

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, NOVEMBER 21, 2016 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 3947 – Ward 7

Note: **Applicant has requested that the Case be postponed indefinitely**

Location: 2395 North State St.
Petitioner: Millsaps College
Request: a **Use Permit** to allow for the construction of a monument sign with a digital messaging center (billboard) in a C-3 (General) Commercial District.

Planning Board Motion: To **approve** the **Use Permit** to allow for the construction of a monument sign with a digital messaging center (billboard) in a C-3 (General) Commercial District.

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

Planning Board Vote: (11) in favor (0) Opposing

Public Input: Other than applicant no one spoke in support or opposition to the request.

II. Case No. 3948 – Ward 5

Location: 2926 J. R. Lynch St.
Petitioner: Marvin Cornelius
Request: a **Use Permit** to operate a Used Car Dealership/ Mechanic Shop within a C-3 (General) Commercial District.

Planning Board Motion: To **deny** the **Use Permit** to operate a Used Car Dealership/ Mechanic Shop within a C-3 (General) Commercial District.

Planning Board Recommendation: **Approval of a Conditional Use Permit Request**

Planning Board Vote: (10) in favor (0) Opposing

Public Input: Mr. Neal Robinson & Mrs. Curtiscile Pepper spoke regarding this request.

III. Case No. 3949 – Ward 2

Location: 252 E. Longview Dr.

Petitioner: Mary Armstrong

Request: a **Special Exception** to operate a residential daycare center within an R-2 (Single-family & Two-family) Residential District.

Planning Board Motion: To **deny** the **Special Exception** to operate a residential daycare center within an R-2 (Single-family & Two-family) Residential District.

Planning Board Recommendation: Denial of the Special Exception Request

Planning Board Vote: (9) in favor (1) Opposing

Public Input: Mrs. Bertha Thames spoke in opposition to the request.

Other Action: The applicant appealed the September 28, 2016 recommendation of the Planning Board.

IV. Case No. 3951 – Ward 3

Location: 2718 Medgar Evers Blvd.

Petitioner: Darnell Phillips

Request: a **Use Permit** to operate a sports bar within a C-2 (Limited) Commercial District.

Planning Board Motion: To **deny** the **Use Permit** to operate a sports bar within a C-2 (Limited) Commercial District.

Planning Board Recommendation: Denial of the Use Permit Request

Planning Board Vote: (10) in favor (0) Opposing

Public Input: Mr. John Wicks, Sr., Lee Collins and Earl Washington spoke in opposition to the request.

V. Case No. 3954 – Ward 1

Location: 220 St. Andrews Dr.

Petitioner: Catherine Patterson

Request: a **Use Permit** to build an accessory structure on property for use as a “mother-in-law” suite within an R-1A (Single-Family) Residential District.

Planning Board Motion: To **approve** the **Use Permit** to build an accessory structure on property for use as a “mother-in-law” suite within an R-1A (Single-Family) Residential District.

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

Planning Board Vote: (10) in favor (0) Opposing

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

VI. Case No. 3955 – Ward 2

Location: Corner of US Hwy 49 & Presidential Drive
(Parcel #804-5)

Petitioner: Singh Motors, LLC

Request: a **Use Permit** to build a used car dealership within a C-3 (General) Commercial District.

Planning Board Motion: To **deny** the **Use Permit** to build a used car dealership within a C-3 (General) Commercial District.

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

Planning Board Vote: (10) in favor (0) Opposing

Public Input: Mrs. Deloise Jones & Mr. Robert Gooden spoke in opposition to the request.

VII. Cancelled Special Exceptions – No Action Required

SE 3689 – Tracey Crowell – 2913 Shelia Drive

- SE was granted to Tracey Crowell on October 20, 2008 to operate a residential child care center within an R-1 (Single-family) Residential District.
- Cancellation was based upon the inspection of the Site and it appearing to be vacant and no longer in operation.

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

- SE was granted to Mary L. Clay on November 9, 1988 to operate a one-chair beauty salon within an R-I (Single-Family) Residential District
- Cancellation was based upon non-response and non-payment from the grantee by the deadline date of November 9, 2016.

SE 2844 - John R. Jones/ Dr. Samuel Jones, Jr. - 232 Moss Ave.

- SE was granted to John R. Jones! Dr. Samuel Jones, Jr. on November 30, 1977 to operate a Personal Care Facility/ Day-Care for the Elderly 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 9, 2016.

SE 3695 - Dr. Elijah Arrington, III - 4562 N. State St.

- SE was granted to Dr. Elijah Arrington, III on November 17, 2008 to operate a Professional Office within an R-IA (Single-Family) Residential District
- Cancellation was based upon non-response and non-payment from the grantee by the deadline date of November 9, 2016.

VIII. Special Exception and Use Permit Renewals for October & November 2016

ORDER GRANTING EXTENSION OF SPECIAL EXCEPTIONS AND USE PERMITS FOR ONE YEAR

Coming for consideration is a request for the approval of the following for certification of renewal for one year and after the anniversary date of approval for Use Permits 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 – 2981 Ward 3	New Evergreen M.B. Church	401 Jennings Street Jackson, MS 39203	Church on Less Than 1 Acre	11/03/1993
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 – 3877 Ward 1	Kodi D. Hobbs	5016 Old Canton Rd. Jackson, MS 39211	Professional Insurance Office	11/17/2014
C- UP – 3878 Ward 4	Denise Eley	5495 Robinson Rd. Jackson, MS 39204	Commercial Adult Day Care	11/17/2014
C- UP - 3916 Ward 4	Fondren Yana Enhancement	Parcel #52-10 on Northview Dr. Jackson, MS 39216	Accessory Off-Street Parking Lot	11/16/2015
C- UP 3918 Ward 4	Sandra Boyd	1700 University Blvd.-Ste. 9 Jackson, MS 39204	Night Club/Bar	11/16/2015
SE – 2697 Ward 5	Alma Ruffin	4212 Oakmont Drive Jackson, MS 39209	Day Care Center	10/05/1988

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 21, 2016