



THE CITY OF MOBILE, ALABAMA
BOARD OF ZONING ADJUSTMENT
LETTER OF DECISION

October 11, 2019

Advantage Sign Company LLC
5819 I-10 Industrial Parkway
Theodore, AL 36582

Re: **#6283/5765**
(Case #BOA-001043-2019)
Advantage Sign Company LLC
4439 Rangeline Road
(Northwest corner of Rangeline Road and Halls Mill Road)

Dear Applicant(s) / Property owner(s):

On October 7, 2019, the Board of Zoning Adjustment considered your request for a **Sign Variance to enlarge an existing non-conforming sign in a B-3, Community Business District** at the above referenced location.

After discussion, the Board determined the following findings of fact for Approval:

- 1) **Approving the variance will not be contrary to the public interest in that ALDOT has given approval for the sign to remain in its current location for the time being;**
- 2) **These special conditions exist such that a literal enforcement of the provisions of the chapter will result in an unnecessary hardship in that the sign structure has existed in this location since before annexation; and**
- 3) **That the spirit of the chapter shall be observed and substantial justice shall be done to the applicant and the surrounding neighborhood by granting the variance in the alterations to the sign structure do not result in line-of-sight concerns for traffic.**

The Approval is subject to the following conditions:

- 1) **If the sign is ever required to be relocated due to a roadway project, it must be placed in a location that meets all required setbacks; and**
- 2) **Obtain sign permits for all tenant panels.**

Any party aggrieved by this decision may, within fifteen days of the date of the decision, appeal to the Circuit Court of Mobile County by filing a written notice of appeal, specifying the decision from which the appeal is taken. Notice of the appeal, as well as a date stamped copy of the appeal filed in Circuit Court must be filed with this Board within the fifteen-day appeal period.

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No permit, license or certification can be issued until the 15-day appeal period has expired and no appeal has been made. If a permit/license has not been obtained on or before April 7, 2020, the **Sign Variances** will expire and become null and void. For additional assistance call (251) 208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By:



Bert Hoffman
Principal Planner

Cc: Christopher Huffman