



OFFICIAL AGENDA
STARKVILLE TREE ADVISORY BOARD
CITY OF STARKVILLE, MISSISSIPPI
SPECIAL CALL MEETING OF WEDNESDAY, MARCH 6, 2019
2ND FLOOR CITY HALL – COMMUNITY DEVELOPMENT,
110 WEST MAIN STREET, 11:00 AM

- I. CALL TO ORDER
- II. ROLL CALL
- III. CONSIDERATION OF THE OFFICIAL AGENDA
- IV. NEW BUSINESS
 - A. LW 19-02 REQUEST FOR LANDSCAPE WAIVER FROM PERIMETER PARKING LANDSCAPE REQUIREMENTS AT 602 HIGHWAY 12 EAST IN A C-2 ZONE WITH THE PARCEL NUMBER 102H-00-178.00
- I. ADJOURN



THE CITY OF STARKVILLE
PLANNING DEPARTMENT
TREE ADVISORY BOARD
 CITY HALL, 110 WEST MAIN STREET
 STARKVILLE, MISSISSIPPI 39759

STAFF REPORT

To: Members of the Starkville Tree Advisory Board
From: Daniel Havelin, City Planner (662-323-2525 ext. 3136)
 Emily Corban, Assistant City Planner (662-323-2525 ext. 3138)
Subject: LW 19-02 Request for Landscape Waiver from perimeter parking landscape requirements at 602 Highway 12 East in a C-2 zone with the parcel number 102H-00-178.00
Date: March 6, 2019

The purpose of this report is to provide information regarding a Landscape Waiver Request by Cameron Parker on behalf of CM University Crossing, LLC to allow for a relief from the perimeter parking landscape requirements for the west side of the site located at 602 Highway 12 East in a C-2 zoning district with the property #102H-00-178.00. Please see attachments 1- 4.

BACKGROUND INFORMATION

The applicant is currently in the process of remodeling an existing building to convert to a restaurant (Chicken Salad Chick). As part of the renovation the site was required to meet all landscape requirements. The applicant received an approved site plan with a landscape plan that met all the requirements. Since the time of site plan approval, issues with an adjacent property owner arose that will prevent the west side of the parking lot from being landscaped. The applicant is seeking a Landscape Waiver from the perimeter parking landscape requirements on the western side of the parking lot.

LANDSCAPE WAIVER REQUEST

Request #1- Relief from the requirement to have a planted 5 foot landscape strip adjacent to the property line.

CODE REFERENCE

Chapter 112- Vegetation, Article II. – Landscaping, Sec. 112-31, B

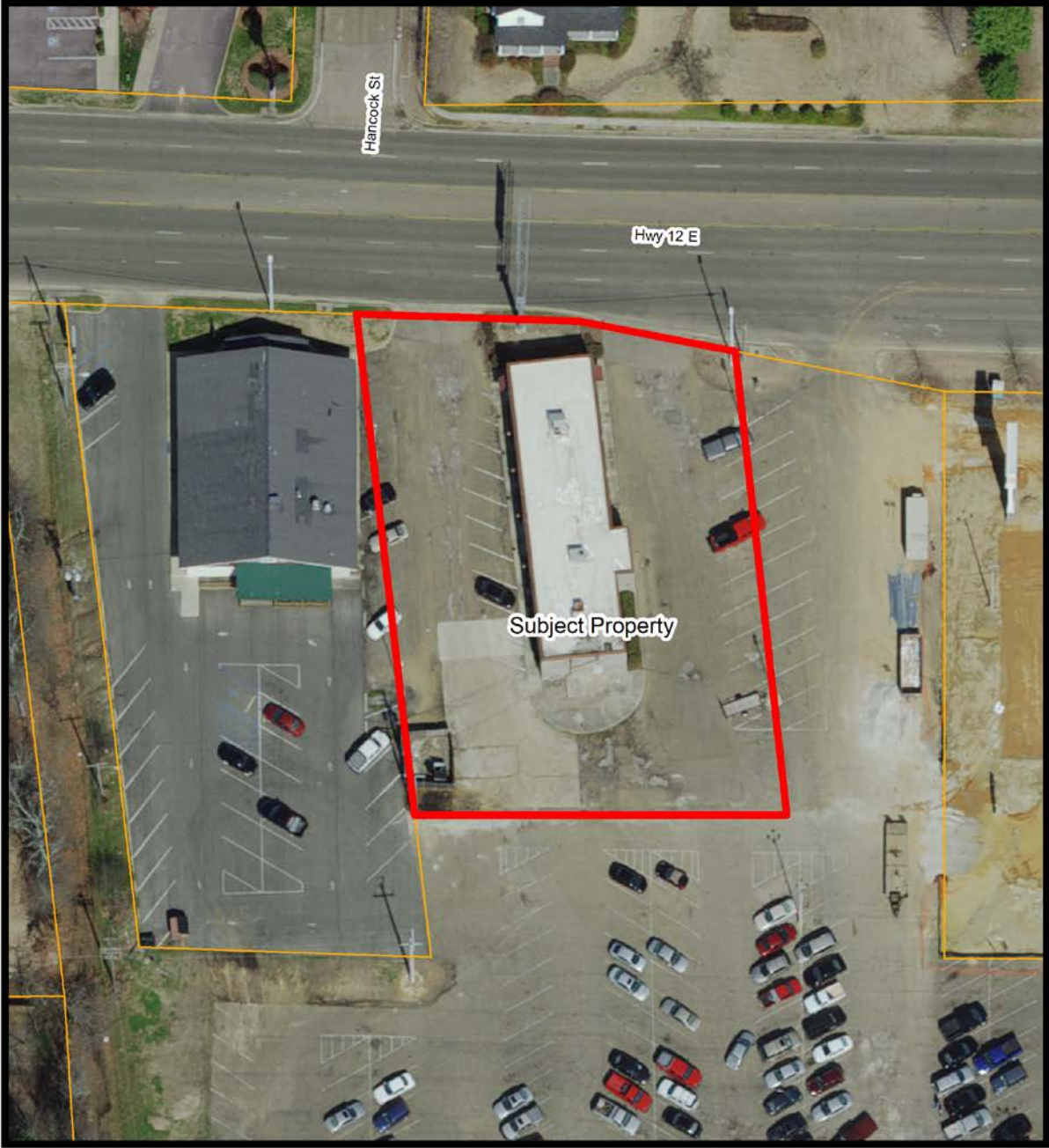
(b) *Perimeter of parking areas. Landscape area dimensional requirements for the perimeter of the parking area are shown on Table 6-2.*

- (1) *A shrub screen with a height shown in Table 5-3 shall be continuous along perimeter of parking areas adjacent to property lines. For perimeter adjacent to roadway landscape strips, the landscape strip shall have the required landscape screening. See section 112-30(b).*
- (2) *Perimeter calculations shall not include accessways or cross easements to adjacent properties or roadways.*

Table 6-2. Minimum Perimeter Landscaping for Offstreet Parking

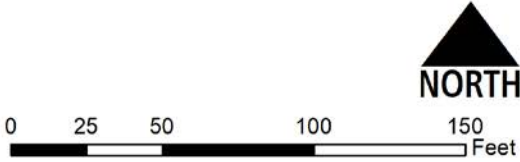
<i>Parcel Size</i>	<i>Perimeter Landscaping Width</i>	<i>One Canopy Tree Per</i>
<i>Less than 50,000 square feet</i>	<i>5 feet</i>	<i>175 square feet</i>
<i>More than 50,000 square feet</i>	<i>10 feet</i>	<i>350 square feet</i>

Attachment 1
LW 19-02 Aerial

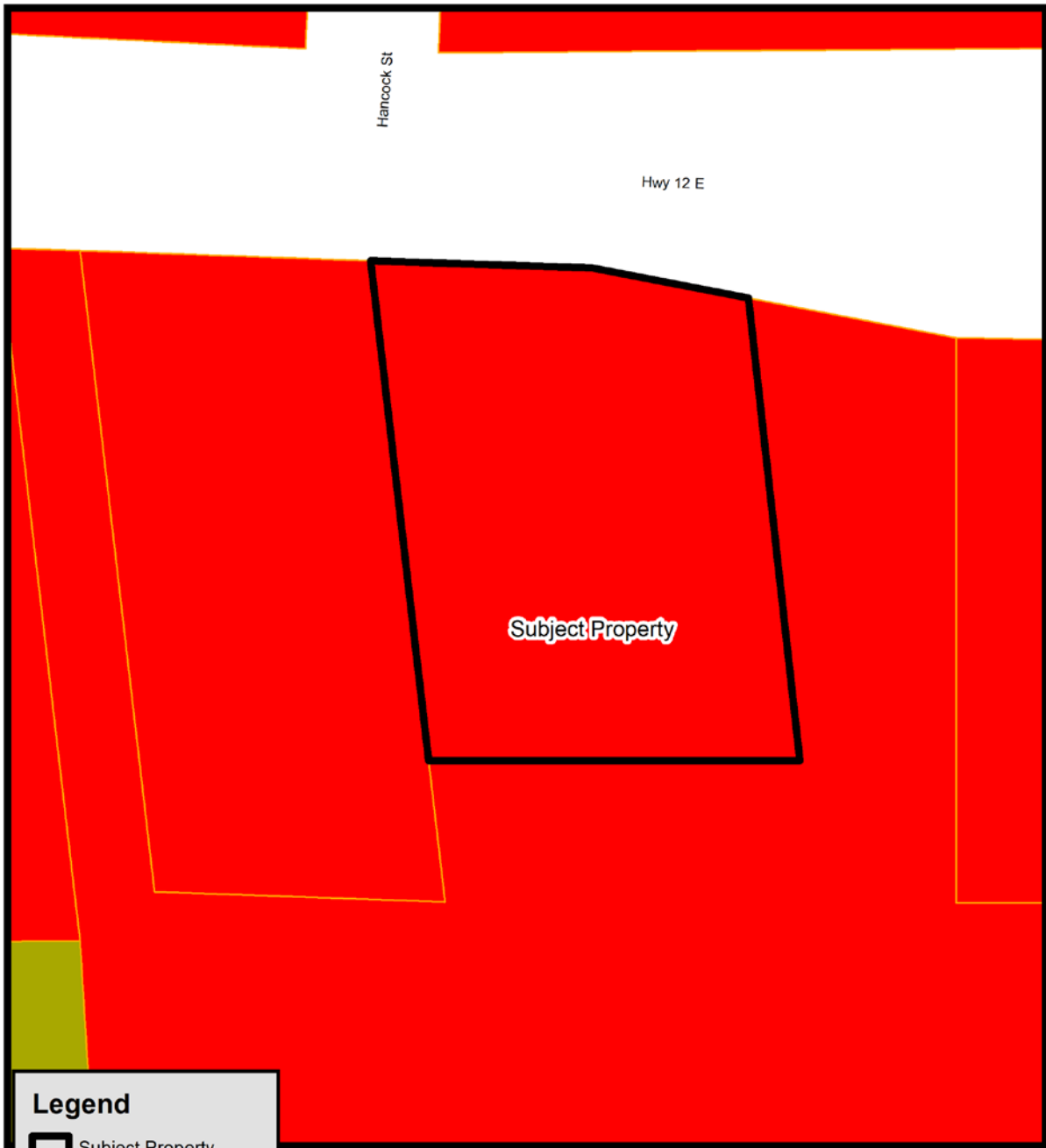


Legend


 Subject Property



Attachment 2 LW 19-02 Zoning





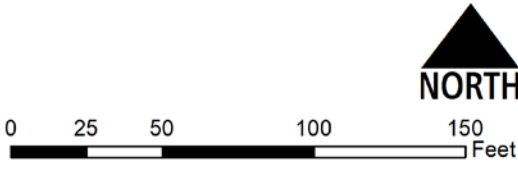
Legend

-  Subject Property

Zoning Map

ZONING

-  C-2 General Business
-  R-3 Multi-Family



Attachment 3- Proposed Revised Landscape Plan

EXHIBIT C - 11/8/18

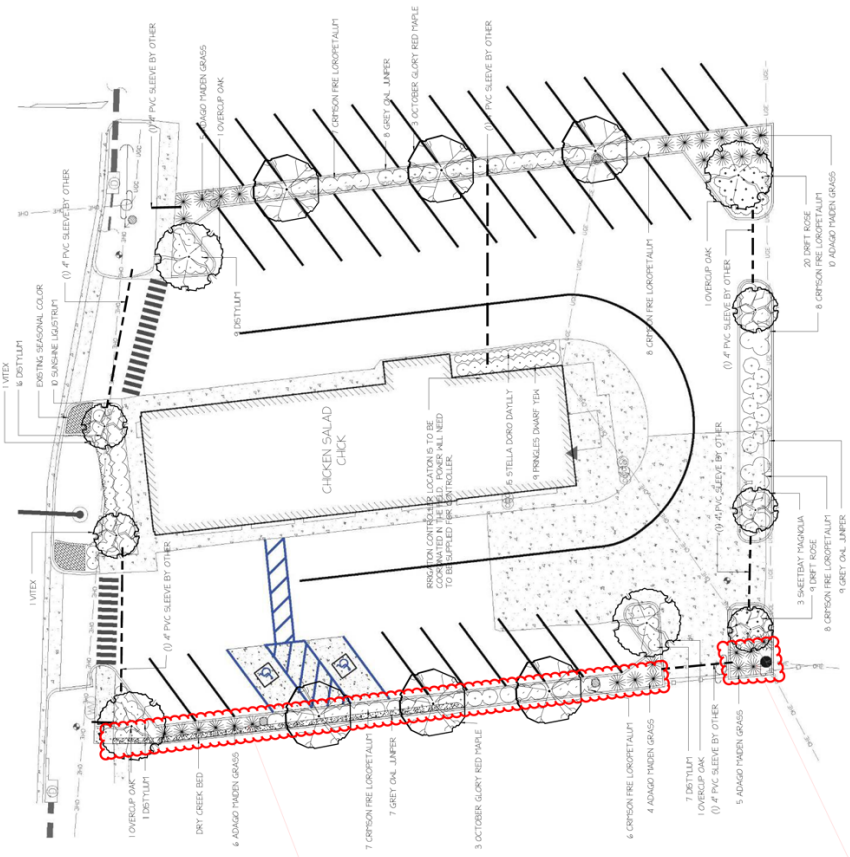
Qty.	Common Name	Size/Condition
1	10' X 20' 2" AL	
1	OVERCUP OAK	24" Cal. 4' H.L.
3	SMILEBAY MAGNOLIA	30" Gd. 4' H.L.
2	WITEX	
30	ADADGO THORN GRASS	3" Gd.
44	CRIPSON FRIE LOROPETALUM	3" Gd.
3	DRIFT ROSE	3" Gd.
24	GREY OAK JUNPER	3" Gd.
1	SMILEBAY MAGNOLIA	3" Gd.
1	SUNSHINE LAUSTRUP	3" Gd.
1	STELLA DORSO DATILEY	1" Gd.

LANDSCAPE AND IRRIGATION NOTES

1. PLANTING BEDS TO RECEIVE 4" OF AGED PINE BARK MULCH, SAND, AND 8-8-8 FERTILIZER. SOIL ADJUSTMENTS MAY BE PREPARED.
2. ALL BEDS AND FIT PLANTING SHALL RECEIVE SHARPSHOT PESTICIDE (ON APPROVED ISOLAL).
3. ALL BEDS AND FIT PLANTING SHALL BE COVERED WITH FRESH MULCH.
4. IRRIGATION SYSTEM TO BE DESIGNED PROVIDED BY A LANDSCAPE CONTRACTOR. IRRIGATION WATER LINES TO BE CONNECTED TO WATER LINE AS SHOWN ON CIVIL SITE UTILITY PLAN WITH A CITY OF STARKVILLE APPROVED BACULON PREVENTION.

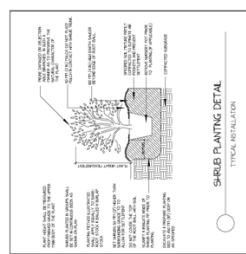
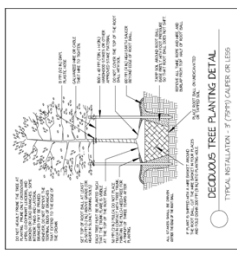
NOTES

CHICKEN SALAD CHICK
602 HWY 12, STARKVILLE MS 39759



LANDSCAPE OMITTED

LANDSCAPE OMITTED



LANDSCAPE PLAN

SCALE	1" = 20' / 1"
DRAWN BY	JUL
CHECKED BY	JUL
DATE	05.12.18
REVISED BY	
PROJECT NO.	101
SHEET NO.	1 OF 1

TERRACE CONSULTANTS

Attachment 4- Enlarged Proposed Revised Landscape Plan

