



Caitlin Bourgeois <cthompson@baystlouis-ms.gov>

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**Fwd: FW: FW: 230 Leonhard Variance Opposition**

1 message

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**Jeremy Burke** <jburke@baystlouis-ms.gov>

To: Caitlin Bourgeois <cthompson@baystlouis-ms.gov>

Cc: Burden Edmonds <bedmonds@beaubox.com>, Amy Doescher <amydoescher@gmail.com>

Caitlin, could you please add these letters of opposition to the packet for GLUS? It appears there are two letters of opposition in this email thread.

----- Forwarded message -----

From: **Burden Edmonds** <bedmonds@beaubox.com>

Date: Mon, Aug 11, 2025 at 11:05 AM

Subject: FW: FW: 230 Leonhard Variance Opposition

To: Jeremy Burke <jburke@baystlouis-ms.gov>

Jeremy,

I would like to submit/email my objection to this 15' setback variance, I think the 25' should be upheld. Upon conversing with a neighbor down the street, we feel that this could cause congestion value their input on this matter greatly.

Best,

Burden Edmonds

Beau Box Commercial Real Estate

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[bedmonds@beaubox.com](mailto:bedmonds@beaubox.com)

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**From:** Bing Stewart <Bing@commercetitle.com>

**Sent:** Thursday, August 7, 2025 9:16 AM

**To:** Burden Edmonds <bedmonds@beaubox.com>

**Subject:** FW: FW: 230 Leonhard Variance Help

See my wife's comments below. She is an architect.

**Bing Stewart | ATTORNEY**  
**Commerce Title**

**NOTICE: PLEASE BE WARY OF FRAUDULENT WIRE INSTRUCTIONS**

Email hacking and fraud to misdirect funds in real estate transactions are on the rise.

To verify any wire instructions, please call and speak with a known, trusted and verified contact. Do not wire money based solely upon email instructions.

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**From:** Cynthia Stewart <cinge58@gmail.com>  
**Sent:** Wednesday, August 6, 2025 10:32 PM  
**To:** Bing Stewart <Bing@commercetitle.com>  
**Subject:** Re: FW: 230 Leonhard Variance Help

This should absolutely be fought! The house is 15' from property line, so it will always look like theirs a bunch of cars parked on the street. Even worse, the stairs come out into that 15'!

Cindy Stewart

On Wed, Aug 6, 2025 at 3:58 PM Bing Stewart <Bing@commercetitle.com> wrote:

FYI

**Bing Stewart**  
ATTORNEY



DIRECT (225) 308-9477 | OFFICE (225) 769-8800  
FAX (225) 769-6663 | [Bing@commercetitle.com](mailto:Bing@commercetitle.com)

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**From:** Burden Edmonds <bedmonds@beaubox.com>  
**Sent:** Wednesday, August 6, 2025 3:34 PM  
**To:** Bing Stewart <Bing@commercetitle.com>  
**Subject:** 230 Leonhard Variance Help

Bing,

I wanted to get your thoughts with this. My neighbor to the right is planning on building and we just received notice of a variance that she wants to only have a 15' street setback untouched. Do you have any opinion on this? I don't want to be a bad neighbor and cause a scene but at the same time a 15' driveway would only allow 2 cars and I don't 20' setback. Thanks in advance for your thoughts with this.

Best,

Burden Edmonds

Beau Box Real Estate  
225-931-9222

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**Jeremy Burke**

Zoning Administrator/Historic Preservation Commission Coordinator/Community Affairs  
City of Bay St Louis  
228-466-5516