

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, JANUARY 22, 2018 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 3994 – Ward 6

Appealed From the November 15, 2017 Planning Board Hearing

Location:

2943 Barwood Dr.

Petitioner:

Gerald Trudeau

Request:

A **Special Exception** for a private kennel in an R-1A (Single-family) Residential District.

Planning Board Motion:

To **deny** a **Special Exception** for a private kennel in an R-1A (Single-family) Residential District.

Planning Board Vote:

(8) in favor (0) Opposing

Planning Board Recommendation: Denial of the Special Exception Request

Public Input:

Several persons spoke regarding the Case: John Reeves, attorney for the applicant, Gerald Trudeau, the applicant, Scott Smith & Rhonda Shields spoke in support of the request and Paul Trebotich spoke in opposition of the request. Two (2) letters of support were submitted and three (3) letters of opposition were submitted for this request.

II. Case No. 3999 – Ward 7

Location:

500 East Woodrow Wilson Ave. – Suite B

Petitioner:

Necco G. Nelson d/b/a Ink Addicts Studio

Requested Action:

A **Use Permit** to operate a tattoo shop within a C-3 (General) Commercial District

Planning Board Motion:

To **approve** a Conditional Use Permit to operate a tattoo shop within a C-3 (General) Commercial District

Planning Board Vote:

(9) in favor (0) Opposing

Planning Board Recommendation: Approval of a Conditional Use Permit

Public Input:

Necco Nelson, the applicant, spoke on behalf of the request and Scott Linn & Avery Linn spoke in opposition of the request.

III. Case No. 4000 – Ward 7

Location: 1435 Allen St.

Petitioner: Electric Guard Dog, LLC

Requested Action: A **two (2) ft. Variance** from the eight (8) ft. maximum height requirement for fences to install a ten (10) ft. security fence which will be powered by a 12V battery independent of the power grid within a C80-I2 Heavy Industrial Sub-district.

Planning Board Motion: To **approve a two (2) ft. Variance** from the eight (8) ft. maximum height requirement to install a ten (10) ft. security fence which will be powered by a 12V battery independent of the power grid within a C80-I2 Heavy Industrial Sub-district.

Planning Board Vote: (9) in favor (0) Opposing

Planning Board Recommendation: **Approval of the Variance Request**

Public Input: Other than the applicant there was no one who spoke in opposition or support of the request.

IV. Case No. 4001 – Ward 2

Location: 585 Beasley Rd.

Petitioner: Cornell Kitchens d/b/a The Quarters

Requested Action: a **1.2 acre Variance** from the 3 acre minimum requirement for an assisted living facility within a C-3 (General) Commercial District.

Planning Board Motion: To approve a **1.2 acre Variance** from the 3 acre minimum requirement for an assisted living facility within a C-3 (General) Commercial District.

Planning Board Vote: (9) in favor (0) Opposing

Planning Board Recommendation: **Approval of the Variance Request**

Public Input: The applicant, Cornell Kitchens, & Cammie Kitchens, spoke regarding the Case and Matthew Williams spoke in opposition of the request.

V. Cancelled Special Exceptions – No Action Required

SE 3815 – LeFleur East Foundation – 4658 Old Canton Rd.

- SE was granted to **LeFluer East Foundation** on Jan. 22, 2013 to operate a professional office within an R-1A (Single-Family) Residential District
- Cancellation was based upon **change in ownership of the property.**

VI. Special Exception and Use Permit Renewals for January 2018

**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:

<u>CASE NO.</u>	<u>NAME</u>	<u>LOCATION</u>	<u>USE</u>	<u>GRANTED</u>
SE – 3729 Ward 2	Shirley Cleveland	5304 Queen Christina	Day Care Center	1/19/10
SE – 3792 Ward 5	Andrea Crudup	103 Alta Woods Blvd.	One-chair Beauty Shop	1/9/12
SE – 3796 Ward 7	Fondren Renaissance Foundation	4145 Old Canton Rd.	Professional Non-Retail Office	1/9/12
SE – 3890 Ward 5	Patricia Sampson Parker	Cynthia Rd. (Parcel 906-8)	Residential Community Center	1/26/15

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

January 22, 2018