

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, NOVEMBER 17, 2014 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 3876 – Ward 7

Location: 1449 Douglas Dr.

Petitioner: Hubbard T. Saunders, IV

Request: A *Special Exception* to allow for a private kennel for four adult dogs in an R-1A (Single-Family) Residential District.

Planning Board Motion: To Approve the Special Exception Request

Planning Board Vote: (7) in favor (0) opposing (1) Abstention

Planning Board Recommendation: Approval of the Special Exception Request

Public Input No one spoke in support or opposition to the request.

II. Case No. 3877 – Ward 1

Location: 5016 Old Canton Rd.

Petitioner: Kodi D. Hobbs

Request: A *Special Exception* to operate a professional insurance office in an R-1A (Single-Family) Residential District.

Planning Board Motion: To Approve the Special Exception Request

Planning Board Vote: (7) in favor (0) opposing (1) Abstention

Planning Board Recommendation: Approval of the Special Exception Request

Public Input Several residents along Ashley Drive and in the vicinity spoke in opposition to the request

A letter of support was submitted by the property owner next door to the property in the request.

III. Case No. 3878 – Ward 4

Location: 5495 Robinson Rd.

Petitioner: Denise Eley

Request: A *Use Permit* to operate a commercial adult day care center in a C-1A (Restricted) Commercial District

Planning Board Motion: To Approve the Use Permit Request

Planning Board Vote: (8) in favor (0) opposing

Planning Board Recommendation: Approval of the Use Permit Request

Public Input: No one spoke in support or opposition to the request.

IV. Case No. 3879 – Ward 3

Location: 1106 & 1150 Woodrow Wilson Ave.

Petitioner: Berean Seventh-Day Adventist Church

Request: A *Use Permit* for an accessory parking lot within an R-2 (Single-family & Two-Family) Residential District.

Planning Board Motion: To Approve the Use Permit request

Planning Board Vote: (7) in favor (0) opposing (1) abstention

Planning Board Recommendation: Approval of the Use Permit Request

Public Input: Two (2) persons spoke in support of the request
Two (2) persons spoke in opposition to the request

V. Case No. 3880 – Ward 7

Location: 1005 Greymont St.

Petitioner: 555 Properties, LLC

Request: Requesting a *Rezoning* from I-1 (Light) Industrial District to NMU-1 (Neighborhood) Mixed Use District, Pedestrian Oriented to of a allow for a mixed use building that includes dwelling units.

Planning Board Motion: To Approve the Rezoning

Planning Board Vote: (8) in favor (0) opposing

Planning Board Recommendation: Approval of the Rezoning

Public Input: One (1) person spoke in support of rezoning
Two (2) letters of support were submitted for the rezoning

VI. Cancelled Special Exceptions

SE 2119 – Mr. and Mrs. Lawrence Sutton - 274 Delaware Ave.

- SE was granted to Mr. and Mrs Lawrence Sutton on November 03, 1982 to operate a child day care center within an R-4 (Limited Multi-family) Residential District.
- Cancellation was based upon the Hinds County Land Roll indicating the persons to whom it was granted no longer resides and/or own the property for the location of the SE, inability to determine if the one chair beauty shop was still operating as such, non-response and non-payment from the grantee by the deadline date of November 6, 2014.

SE 2518 - Mary L. Hicks - 1413 Kennington Ave.

- SE was granted to Mary L. Hicks on November 09, 1988 to operate a one chair beauty shop within an R-1 (Single-family) Residential District.
- Cancellation was based upon the Hinds County Land Roll indicating the persons **to whom it was granted no longer resides and or owns the property for the location of the SE**, inability to determine if the one chair beauty shop was still operating as such, non-response and non-payment from the grantee by the deadline date of November 6, 2014.
- Cancellation was based upon the inability to determine if the one chair beauty shop was still operating as such, non-response and non-payment from the grantee by the deadline date of November 6, 2014.

SE 2704 - Mary L. Clay – 2684 Maddox Rd.

- SE was granted to Mary L. Clay on November 09, 1988 to operate a **one chair beauty shop** within an R-1 (Single-family) Residential District.
- Cancellation was based upon non-response and non-payment from the grantee by the deadline date of November 6, 2014.

SE 2981 – New Evergreen M. B. Church – 401 Jennings St.

- SE was granted to New Evergreen M.B. Church on November 03, 1993 to operate a **church on a site that is less than one (1) acre** within an R-4 (Limited Multi-family) Residential District.
 - Cancellation was based upon non-response and non-payment from the grantee by the deadline date of November 6, 2014.
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VII. Special Exception Renewals for November 2014

**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 - 1636 Ward 4	Lillie Robinson	3554 Rita Drive Jackson, MS 39213	Day Care Center	11/30/1977
SE - 1859 Ward 3	Bessie Tyler & Leroy Tyler	1915 Oakland Ave. Jackson, MS 39213	One-Chair Beauty Salon	11/07/1979
SE -2697 Ward 5	Alma Ruffin	4212 Oakmont Drive	Day Care Center	10/05/1988
SE - 2844 Ward 5	John R. Jones/ Dr. Samuel Jones, Jr.	232 Moss Avenue. Jackson, MS 39219	Personal Care Home	11/07/1990
SE - 3695 Ward 1	Dr. Elijah Arrington, III	4562 N. State St. Jackson, MS 39209	Professional Office	11/17/2008
SE - 3788 Ward 4	Artemesia Thompson	471 Roland St. Jackson, MS 39209	Residential Child Care Center	11/14/2011
SE - 3789 Ward 3	Neighborhood Christian Center	430 Ash St. Jackson, MS 39203	Tutoring Services	11/14/2011
SE - 3819 Ward 4	Doris Devine	5576 Queen Mary Ln. Jackson, MS 39209	Residential Child Care Center	11/12/2012

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.

November 17, 2014