

**MOBILE CITY PLANNING COMMISSION
LETTER OF DECISION**

July 26, 2002

Dees Limited Partnership / Dees Holdings, LLC
2015 Point Legere Road
Mobile, AL 36605

Re: Case #ZON2002-01527

Dees Limited Partnership/Dees Holdings, LLC

2701 Dauphin Street (South side of Dauphin Street at the Southern terminus of Mobile Street, extending 550'± along the Illinois Central Gulf Railroad).

Dear Applicant(s):

At its meeting on July 25, 2002, the Planning Commission considered your request for a change in zoning from R-1, Single-Family Residential to B-3, Community Business to allow retail sales and wholesale distribution of construction materials.

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 parking requirements of the Ordinance;
- 2) full compliance with the landscaping and tree planting requirements of the Ordinance;
- 3) submission and approval of a Subdivision application; and
- 4) full compliance with all municipal codes and ordinances.

The advertising fee for this application is \$293.10. 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.

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