

ZONING CASES TO BE CONSIDERED BY THE CITY COUNCIL

MONDAY, OCTOBER 16, 2023 - 2:30 P.M.

CITY HALL - COUNCIL CHAMBER - 219 S. PRESIDENT STREET

AGENDA

I. Case No. 4223 – Ward 2

Location: 572 Beasley Rd. (Parcel #709-361-8)

Petitioner: Vishal Kumar S. Patel

Request: a **Use Permit** to allow for an extended stay hotel within a C-3 (General) Commercial District.

Planning Board Vote: **(Motion to Approve)** (8) in favor (0) Opposing.

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

Public Input: The applicant was not present. No one spoke in support or opposition of the request.

II. Case No. 4224 – Ward 2

Location: 0 Forest Glen Dr. (Parcel 720-10-5)

Petitioner: Bria & Alvin Lyles

Request: a **Use Permit** to allow for manufactured home within a R-4 (Limited Multi-family) Residential District.

Planning Board Vote: **(Motion to Approve)** (8) in favor (0) Opposing

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

Public Input: Other than the applicants, Bria & Alvin Lyles, no one else spoke in support or opposition of the request.

III. Case No. 4225 – Ward 4

Location: 526 Eden Downs Rd.
(Parcels 844-170 & 844-170-2)

Petitioner: Ernest King Jr.

Request: a **Special Exception** to allow for a privately owned horse facility\stable within a R-1 (Single-Family) Residential District.

Planning Board Vote: **(Motion to Approve)** (8) in favor (0) Opposing.

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

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

IV. Case No. 4226 – Ward 5

Location: 1651 University Blvd. – Ste. B (Parcel #166-1)

Petitioner: Earnest Williams

Request: a **Use Permit** to allow for a night club/ bar within a C80-C2 (Limited) Commercial Subdistrict.

Planning Board Vote: **(Motion to Deny)** (8) in favor (0) Opposing

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

Public Input: The applicant was not present. Peter Rippa, an at large member of the Quan Am Tinh Vien Vietnamese Buddhist Temple, spoke in opposition of the request.

V. Resolution for the 2023 City of Jackson Urban Renewal Plan

Location: 201 East Pascagoula St (Parcel 185-13)

Petitioner: Butler Snow

Request: A review and adoption of the 2023 COJ Urban Renewal Plan.

Planning Board Vote: **(Motion to Approve)** (7) in favor (0) Opposing (1) Abstention

Planning Board Recommendation: **Approval & Adoption of the proposed 2023 Urban Renewal Plan to allow for the renovation of the properties within the boundaries of the 2023 Urban Renewal Area**

Public Input: Other than the Planning & Development Staff, no one else spoke in opposition or support of the request.

VI. Cancelled Special Exceptions\Use Permits

No Action Required

(Ward 5)

SE 2697 – Alma Ruffin – 4212 Oakmont Dr. - (Parcel 433-181)

- SE was granted to Alma Ruffin on Oct. 5, 1988 to operate a daycare center within a R-1 (Single-family) Residential District.
- Cancellation was based upon **non-response** from the grantee by the deadline date of **October 2, 2023**.

Order needs to be modified to include the renewal of the Conditional Use Permit. Payment was received after the documents had been sent to the Clerk of the Council.

(Ward 7)

C-UP 4145 – YANA Club of MS, Inc. – Parcel #52-10 Northview Dr.

- SE was granted to YANA Club of MS, Inc. on Oct. 17, 2022 to allow for an Accessory Off-Street Parking Lot within a R-4 (Limited Multi-family) Residential District.
- Cancellation was based upon **non-response** from the grantee by the deadline date of **October 2, 2023**.

VII. Special Exception and Use Permit Renewals for October 2023

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-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
4187 Ward 1 C-UP	Osama Nasser	1039 E County Line Rd. Suite 102 Jackson, MS	Tobacco Paraphernalia Retail Business	10/17/2022

IT IS HEREBY ORDERED by the Council of the City of Jackson that the said Use Permits and/or Special Exceptions be and the same are hereby extended for another year from and after the anniversary date granting said permits.

October 16, 2023