

This is the case for the July 28, 2021 Planning Board Meeting @ 1:30. Contact Ms. Ainsworth via email if you want to be a part of the meeting. eainsworth@city.jackson.ms.us



**CITY OF JACKSON, MS**  
Application for Zoning Action  
Application Must Be Signed By Owner of Property

FOR OFFICE USE ONLY  
**RECEIVED**  
JUN 01 2021  
City of Jackson  
City Planning Administration  
CASE NO.: 4135  
Ward #: 3

**I. Please choose one or more of the following Zoning Action Requests:**

Rezoning From R1A To C1A ||  Use Permit ||  Special Exception ||  Variance(s)

**II. Subject Property Address:** 4836 N. State St, Jackson, Ms, 39206

(Street number and name or description of location if property is a vacant lot)

Current Zoning for property: R1A

Tax Parcel Number: 432 - 13 -

**III. Size of Property:**

Lot Frontage 100 feet  
Lot Depth 180 feet  
Square footage/Acres 18000 sq. ft.  
Improved or Unimproved? Improved  
If improved, number of existing buildings? 1  
Use of buildings: Residential  Commercial  Industrial

**IV. Purpose for requested Zoning Action: (Brief Description)**

The purpose for requesting is for rezoning the property to use as office space

**V. Are there any City Code Violations on this property?** NO  
If yes, please give details and dates of violations:

**VI. Are there any Restrictive Covenants?** NO If yes, please attach copies of Covenants.

**VII. Has there been any Zoning Action filed on this property in the past?** NO  
If yes, please attach copies of agency findings and decisions.

**APPLICATION MUST BE FILED ON OR BEFORE 12:00PM ON THE DEADLINE DATE** to be included on the next month's Planning Board Meeting Agenda. Planning Board Meetings are held on the fourth (4th) Wednesday of the month at 1:30pm in the Andrew Jackson Conference Room, Warren A. Hood Building located at 200 S. President Street. November and December Planning Board Meetings will be held the third (3<sup>rd</sup>) Wednesday due to the holidays. Please review the enclosed schedule to confirm exact dates before sending out notification letters.

**DECLARATION:**

By signing this application, it is understood and agreed that permission is hereby given the duly authorized representative of the City of Jackson to make an investigation of the need for the Zoning Action Request, place signs on the subject property and verify authenticity of the applicant(s) and property owner(s). It is further understood that the Zoning Administrator and staff may inspect the subject property, make photographs and obtain any verifications and data necessary for preparation of its report to the Planning Board and City Council.

The above information is true, and complete to the best of my knowledge.

Michelle Bruff  
Applicant's Signature

Jason Bruff  
Property Owner's Signature

**WITNESS THE SIGNATURE(S) of the owner(s) of the subject property located at**

4836 N. State St, Jackson, Ms, 39206 Jackson, Mississippi

On this the 27<sup>th</sup> day of May, 20 21.

**STATE OF MISSISSIPPI  
COUNTY OF HINDS**

**Personally came and appeared before me, the within named:**

Michelle Bruff

Jason Bruff

who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledged to me that they are the owner(s) of the subject property as described in this Zoning Action Application.

**GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE,** this the 27<sup>th</sup> day of

May, 20 21.

**MY COMMISSION EXPIRES**

7-23-23



Brad Reeves  
NOTARY PUBLIC

May 31,2021

City of Jackson  
Department of Planning & Development  
200 S President Street-Room 204  
Jackson, Ms, 39201

Letter of Intent: 4836 N. State Street, Jackson, Ms, 39206

Dear Department of Planning and Development,

Bruff Construction LLC is proposing a rezoning action within Hinds County. The project is located at 4836 N. State Street, Jackson, Ms, Lot 8, Blk C, Broadmoor, Pt 1, Hinds Co., MS, parcel number 432-13. The project includes 1800 square feet and is currently zoned as R1A.

The applicant requests to change the current zoning from R1A to C1A to allow the property to be used as an office space.

If you have any questions, please call me at 601-316-4646.

Sincerely,

Jason Bruff, Owner of Bruff Construction LLC