

City of Jackson Planning Board Meeting
July 27, 2022 1:30 p.m.
Warren A. Hood Building – Andrew Jackson Conference Room
200 S. President Street

- I. **Call to Order, Determination of Quorum, and Invocation**
 - II. **Public Comments - (Except on Zoning Cases)**
 - III. **Approval of Minutes – May 25, 2022 Planning Board Meeting**
-

IV. **Petition No. 4177**

Ward 7

Location: 510, 518 & 524 Mitchell Ave., 3009 North State St. and 3012, 3016, 3024, 3032, 3038 & 3046 Oxford Ave. (Parcel Numbers: 51-142-1, 51-142, 51-141, 51-151, 51-143-1, 51-143-2, 51-143-3, 51-143-4, 51-143-5 & 51-144).

Petitioner: Whitney Place, LLC

Requesting: A **Rezoning** from UV Urban Village (Mixed Use) and R-4 (Limited Multi-family) Residential Districts to UTC - Urban Town Center (Mixed Use) District to allow for potential higher density and/or mixed use development and a **Use Permit** at 3009 N State St to allow for accessory parking

V. **Petition No. 4178**

Ward 1

Location: 0 Old Canton Rd. (Parcel 564-16)

Petitioner: Kristie Kirkwood

Requesting: A **Rezoning** from R-1A (Single-Family) Residential District to R-2 (Single-Family & Two-Family) Residential District to allow for the construction of a two family residential unit.

VI. **Petition No. 4179**

Ward 5

Location: 540 Raymond Rd. – Suite 2 (Parcel: 217-9)

Petitioner: Terrence Brent, Sr.

Requesting: A **Use Permit** to allow for the operation of a general restaurant within a C-2 (Limited) Commercial District.

There was no July 20, 2022 City Council Hearing

**UPCOMING ZONING CASES FOR THE AUGUST 24, 2022
PLANNING BOARD HEARING**

- **Case #4167 – 0 Douglass Dr. (Parcel 540-344-1)**- Request for a **Variance** from the required of lot width of 60’ for R-1A zoned properties to allow for lots that are 52’ 7” wide. The variance requested is related to engineering design requirements for effective drainage solutions, relative to the property’s terrain to allow for the construction of six residential homes.
- **Case #4180 – 350 North Mart Plaza (Parcel # 430-16-4)** - Request for a **Use Permit** to operate a tattoo & piercing parlor within a C-3 (General) Commercial District.
- **Case #4181 – 2095 Dunbarton Dr. (Parcels # 590-57, 590-57-2, 590-57-4, 590-57-5 & 590-57-3)** - Request for a **Rezoning** from C-2 (Limited) Commercial District to C-3 (General) Commercial District to be consistent with adjacent properties to the north and improve market for the property.
- **Case #4182 – Parcels: 220-91 & 220-92 on Ellis Ave.** - Request for a **Rezoning** from R-1A (Single-Family) Residential to C-1A (Restricted) Commercial to allow for the building of a barbershop for property located on Parcel 220-91 and a **Use Permit** for an accessory parking lot on Parcel 220-92 on Ellis Ave.
- **Case #4183 – Formerly 5016 Old Canton Rd. (Parcels # 507-2)** - Request for a **Rezoning** from R-1A (Single-Family) Residential District to R-2 (Single-Family & Two-Family) Residential District to allow for the construction of 2-unit town house development.
- **Case #4184 – 195 Elton Rd. (Parcel 872-159)** - Request for a **Use Permit** to allow for manufactured house within a R-1 (Single-Family) Residential District.