

NAUTICAL POINT SUBDIVISION

This is a request for a one-year extension of a previously approved one-lot subdivision. The subdivision is located on the East side of Dauphin Island Parkway, 770'+ North of Dog River.

This is the first extension since the subdivision was originally approved in 2005. There have been no changes in conditions in the surrounding area that would affect the subdivision as previously approved; nor have there been changes to the Regulations that would affect the previous approval.

As this subdivision does not require street construction, the applicant is required only to comply with the conditions of approval.

Based upon the preceding, it is recommended that this request for extension be approved; however, the applicant should be advised that an additional extension would be unlikely.

LOCATOR MAP



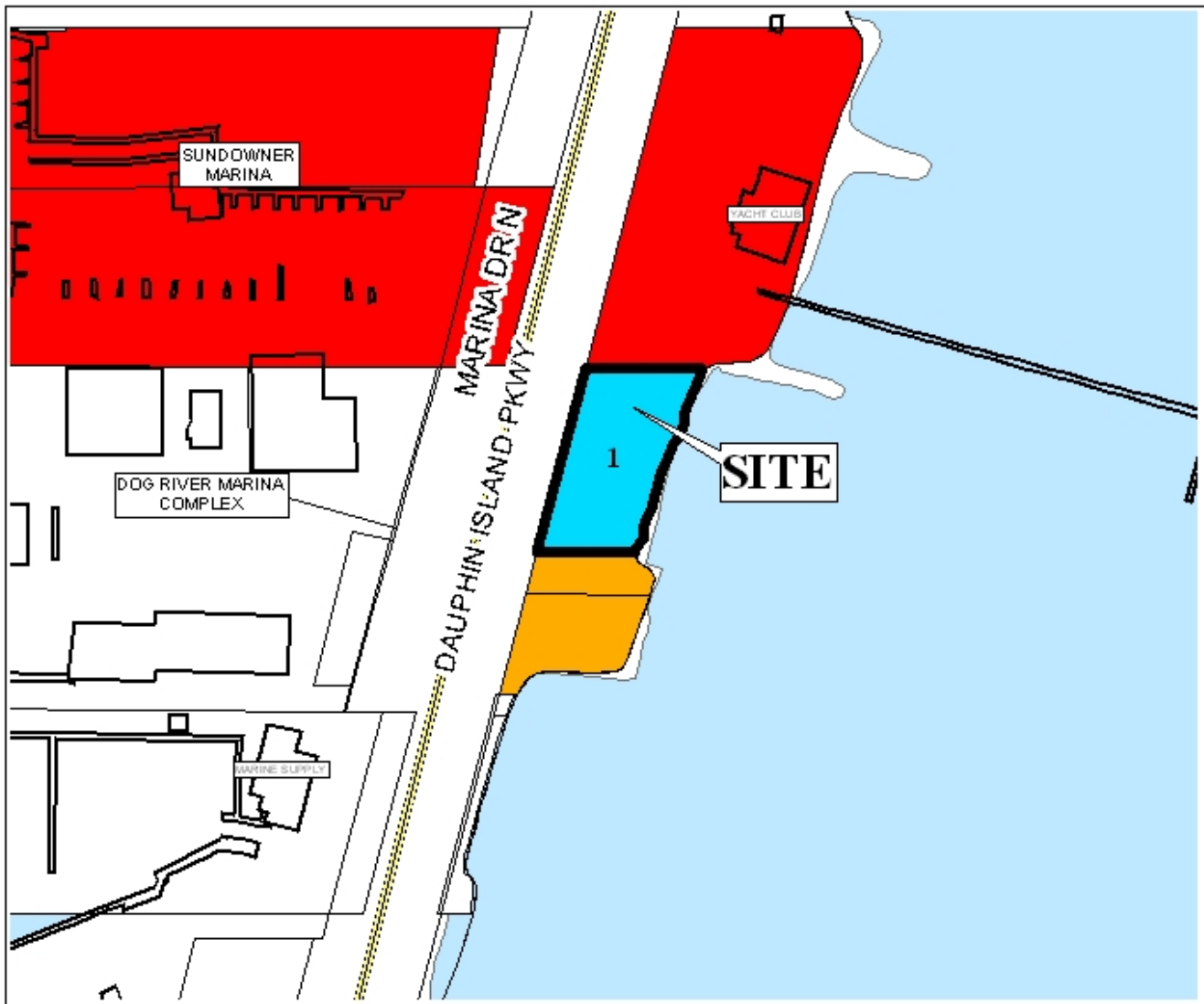
APPLICATION NUMBER Extension DATE August 17, 2006

APPLICANT Nautical Point Subdivision

REQUEST Subdivision



PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is located in an area of mixed land use.

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APPLICANT Nautical Point Subdivision

REQUEST Rezoning from R-1 to B-1 and Subdivision

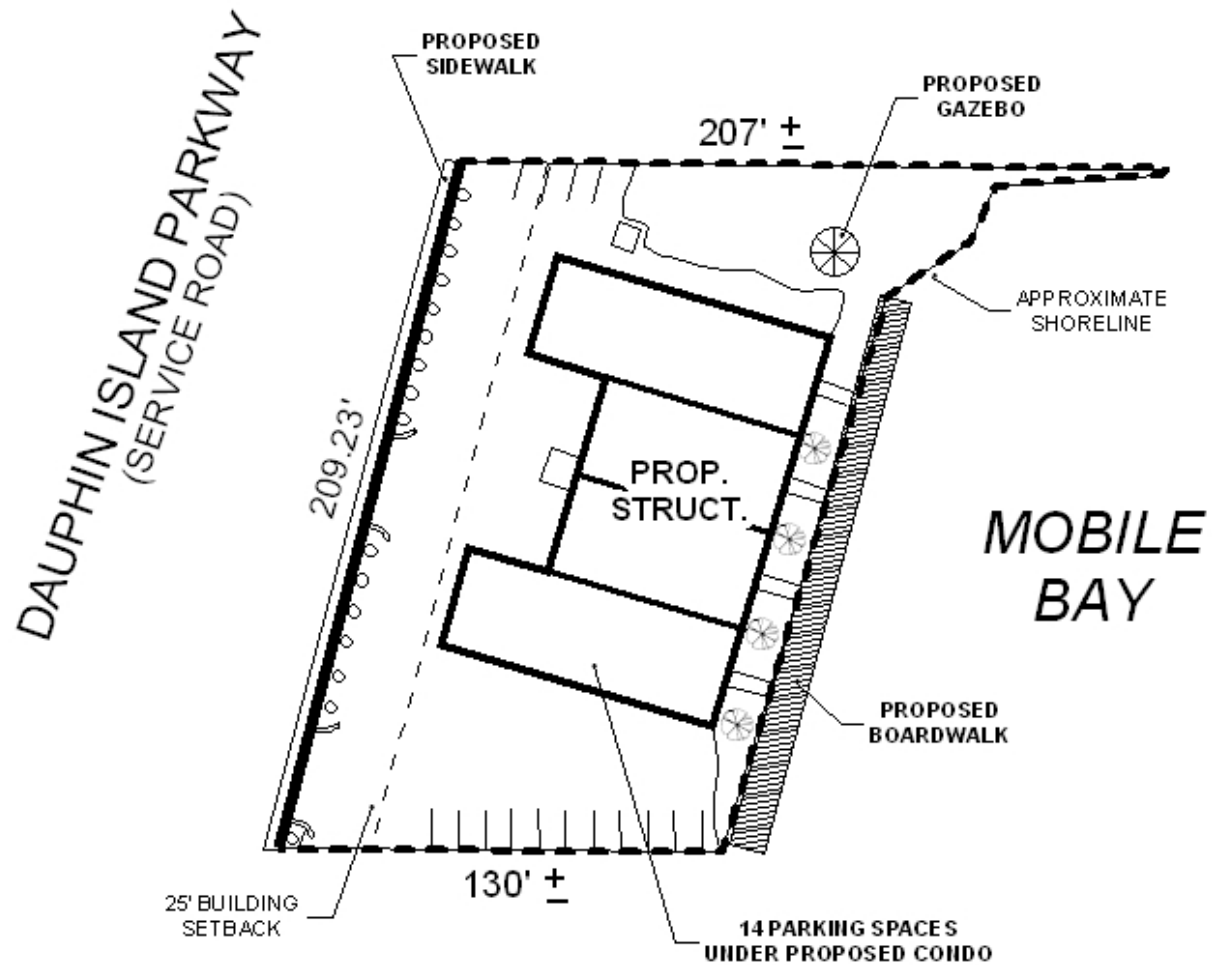
LEGEND

R-1	R-2	R-3	R-4	R-B	H-B	B-1	LB-2	B-2	B-3	B-4	B-5	I-1	I-2
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SITE PLAN



The site is located on the East side of Dauphin Island Parkway, 770' North of Dog River. The plan illustrates the proposed structures and parking.

APPLICATION NUMBER Extension DATE August 17, 2006
 APPLICANT Clear Image Construction, Inc.
 REQUEST Subdivision

