

**MOBILE CITY PLANNING COMMISSION  
LETTER OF DECISION**

February 20, 2004

Robert L. Wheat, Jr.  
410 F. Begeman Rd.  
Mobile, AL 36608

**Re: Case #SUB2004-00016  
The Canal Subdivision**

1912 and 1916 Kentwood Lane (West side of Kentwood Lane, 375'± West of Pinecrest Lane).  
3 Lots / 1.3± Acres

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

At its meeting on February 19, 2004, the Planning Commission approved the above referenced subdivision subject to the following conditions:

- 1) dedication of sufficient right-of-way to provide 25 feet from the centerline of Kentwood Lane;**
- 2) the approval of all applicable federal, state and local agencies prior to the issuance of any permits; and**
- 3) the placement of the 25-foot minimum setback lines on the final plat.**

After you have obtained all the necessary approval signatures and the plat has been recorded in the Mobile County Probate Office, **seven** copies of the recorded plat (including map book and page number) must be submitted to the Land Use Administration office. This procedure must be completed within one year, or the Tentative Approval will expire.

It is also requested that a digital copy of the final plat be submitted to the Land Use Administration office once the plat has been submitted to Probate for recording. This may be submitted on disk or via e-mail at [henley@cityofmobile.org](mailto:henley@cityofmobile.org).

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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

cc: Regan Land Surveying, Inc.