

**ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL**

**MONDAY, JULY 20, 2020 - 2:30 P.M.**

**CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET**

**AGENDA**

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**I. Case No. 4085 – Ward 2**

**Location:** 5663 Beechwood Dr. (Parcel #722-483)

**Petitioner:** Laura A. Robbins

**Request:** a **Special Exception** to allow for the operation of a residential child care center.

**Planning Board Motion:** To **approve a Special Exception** to allow for the operation of a residential child care center.

**Planning Board Vote:** (12) in favor (0) Opposing

**Planning Board Recommendation:** **Approval of the Special Exception Request**

**Public Input:** Other than the applicant, Laura A. Robbins, no one else spoke in support or opposition of the request.

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**II. Case No. 4086 – Ward 3**

**Location:** 2606 Williamson Ave. (Parcels 100-84, 100-84-5, 100-84-3, 100-84-1 & 100-83), Parcel 100-84-2 and Parcel #100-71

**Petitioner:** Bertha Chapel M. B. Church

**Request:** a **Use Permit** to allow for an accessory parking lot and an accessory church related fellowship hall in a R-4 (Limited Multi-family) Residential District.

**Planning Board Motion:** To **approve a Use Permit** to allow for an accessory parking lot and an accessory church related fellowship hall in a R-4 (Limited Multi-family) Residential District.

**Planning Board Vote:** (12) in favor (0) Opposing

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

**Public Input:** Other than the representative for the applicant, Pastor Andi McQuartey, no one else spoke in support or opposition of the request.

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**III. Case No. 4087 – Ward 2**

**Location:** 241 Briarwood Dr. (Parcel #723-22)

**Petitioner:** Jamika Dixon

**Request:** a **Rezoning** from C-1 (Restricted) Commercial District to C-2 (Limited) Commercial District allow for a commercial childcare center.

**Planning Board Motion:** To **approve** a **Rezoning** from C-1 (Restricted) Commercial District to C-1A (Restricted) Commercial District with a **Conditional Use Permit** to allow for the operation of a commercial childcare center.

**Planning Board Vote:** (12) in favor (0) Opposing

**Planning Board Recommendation: Approval of a Rezoning with a Conditional Use Permit**

**Public Input:** Other than the applicant, Jamika Dixon, no one else spoke in opposition or support of the request.

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**IV. Case No. 4088 – Ward 3**

**Location:** 4872 North State St. (Parcel #432-7)

**Petitioner:** Rhemalyn Lewis

**Request:** a **Rezoning** from R-1A (Single-Family) Residential District to C-2 (Limited) Commercial District allow for a commercial childcare center.

**Planning Board Motion:** To **approve a Rezoning** from R-1A (Single-Family) Residential District to C-1A (Restricted) Commercial District with a Conditional Use Permit to allow for a commercial childcare center.

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

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

**Public Input:** Rhemalyn Lewis, the applicant, spoke in support of the request. Samika Wells spoke in opposition of the request.

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**V. Case No. 4089 – Ward 5**

**Location:** 3603 Robinson Rd. (Parcel 644-10)

**Petitioner:** Dwan Wakefield

**Request:** a **Use Permit** to allow for the operation of a used car lot in a C-3 (General) Commercial District.

**Planning Board Motion:** To **deny** a **Use Permit** to allow for the operation of a used car lot in a C-3 (General) Commercial District.

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

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

**Public Input:** The representative for the applicant, Artie Armstrong & the applicant, Dwan Wakefield spoke in support of the request. Theresa King, representatives for the West Central Jackson Improvement Association, and Grace Butler-Washington spoke in opposition of the request.

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**VI. Case No. 4090 – Ward 7**

**Location:** 430 Stokes Robertson Rd. (Parcel #862-90)

**Petitioner:** Chris Clark

**Request:** a **Rezoning** from C-3 (General) Commercial District to I-2 (Heavy) Industrial District to allow for a towing and recovery business.

**Planning Board Motion:** To approve a Conditional Use Permit to allow for a towing and recovery business.

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

**Planning Board Recommendation: Approval of a Conditional Use Permit for a towing and recovery business**

**Public Input:** The applicant, Chris Clark spoke in support of the request. Claude McCants, representative for ASJAN, and John Sledge spoke in opposition of the request but they offered support for the Conditional Use Permit.

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**VII. Cancelled Special Exceptions\Use Permits – **No Action Required****

**(Ward 2) C-UP 4059 – Avtar Singh o/b/o United Development, LLC – 1001 W. County Line Rd. (Parcel: 712-3-6)**

- SE was granted to Avtar Singh o/b/o United Development, LLC on Jul. 15, 2019 to allow for an automobile repair shop within a C-2 (Limited) Commercial District.
  - Cancellation was based upon **non-response and non-payment** from the grantee by the deadline date of **July 8, 2020**.
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**VIII. Special Exception and Use Permit Renewals for July 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:

<b><u>CASE NO.</u></b>	<b><u>NAME</u></b>	<b><u>LOCATION</u></b>	<b><u>USE</u></b>	<b><u>GRANTED</u></b>
<b>SE-2482 Ward 3</b>	George Wilkes, Jr.	729 Beaverbrook Dr. Jackson, MS 39206	One-Chair Barber Shop	07/16/86
<b>SE-2483 Ward 7</b>	Carl Lackey	1718 Bailey Ave. Jackson, MS 39203	Commercial Parking Lot	07/16/86
<b>SE – 3313 Ward 3</b>	Eva Shell	303 Wilshire Dr. Jackson, MS 39211	Day Care Center	07/14/00
<b>C-UP 3896 Ward 3</b>	Quarquerite Lowe	532 W. Northside Dr.	Operation of a Commercial Child Care Center	4/20/15
<b>SE – 4054 Ward 6</b>	JCD Urban Development	2034 W. McDowell Rd. Jackson, MS 39204	Residential Community Facility for the conducting of office/ community activities	6/17/19

**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.

**July 20, 2020**