

SPANISH TRAIL COMMERCIAL PARK **SUBDIVISION, RESUBDIVISION OF LOTS 6 & 7**

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

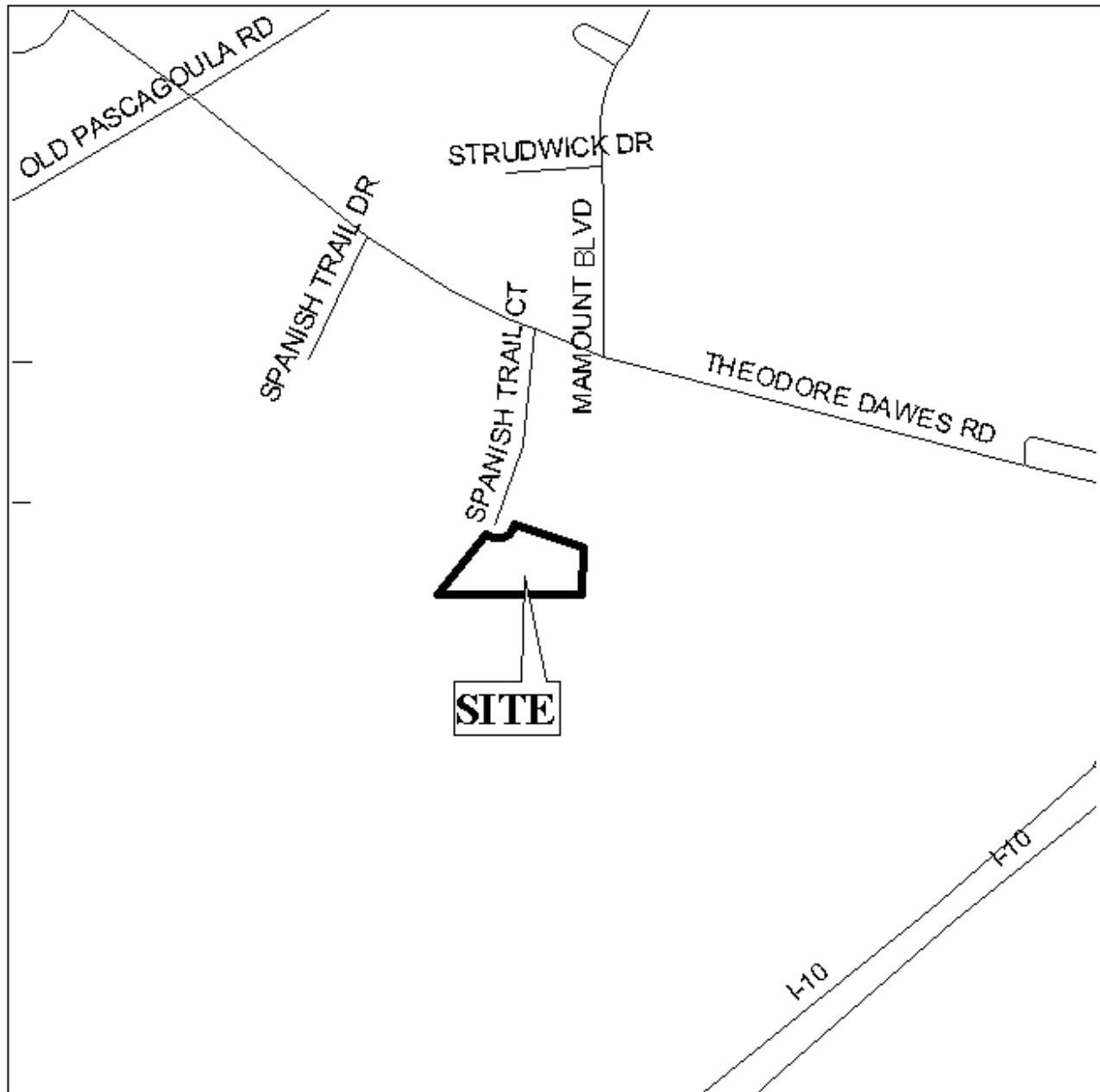
The plat illustrates the proposed 2 lot, 1.8 \pm acre subdivision which is located on the South terminus of Spanish Trail Court. The subdivision is served by public water and individual septic systems.

The purpose of this application is to resubdivide two lots of record to provide a street stub to the South.

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) dedication and construction of the street stub to County standards; 2) provision of a temporary turn around, design to be approved by County Engineering; and 3) 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.

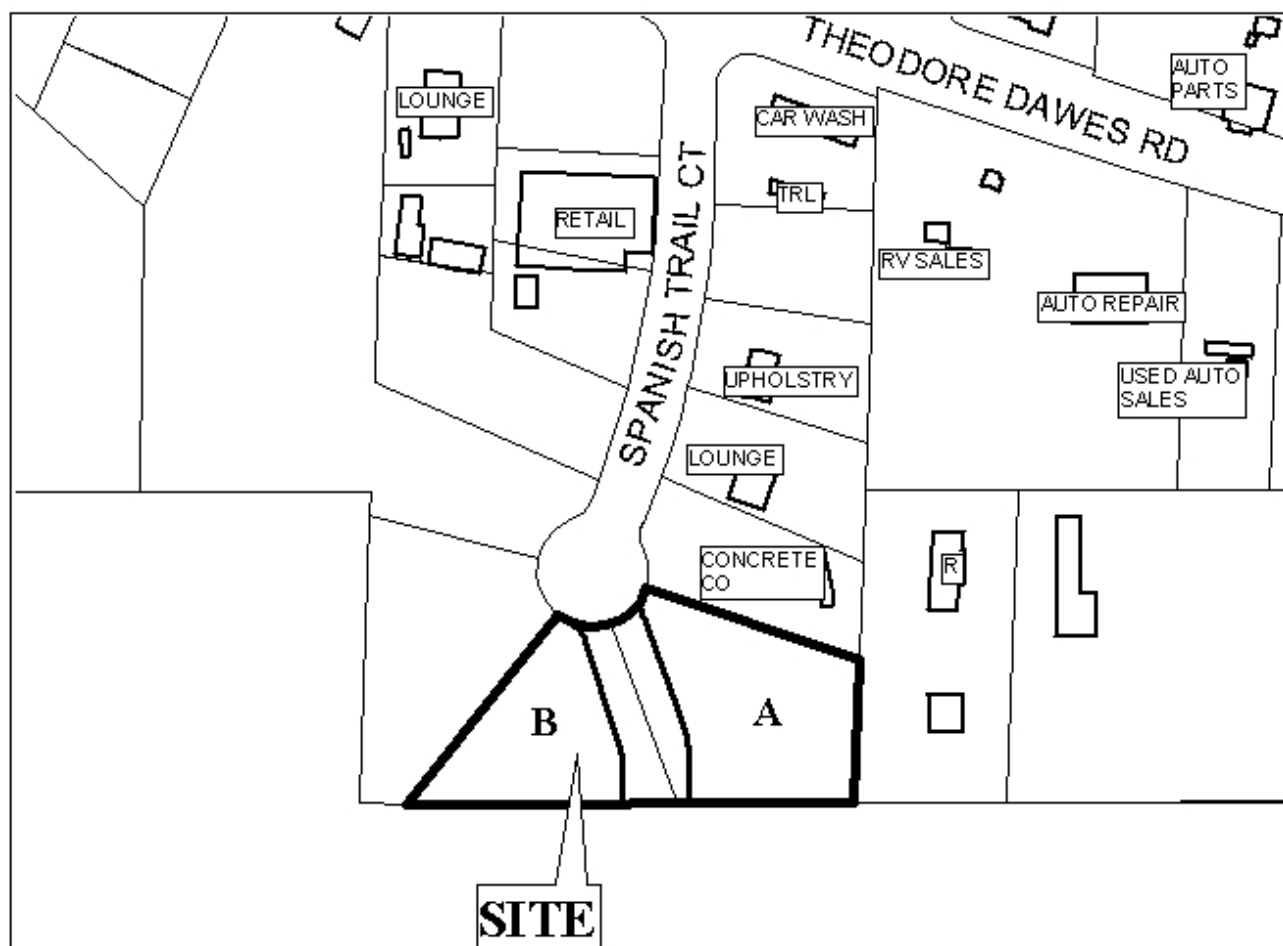
LOCATOR MAP



APPLICATION NUMBER 27 DATE August 5, 2004
APPLICANT Spanish Trail Commercial Park Subdivision, Resub of Lots 6 & 7
REQUEST Subdivision



SPANISH TRAIL COMMERCIAL PARK SUBDIVISION, RESUBDIVISION OF LOTS 6 & 7



APPLICATION NUMBER 27 DATE August 5, 2004

LEGEND

