



THE CITY OF MOBILE, ALABAMA
MOBILE CITY PLANNING COMMISSION

LETTER OF DECISION

February 21, 2025

Latricia Tate
2555 Fairway Drive
Mobile, Alabama 36606

Re: 2555 Fairway Drive
SUB-003184-2024
Tate Addition Subdivision
Latricia Tate (Nick Hadji, SLSCO, Ltd., Agent)
District 5
Subdivision of 1 lot, 0.27± acres

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

At its meeting on February 20, 2025, the Planning Commission considered the above referenced application.

After discussion the Planning Commission waived Section 6.C.2.(b) of the Subdivision Regulations and Tentatively Approved the request, subject to the following conditions:

1. Provision of a subdivision plat in compliance with Section 5.A. of the Subdivision Regulations;
2. Revision of the Final Plat to illustrate Fairway Drive with compliant right-of-way and/or dedication sufficient to provide 30 feet from the centerline of Fairway Drive;
3. Provision of a label with the lot's size in both square feet and acres, or provision of a table on the Final Plat providing the same information, adjusted for dedication;
4. Revision of the Final Plat to retain the 25-foot front yard setback along Fairway Drive, adjusted for any required dedication, and to remove the side and rear setbacks;
5. Compliance with all Engineering comments noted in the staff report;
6. Placement of a note on the Final Plat stating the Traffic Engineering comments noted in the staff report;
7. Compliance with all Urban Forestry comments noted in the staff report; and
8. Compliance with all Fire Department comments noted in the staff report.

After you have obtained all the necessary approval signatures and the plat has been recorded in the Mobile County Probate Office, a digital copy of the recorded plat (both CAD compatible [DXF] and pdf) must be submitted to the Planning and Zoning Department office. This may be submitted on disk, flash drive, memory stick, or via e-mail to planning@cityofmobile.org. This procedure must be completed within one (1) year, or the Tentative Approval will expire.

SUB-003184-2024 Tate Addition Subdivision
February 21, 2025

If you have any questions regarding this action, please call this office at 251-208-5895.

Sincerely,

MOBILE CITY PLANNING COMMISSION

Ms. Jennifer Denson, Secretary

By: 
Stephen Guthrie
Deputy Director of Planning and Zoning