

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, JANUARY 27, 2020 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 4071 – Ward 1

Continuance from December 16, 2019

Location:

1157 E. Northside Dr.
(Parcel# 535-530 and on Parcel #535-554)

Petitioner:

Singh Petro II, LLC

Request:

a **Use Permit** to allow for the operation of a liquor store within a C-3 (General) Commercial District.

Planning Board Motion:

To **deny** a Use Permit to allow for the operation of a liquor store within a C-3 (General) Commercial District.

Planning Board Vote:

(11) in favor (0) Opposing

Planning Board Recommendation:

Denial of the Use Permit Request

Public Input:

Fariss Crisler, attorney for the applicant, Bob Singh & Robert Graham spoke in support of the request. Father Nicholas Adam, representatives from the Broadmeadow Neighborhood Association, Dylan Bradshaw, Kathy Ambrose & Rebecca Garrison, spoke in opposition of the request.

II. Case No. 4077 – Ward 4

Location:

Parcel# 732-7 on Boling St.

Petitioner:

Fredrick Johnson

Request:

a **Rezoning** from I-1 (Light) Industrial District to NMU-1 (Neighborhood) Mixed-Use District, Pedestrian Oriented to allow for the development of the property with a variety of land uses that are more compatible and beneficial to the adjacent communities.

Planning Board Motion:

To **approve a Rezoning** from I-1 (Light) Industrial District to NMU-1 (Neighborhood) Mixed-Use District, Pedestrian Oriented to allow for the development of the property with a variety of land uses that are more compatible and beneficial to the adjacent communities.

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

Planning Board Recommendation: Approval of the Rezoning Request

Public Input: The representative for the applicant, Lashonda Alexander, and Louis Armstrong, president of the Northwest Hills Terrace Neighborhood Association, spoke in support of the request. No one spoke in opposition of the request.

III. Case No. 4078 – Ward 5

Location: 1500 Highway 80 West (Parcel: 163-348)

Petitioner: Jeffery N. Reed, Sr.

Request: a **Rezoning** from C80-C2 (Limited) Commercial Subdistrict to C3 (General) Commercial with a Use Permit to operate a used car lot.

Planning Board Motion: To **deny a Rezoning** from C80-C2 (Limited) Commercial Subdistrict to C3 (General) Commercial with a Use Permit to operate a used car lot.

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

Planning Board Recommendation: Denial of the Rezoning Request

Public Input: The applicant, Jeffery Reed, Sr., & Henry Rhodes spoke in support of the request. Claude McCants, representative for ASJAN, Theresa King and Felicia McClinton, representatives for the Washington Addition Neighborhood Association, spoke in opposition of the request.

IV. Case No. 4079 – Ward 3

Location: 3971 Meadowlane Dr. (Parcel #427-44)

Petitioner: Gregory Tolliver

Request: a **Variance** from the required twenty-five (25') front yard setback requirements for properties within a R-1 (Single-Family) Residential District to build a two car garage and a security fence.

Planning Board Motion: To **approve a Variance** of up to fifteen (15) feet from the front yard setback requirement of twenty-five (25) feet from the street right of way line for properties within a R-1 (Single-Family) Residential District to build a two car garage and a security fence.

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

Planning Board Recommendation: Approval A Variance

Public Input: Other than the applicant, Gregory Tolliver, no one else spoke in support or opposition of the request.

V. Case No. 4080 – Ward 3

Location: 258 E. Northside Dr. (Parcel# 433-75)

Petitioner: Care Center Ministries Mississippi

Request: a **Use Permit** to allow for the operation of a transitional house for 7 to 12 residents within a R-1A (Single-Family) Residential District.

Planning Board Motion: To **approve a Conditional Use Permit** to allow for the operation of a transitional house for 7 to 12 residents within a R-1A (Single-Family) Residential District.

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

Planning Board Recommendation: Approval of a Conditional Use Permit

Public Input: Pastor Daniel Awaldy, Kevin Ellington, Lee Agnew, Chip Miskelly & Pastor Kevin Reid spoke in support of the request. No spoke in opposition of the request.

VI. Cancelled Special Exceptions\Use Permit – **No Action Required**

SE 3890 – Patricia Sampson Parker – Cynthia Rd. (Parcel #906-8) Ward 2

- SE was granted to Patricia Sampson Parker on Jan. 26, 2015 to construct a residential community center within an SR (Suburban Rural) Residential District
 - Cancellation was based upon **non-response and non-payment** from the grantee by the deadline date **January 13, 2020**.
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VII. Special Exception and Use Permit Renewals for January 2020

**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:

CASE NO.	NAME	LOCATION	USE	GRANTED
SE – 3729 Ward 2	Shirley Cleveland	5304 Queen Christina	Residential Child Care	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
C-UP 3999 Ward 7	Necco G. Nelson	500 E. Woodrow Wilson – Ste. B	Tattoo Parlor	1/22/18
SE – 4027 Ward 7	Matthew McLaughlin	1704 North State St.	Professional Office	1/28/19
SE – 4035 Ward 1	Myrtis D. Patterson	5417 Grafton St.	One-Chair Beauty Salon	1/28/19

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 27, 2020