

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

September 5, 2003

Ward Properties, Inc.
P. O. Box 81366
Mobile, AL 36689

Re: Case #ZON2003-01917

Ward Properties, Inc.

5955 Airport Boulevard (South side of Airport Boulevard, extending from Linlen Avenue to Pinemont Avenue).

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

At its meeting on September 4, 2003, the Planning Commission considered your request for a change in zoning from B-2, Neighborhood Business and R-1, Single-Family Residential, to B-2, Neighborhood Business, for the expansion of existing furniture store.

After discussion it was decided to recommend the approval of this change in zoning to the City Council subject to the following conditions:

- (1) full compliance with the landscaping and tree planting requirements of the Ordinance for the overall site;
- (2) that permit(s) be obtained from Urban Forestry to trim or remove trees on the existing developed site as outlined in the Urban Forestry Comments;
- (3) provision of a buffer in compliance with Section IV.D.1., where the site adjoins residential properties to the South;
- (4) that the rear entrance be signed and marked as one-way as denoted in the Traffic Engineering Comments; and
- (5) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$559.65. Upon receipt of this fee, your application will be forwarded to the City Clerk's office to be scheduled for public hearing by the City Council.

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

Sincerely,

MOBILE CITY PLANNING COMMISSION
Victor McSwain, Secretary

By: /s/ Richard Olsen, Planner II