

**ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL**

**MONDAY, AUGUST 19, 2024 - 2:30 P.M.**

**CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET**

**AGENDA**

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**I. Case No. 4257 – Ward 3**

**Location:** 301 Sewanee Dr. (Parcel 119-105-1)

**Petitioner:** Tracy Willis

**Request:** a **Special Exception** to allow for a private kennel for up to five (5) canines within a R-1A (Single-Family) Residential District.

**Planning Board Vote:** **(Motion to Approve) (9) in favor (1) Opposing.**

**Planning Board Recommendation:** **Approval of a Special Exception**

**Public Input:** Other than the applicant, Tracy Willis, no one else spoke in support or opposition of the request.

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**II. Case No. 4258 – Ward 1**

**Location:** 2625-2639 Ridgewood Rd (Parcel 542-230)

**Petitioner:** Capitol Magnolia, LLC

**Request:** a **Use Permit** to allow for the conversion of an office building into multifamily apartments of up to twenty (20) units within a C-2 (Limited) Commercial District.

**Planning Board Vote:** **(Motion to Approve) (10) in favor (0) Opposing**

**Planning Board Recommendation:** **Approval of the Use Permit Request**

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

**III. Case No. 4260 – Ward 2**

**Location:** 0 Rand St. (Parcel 707-107)

**Petitioner:** DeAngealo Barrett

**Request:** a **Use Permit** to allow for the placement of a manufactured house within a R-2 (Single & Two Family) Residential District.

**Planning Board Vote:** **(Motion to Approve) (8) in favor (2) Opposing**

**Planning Board Recommendation:** **Approval of the Use Permit Request**

**Public Input:** DeAngealo and Teresa Barrett, spoke in support of the request. Delesia Matory-Washington and Cheryl Matory, did not speak in opposition of the request but shared their concerns relative to the appearance of the manufactured home, unkempt properties in the area and the potential impact on property values in the area.

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**IV. Cancelled Special Exceptions\Use Permits – No Action Required**

**(Ward 2) C-UP 4217 – Patrick Herring – 5295 I-55 North Frontage Rd. Suite C.  
(Parcel 507-350-1)**

- C-UP was granted to Patrick Herring on Aug. 21, 2023 to allow for the operation of a Used Car Dealership within a C-3 (General) Commercial District.
  - Cancellation was based upon non-response and non-payment from the grantee by the deadline date of August 9, 2024.
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**V. Special Exception and Use Permit Renewals for August 2024**

**ORDER GRANTING EXTENSION OF SPECIAL EXCEPTIONS  
AND USE PERMITS FOR ONE 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:

<b><u>CASE NO.</u></b>	<b><u>NAME</u></b>	<b><u>LOCATION</u></b>	<b><u>USE</u></b>	<b><u>GRANTED</u></b>
<b>SE- 3676 Ward 3</b>	Richard Moman	4644 N. State St. Jackson, MS 39206	Tax Office	08/18/08

<b>C-UP 3946 Ward 7</b>	Catholic Diocese of Jackson	921 N. President St. Jackson, MS 39202	Emergency Shelter/ Mission	08/15/16
<b>C-UP 4092 Ward 2</b>	Linda Stuckey	5753 Angle Dr. Jackson, MS 39204	Commercial Day Care	08/17/20
<b>SE- 4094 Ward 7</b>	Bill Kellum	1438 N. State St. Jackson, MS 39206	Law Office	08/17/20
<b>SE-2482 Ward 3</b>	George Wilkes, Jr.	729 Beaverbrook Dr. Jackson, MS 39206	One-Chair Barber Shop	07/16/86

**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.

**August 19, 2024**