

**MINUTES OF THE REGULAR MEETING OF
THE PLANNING AND ZONING COMMISSION
City of Starkville, Mississippi October 11, 2016**

Be it remembered, that, the members of the Planning and Zoning Commission of the City of Starkville, met in their regularly scheduled meeting on October 11, 2016 at 5:30 p.m. in the Large Conference Room of City Hall, located at 110 West Main Street, Starkville, MS.

There being present were Michael Brooks, Chairman, Ward 4, Jason Camp, Ward 1, Jim McReynolds, Ward 2, Tom Walker, Ward 3, Ira Loveless, Ward 6 and John Moore, Ward 7. Commissioner Patrick Miller, Ward 5, was absent. Attending the Commissioners were City Attorney Chris Latimer, City Planner Daniel Havelin and Assistant City Planner Emily Corban.

Commission Chairman Michael Brooks opened the meeting with the Pledge of Allegiance followed by a moment of silence.

CONSIDERATION OF THE OFFICIAL AGENDA

There came for consideration, the matter of the approval of the motion to approve the Official Agenda of the Planning and Zoning Commission of October 11, 2016 as presented.

**OFFICIAL AGENDA
PLANNING & ZONING COMMISSION
CITY OF STARKVILLE, MISSISSIPPI
MEETING OF TUESDAY, October 11, 2016
CITY HALL - COURT ROOM,
110 West Main Street, 5:30 PM**

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE
- III. ROLL CALL
- IV. CONSIDERATION OF THE OFFICIAL AGENDA
- V. CONSIDERATION FOR APPROVAL OF MINUTES
 - A. Consideration of the Unapproved minutes for February 9, 2016
 - B. Consideration of the Unapproved minutes for April 12, 2016
 - C. Consideration of the Unapproved minutes for May 10, 2016
 - D. Consideration of the Unapproved minutes for September 13, 2016
- VI. CITIZEN COMMENTS
- VII. NEW BUSINESS

A. EX 16:04 REQUEST FOR AN EXCEPTION TO ALLOW AN ADDITION TO PETER'S ROCK TEMPLE LOCATED AT 223 DR. MARTIN LUTHER KING JR DRIVE WEST IN A T-5 ZONE WITH THE PARCEL NUMBERS 118O-00-158.00, 118O-00-156.00, 118O-00-171.00, AND 118O-00-169.00

B. EX 16-05 REQUEST FOR EXCEPTION FROM LOT OCCUPATION IN A T-5 DISTRICT LOCATED AT 519 UNIVERSITY DRIVE LOCATED IN A T-5 ZONED WITH THE PARCEL NUMBERS 17M-00-090.00, 17M-00-090.01, AND 17M-00-191.00

C. FP 16-12 REQUEST FOR FINAL PLAT APPROVAL FOR A THREE LOT SUBDIVISION OF A 9.59 ACRE PARCEL ON THE SOUTHEAST CORNER OF THE INTERSECTION OF LYNN LANE AND LOUISVILLE STREET IN AN C-2 ZONE WITH THE PARENT PARCEL NUMBER 02J-00-113.00

- VIII. PLANNER'S REPORT
IX. ADJOURN

After discussion and upon the motion of Commissioner Moore, duly seconded by Commissioner McReynolds, the motion to approve the Official Agenda of the Planning and Zoning Commission for October 11, 2016, received unanimous approval.

**CONSIDERATION FOR APPROVAL OF THE MINUTES OF THE MEETING OF
FEBRUARY 9, 2016**

After discussion and upon the motion of Commissioner McReynolds, duly seconded by Commissioner Moore, the motion to approve the Minutes as amended of the February 9, 2016 Planning and Zoning Commission received unanimous approval.

**CONSIDERATION FOR APPROVAL OF THE MINUTES OF THE MEETING OF
APRIL 12, 2016**

After discussion and upon the motion of Commissioner McReynolds, duly seconded by Commissioner Moore, the motion to approve the Minutes as amended of the April 12, 2016 Planning and Zoning Commission received unanimous approval.

**CONSIDERATION FOR APPROVAL OF THE MINUTES OF THE MEETING OF MAY
10, 2016**

After discussion and upon the motion of Commissioner McReynolds, duly seconded by Commissioner Walker, the motion to approve the Minutes as amended of the May 10, 2016 Planning and Zoning Commission received unanimous approval.

**CONSIDERATION FOR APPROVAL OF THE MINUTES OF THE MEETING OF
SEPTEMBER 13, 2016**

After discussion and upon the motion of Commissioner McReynolds, duly seconded by Commissioner Walker, the motion to approve the Minutes as amended of the September 13, 2016 Planning and Zoning Commission received unanimous approval.

CITIZEN COMMENTS

The Chair opened up the meeting for Citizen Comments. Seeing there were none, the Commission moved to New Business.

NEW BUSINESS

A. CONSIDERATION OF EX 16-04, A REQUEST FOR AN EXCEPTION TO ALLOW AN ADDITION TO PETER'S ROCK TEMPLE LOCATED AT 223 DR. MARTIN LUTHER KING JR DRIVE WEST IN A T-5 ZONE WITH THE PARCEL NUMBERS 118O-00-158.00, 118O-00-156.00, 118O-00-171.00, AND 118O-00-169.00

City Planner Daniel Havelin presented EX 16-04, a request by Ryan Ashford for an Exception to allow an addition to Peter's Rock Temple located at 223 Dr. Martin Luther King Jr Drive West in a T-5 zone. In December of 2014 the Board of Aldermen had previously approved a Conditional Use for this project that has expired. 30 property owners of record within 300 feet of the property were notified directly by mail of this request. A public hearing notice was published in the Starkville Daily News on September 26, 2016 and a placard was posted on the property concurrent with publication of the notice.

The chair opened the public hearing portion of the meeting. The applicant, Ryan Ashford, came forward to answer any questions. Calling for, and hearing no further comments, the chair closed the public hearing portion of the meeting.

After discussion, and upon the motion of Commissioner Walker, duly seconded by Commissioner Moore, the motion to approve EX 16-04 was unanimously approved.

B. CONSIDERATION OF EX 16-05, A REQUEST FOR EXCEPTION FROM LOT OCCUPATION IN A T-5 DISTRICT LOCATED AT 519 UNIVERSITY DRIVE LOCATED IN A T-5 ZONED WITH THE PARCEL NUMBERS 17M-00-090.00, 17M-00-090.01, AND 17M-00-191.00

City Planner, Daniel Havelin, presented the request EX 16-05, by Mitch Mitchell on behalf of Sparrow Properties for an Exception from lot occupation in a T-5 district located at 519 University Drive located in a T-5 zone. The applicant is requesting an Exception to allow the façade along the primary frontage line to not be parallel to the "Frontage line of a Lot or to the tangent of a curved Frontage Line of a Lot." 28 property owners of record within 300 feet of the subject property were notified directly by mail of

the request. A public hearing notice was published in the Starkville Daily News on September 26th, 2016 and a placard was posted on the property concurrent with publication of the notice.

The chair opened the public hearing portion of the meeting. The applicant, Mitch Mitchell and Jason Pepper came forward to speak for the request. Pete Melby came forward to speak against the request. Calling for, and hearing no further comments, the chair closed the public hearing portion of the meeting.

After discussion and upon the motion of Commissioner Walker duly seconded by Commissioner McReynolds the motion to approve EX 16-05 was unanimously approved.

C. CONSIDERATION OF FP 16-12, A REQUEST FOR FINAL PLAT APPROVAL FOR A THREE LOT SUBDIVISION OF A 9.59 ACRE PARCEL ON THE SOUTHEAST CORNER OF THE INTERSECTION OF LYNN LANE AND LOUISVILLE STREET IN AN C-2 ZONE WITH THE PARENT PARCEL NUMBER 02J-00-113.00

City Planner Daniel Havelin presented FP 16-12, a request 4J-I LP for Final Plat approval for a three lot subdivision of a 9.59-acre parcel on the southeast corner of the intersection of Lynn Lane and Louisville Street in an C-2 zone. The lots that are part of this subdivision are shown on the proposed plat as Lot 3, Lot 4 and Lot 5. Lot 2 as shown on the proposed plat was a part of a previous proper subdivision. Lot 3, Dollar General, has been previous sold, but has not been properly subdivided.

The Board of Aldermen place three conditions on the preliminary plat in September of 2015. All three conditions have been met.

After discussion and upon the motion of Commissioner McReynolds duly seconded by Commissioner Moore, the motion to approve FP 16-12 was unanimously approved.

PLANNERS REPORT

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6. A MOTION TO ADJOURN

There came for consideration, the matter of the approval of the motion to adjourn until 5:30 p.m. on November 8, 2016, in the courtroom of City Hall located at 110 West Main Street, Starkville MS.

After discussion, and upon the motion of Commissioner Walker duly seconded by Commissioner McReynolds, the motion to adjourn until the meeting at 5:30 p.m. on

November 8, 2016, in the courtroom of City Hall located at 110 West Main Street, Starkville MS, was unanimously approved.

Mike Brooks, Commission Chair

Daniel Havelin, City Planner