



THE CITY OF MOBILE, ALABAMA

BOARD OF ZONING ADJUSTMENT

LETTER OF DECISION

May 8, 2024

Gerald Byrd
Byrd Surveying
2609 Halls Mill Road
Mobile, Alabama 36606

Re: 6584
BOA-002896-2024
1073 Schillinger Road South
Byrd Surveying
District 6

Pedestrian Connection Variance to waive the requirement for a pedestrian connection from the public sidewalk to the main building entrance in a B-3, Community Business Suburban District; the Unified Development Code (UDC) requires a pedestrian connection from the public sidewalk to the main building entrance in a B-3, Community Business Suburban District.

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

On May 6, 2024, the Board of Zoning Adjustment considered your request for Pedestrian Connection Variance to waive the requirement for a pedestrian connection from the public sidewalk to the main building entrance in a B-3, Community Business Suburban District; the Unified Development Code (UDC) requires a pedestrian connection from the public sidewalk to the main building entrance in a B-3, Community Business Suburban District.

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

- a) The variance **will not** be contrary to the public interest;
- b) Special conditions **exist** such that a literal enforcement of the provisions of the chapter **will** result in unnecessary hardship; and
- c) The spirit of the chapter **shall be** observed, and substantial justice **done** to the applicant and the surrounding neighborhood by granting the variance.

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The approval is subject to the following condition:

- 1) Full compliance with all other municipal codes and ordinances.

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.

For further assistance, please call 251-208-5895.

Sincerely,

BOARD OF ZONING ADJUSTMENT

William Guess, Chairman

By: _____



Margaret Pappas

Deputy Director of Planning and Zoning