

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, OCTOBER 18, 2021 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 4144 - Ward 7

Location:

A portion of parcel 451-18 on Highway 55 North and Parcel 442-110 on Nassau St.

Petitioner:

Vieux Carre Apartments, LLC

Request:

a **Rezoning** from R-1 (Single-Family) Residential District and C-1 (Restricted) Commercial District to R-4 (Limited Multi-Family) Residential District to allow for the development of multi-family apartments and/or condominiums.

Planning Board Motion:

To **approve** a **Rezoning** from R-1 (Single-Family) Residential District and C-1 (Restricted) Commercial District to R-4 (Limited Multi-Family) Residential District to allow for the development of multi-family apartments and/or condominiums.

Planning Board Vote:

(10) in favor (0) Opposing

Planning Board Recommendation: Approval of the Rezoning Request

Public Input:

The representative for the applicant, Justin Peterson, spoke in support of the request. Letters of support from Sean Doran on behalf of his clients (Sandy Carter- 11 East Hill Drive and Albert Lin - 14 East Hill Drive) and Buster Bailey were read into the record. Jason Shearer expressed a conditional opposition based upon his concerns about the potential for drainage and sewer issues. Adam & Jessica Dilley spoke in opposition of the request based upon their concern relative to the potential diminishing of the value of their property. Kristin Gaskin read a letter of opposition on behalf of Orhan Ilercil, a resident of East Drive. Our Fondren Neighborhood Association submitted a letter to the applicant's attorney detailing the Organization's concerns relative to the proposed apartments.

II. Case No. 4145 - Ward 7

Location: Parcel #52-10 at the northeast corner of Hartfield St and Northview Dr.

Petitioner: YANA Club of MS, Inc.

Request: a **Use Permit** for an accessory off-street parking lot within an R-4 (Limited Multi-family) Residential District.

Planning Board Motion: To **approve** a **Conditional Use Permit** for an accessory off-street parking lot within an R-4 (Limited Multi-family) Residential District.

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

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

Public Input: Other than the representative for the applicant, Viriden Jones, no one else spoke in opposition or support of the request.

III. Special Exception and Use Permit Renewals for October 2021

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-2697 Ward 5	Alma Ruffin	4212 Oakmont Drive	Day Care Center	10/05/1988
SE-3970 Ward 1	Brad Reeves	4909 Ridgewood Rd. & 1538 Sheffield Dr.	Professional Office	10/16/2017
SE-4102 Ward 7	Midtown Christian Academy	217 Millsaps Ave.	Commercial Day Care	10/19/2020

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.

October 18, 2021