

**BOARD OF ZONING ADJUSTMENT  
LETTER OF DECISION**

January 7, 2003

Sheree Dees  
c/o Prudential Cooper  
411 Azalea Road  
Mobile, Alabama 36609

**Re: #5155**  
**(Case #ZON2002-02618)**  
**Sheree Dees**  
**2200 Old Government Street**  
(Northwest corner of Old Government Street and Crenshaw Street)

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

On January 6, 2003, the Board denied your request for **Use, Front Yard, Side Yard and Combined Side Yard Variances to allow the construction of a 38' x 43' second dwelling unit within 15' of the (South) front property line, within 6' of the (East) side street property line and to allow a combined side yard total of 16'** at the above referenced location.

The decision was based on the fact that insufficient evidence was presented that the Zoning Ordinance caused an unnecessary hardship to the property; and as such, the Board is without authority to grant a variance.

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 additional assistance call (251) 208-5895.

Sincerely,

**BOARD OF ZONING ADJUSTMENT**  
John Peebles, Chairman

By: /s/ Richard Olsen, Planner II

/jh