

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, JUNE 17, 2024 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 4246 – Ward 1

Case was held from the April 15, 2024 City Council Hearing for further review at the request of Councilman Foote.

Location: 4465 I-55 North (Parcel: 437-298) – Ste. 102 A

Petitioner: Brandi Carter

Request: a **Use Permit** to allow for a liquor store within a neighborhood shopping center within a C-2 (Limited) Commercial District.

Planning Board Vote: **(Motion to Approve) (11) in favor (0) Opposing**

Planning Board Recommendation: Approval of a Conditional Use Permit

Public Input: Other than the representative for the applicant, Doug Price, no one else spoke in support or opposition of the request.

II. Case No. 4255 – Ward 4

Location: Parcel #820-955 on Highway 80 W.

Petitioner: Rowanoak Development, LLC

Request: a **Rezoning** from C80-C2 (Limited) Commercial Subdistrict to C80-R4 (Limited) Multi-Family Subdistrict to allow for the construction of a multi-family apartment complex.

Planning Board Vote: **(Motion to Approve) (7) in favor with (1) Opposing**

Planning Board Recommendation: Approval of the Rezoning Request

Public Input: Robert Ireland, attorney for the applicant, & David Strange, the applicant spoke in support of the request. Johnny Byrd, Vice President of the Association of South Jackson Neighborhoods, shared some of the concerns from the community relative to the proposed development. Per Mr. Byrd, those concerns were addressed in the

applicant's presentation and he offered his support of the proposed development.

III. Special Exception and Use Permit Renewals for June 2024

**ORDER GRANTING EXTENSION OF SPECIAL EXCEPTIONS
AND USE PERMIT RENEWALS FOR ONE (1) YEAR**

Coming for consideration are requests for the approval of the following for certification of renewal for one year and after the anniversary date of approval for Use Permit or Special Exceptions as follows:

CASE NO.	NAME	LOCATION	USE	GRANTED
3974 Ward 7 C-UP	Trey Hester & Brez, LLC	839 S. State St.	Community Recreational Facility (Escape Room)	6/19/17
SE-4054 Ward 7	JCD Urban Development	2034 W. McDowell Rd.	Recreational Community Facility	6/17/19
4057 Ward 7 C-UP	John B. Stanton, o/b/h of Jackson Brew, LLC	3100 Old Canton Rd.	Drive thru window for a coffee shop	6/17/19
4128 Ward 2 C-UP	Offtop Autoplex, LLC	5502 North State St.	Used Car Lot	6/21/21

IT IS HEREBY ORDERED by the Council of the City of Jackson that the said Use Permits and/or Special Exceptions be and the same are hereby extended for another year from and after the anniversary date granting said permits.

June 17, 2024