

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

February 18, 2005

JBL Properties, LTD
Attn Jay Weber
7140 Ashmoor Dr. N.
Mobile, AL 36695

Re: Case #ZON2005-00223 (Planned Unit Development)
Merrimac Subdivision
262 and 264 West Drive (West side of West Drive, 125'± South of Northwoods Drive).

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

At its meeting on February 17, 2005, the Planning Commission considered for Planned Unit Development the site plan to allow reduced front and side yard setbacks, reduced lot sizes, and 47% site coverage in a single-family residential subdivision.

After discussion it was decided to approve this plan subject to the following conditions:

- 1) full compliance with Urban Forestry Comments (property to be developed in compliance with state and local laws that pertain to tree preservation and protection on both city and private properties (State Act 61-929 and City Code Chapters 57 and 64), tree removal permits are required for all Live Oak Trees 24" and larger); and**
- 2) full compliance with all municipal codes and ordinances**

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

cc: Yeldell, LLC