

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

June 6, 2003

West Hill LLC  
C/O Tom Carwie  
4175 Government Blvd.  
Mobile, AL 36693

**Re: Case #ZON2003-01065 (Planned Unit Development)**  
**West Hill Subdivision**  
West terminus of Hilltop Drive South.

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

At its meeting on June 5, 2003, the Planning Commission considered for Planned Unit Development the site plan to allow reduced lot sizes, reduced lot widths, reduced building setbacks, and increased site coverage (55%) in a single-family residential subdivision.

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

- 1) maximum site coverage of 45% per lot;
- 2) reduced setbacks as shown on the plat submitted;
- 3) placement of a note on the final plat stating that the 60-inch live oak on Lot 1 is preserved, and any work within the canopy of the tree must be coordinated with and approved by Urban Forestry;
- 4) dedication and construction of the street to City standards; and
- 5) 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: \_\_\_\_\_  
Richard Olsen, Planner II