



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

December 13, 2019

Megan O. McCall  
2000 Grider Road  
Mobile, AL 36618

Re: **#6298**  
**(Case #BOA-001133-2019)**  
**Megan McCall**  
**2000 Grider Road**  
(East side of Grider Road, 125'± North of Summer Place Drive North)

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

On December 2, 2019, the Board of Zoning Adjustment considered your request for **Site Variances to allow two horses and an electric fence in an R-1, Single-family Residential District** at the above referenced location.

**After discussion, the Board determined the following findings of facts for Approval of the Site Variance request:**

- 1) **Approving the variance will not be contrary to the public interest in that a very similar variance has already been granted;**
- 2) **Special conditions were not illustrated in the approval of the previous similar request such that the literal enforcement of the provisions of the chapter will result in an unnecessary hardship; and**
- 3) **The spirit of the chapter shall be observed and substantial justice shall be done to the surrounding neighborhood by granting the variance because the use would be in keeping with the rural nature of the surrounding area.**

**The approval is subject to the following conditions:**

- 1) **no more than two (2) horses are allowed on the site at any time;**
- 2) **obtaining of any permits required for fencing, whether electric or non-electric; and**
- 3) **full compliance with all other municipal codes and ordinances.**

**Megan McCall**  
**December 13, 2019**  
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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.

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 June 2, 2020, the **Site Variances** will expire and become null and void. For additional assistance call (251) 208-5895.

Sincerely,

**BOARD OF ZONING ADJUSTMENT**

William Guess, Chairman

By:

  
Margaret Pappas  
Deputy Director of Planning & Zoning

Cc: Rowe Surveying and Engineering Company, Inc.