



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

October 11, 2019

**Darling Ingredients/Griffin Industries**  
4221 Alexandria Pike  
Cold Spring, KY 41076

**Re: #6288**  
**(Case # BOA-001065-2019)**  
**Darling Ingredients (Formerly Griffin Industries, Inc.)**  
**760 Zeigler Circle**  
**(North side of Zeigler Circle, 307'± East of Zeigler Boulevard).**

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

On October 7, 2019, the Board of Zoning Adjustment considered your request for a **Site Variance to allow aggregate surfacing in an access/maneuvering area 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) The variance will not be contrary to the public interest;**
- 2) Special conditions exist, including the maneuvering of heavy trucks, such that a literal enforcement of the provisions of the chapter will result in unnecessary hardship; and**
- 3) The spirit of the chapter shall be observed and substantial justice done to the applicant and the surrounding neighborhood by granting the variance, as the Board has granted a similar request for a nearby site within the same commercial development.**

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

- 1) Compliance with Engineering comments (1. Submit and receive a Land Disturbance Permit through Central Permitting for the proposed site development. 2. Submit a ROW Permit (ALDOT and City of Mobile) for the work within the Public ROW. Aggregate surfacing will NOT be allowed within the public ROW. 3. Designated handicapped accessible spaces and routes must be paved (i.e. concrete, asphalt).);**
- 2) Compliance with Traffic Engineering comments (Construction of a proper asphalt or concrete driveway within the right-of-way and any gravel in the right-of-way to be removed. If a handicap space is required it too must be an asphalt or concrete surface with access to the building.);**
- 3) Compliance with Fire comments (All projects within the City Limits of Mobile shall comply with the requirements of the City of Mobile Fire Code Ordinance (2012 International Fire Code)); and**

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4) **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.


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: Element 3 Engineering  
Haidt Land Surveying