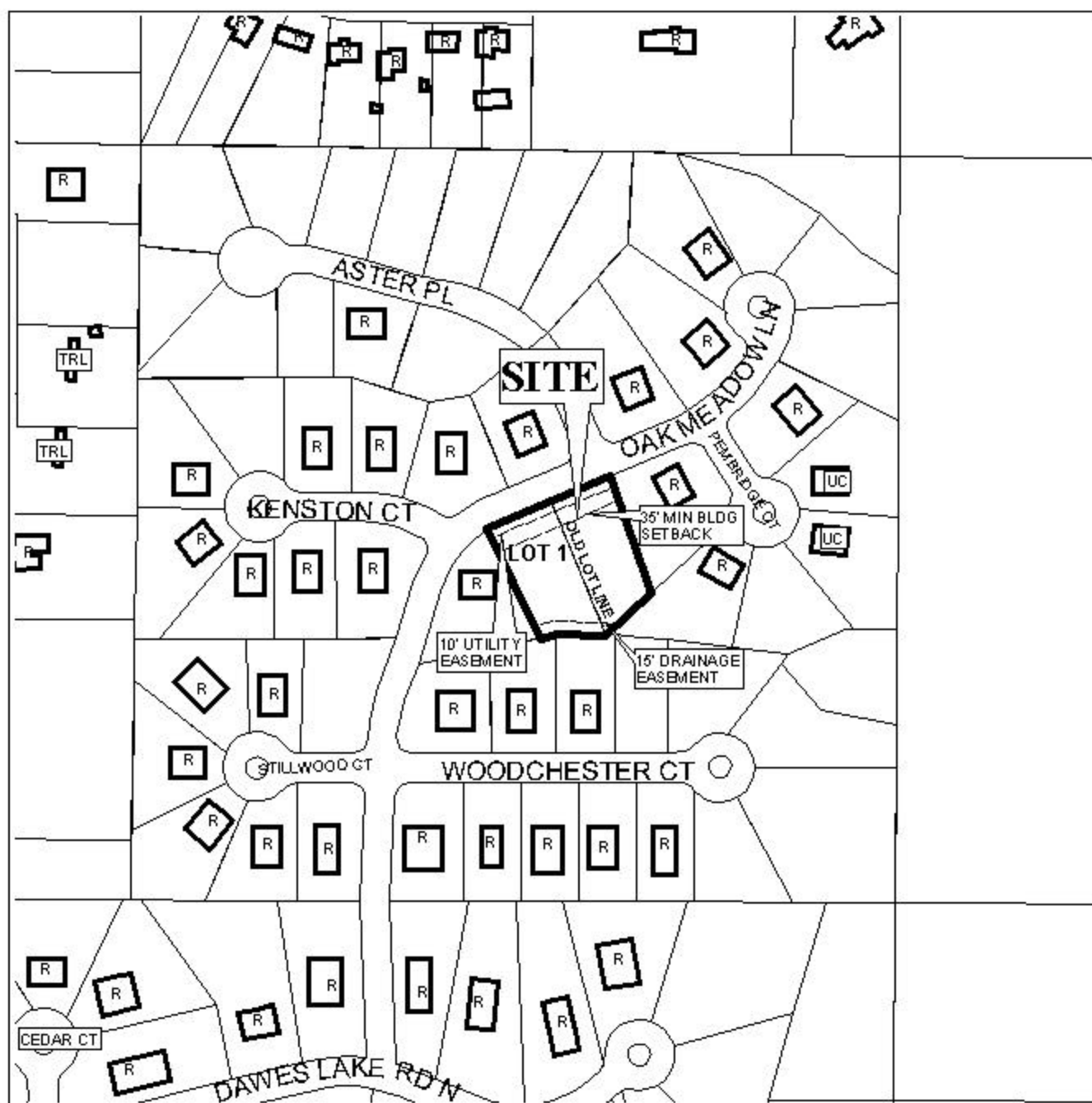
APPLICANT Dawes Lake Estates Subdivision, Third Addition, Resubdivision of Lots 24 and 25

REQUEST Subdivision



NTS

**DAWES LAKE ESTATES, THIRD ADDITION,  
RESUBDIVISION OF LOTS 24 AND 25**



APPLICATION NUMBER 18 DATE September 4, 2003

LEGEND



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