

**MINUTES OF JANUARY 22, 2009
REGULAR MEETING
LONG BEACH PLANNING COMMISSION**

Be it remembered that a regular meeting of the Long Beach Planning Commission of the City of Long Beach, Mississippi, was begun and held at the Long Beach School District Central Office, 19148 Commission Road, in said City and the same being the time and place fixed for holding said meeting.

There were present and in attendance on said Commission and at the meeting the following named persons: Commission Chairman Frank Olaivar, Commissioners, Tonda Yandell, Dale Hare, Tony Vancourt, Jacquie Lipski, David Serrato, Barney Hill Planning Commission Advisor Bill Hessell, Building/Code Official Earl Levens and Minute Clerk Veronica Howard.

Commissioner Roderick Rishel was absent the meeting. Noted for the record the resignation of Commissioner Joseph Sweetapple.

There being a quorum present sufficient to transact the business of this recessed meeting the following proceedings were had and done.

The meeting was called to order and Commission Chairman stated that all decisions made at this meeting would need to be ratified by the Mayor and Board of Aldermen at their next regularly scheduled meeting of February 17, 2009, and subject to a ten-day appeal time for a Public Hearing.

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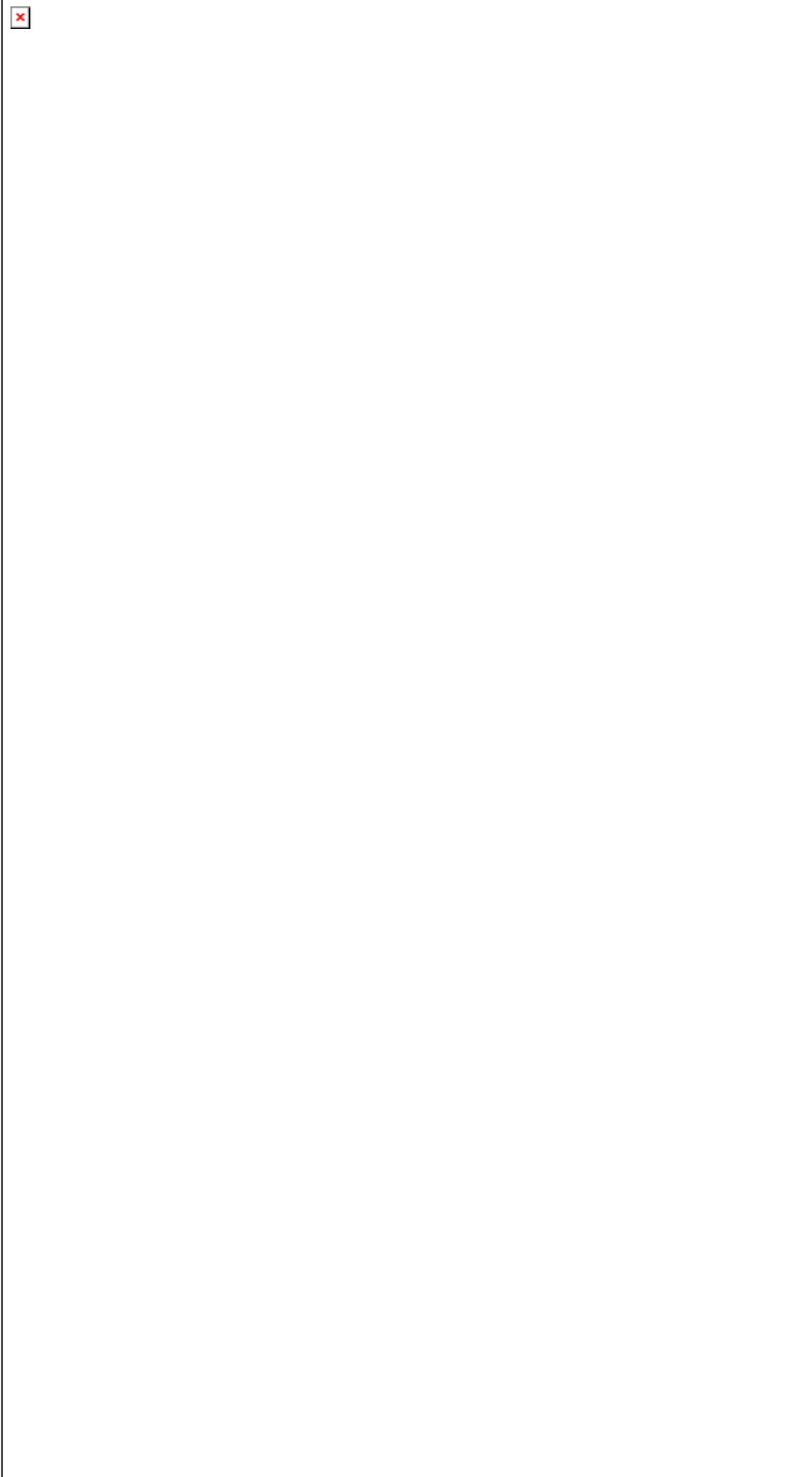
After careful review and consideration Commissioner Vancourt made motion seconded by Commissioner Yandell and unanimously carried to approve the Planning Commission regular scheduled meeting minutes of January 22, 2009.

The first item of business was a PUBLIC HEARING for Special Exception Use to operate a hair salon from the home located as follows:

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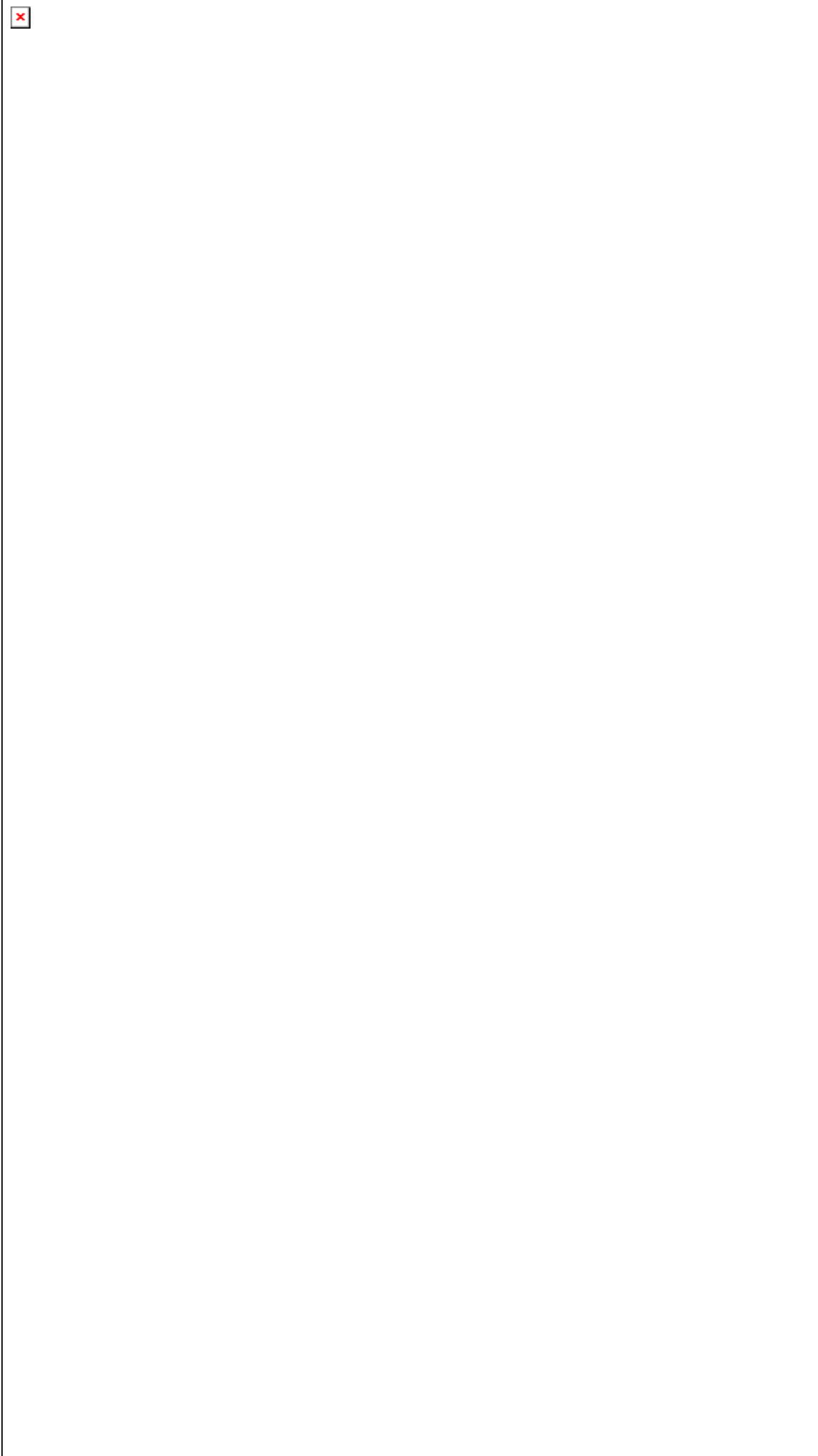
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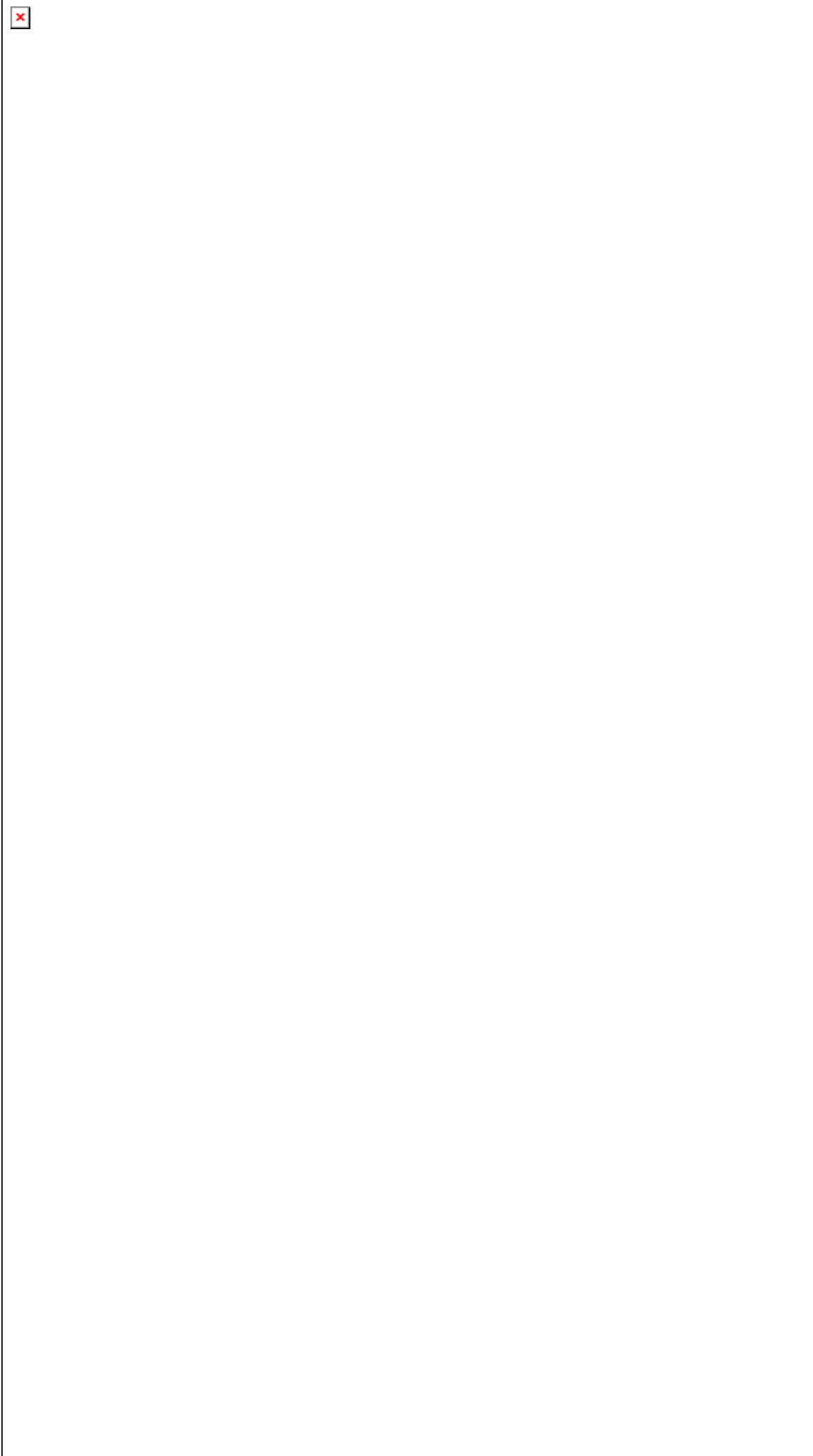
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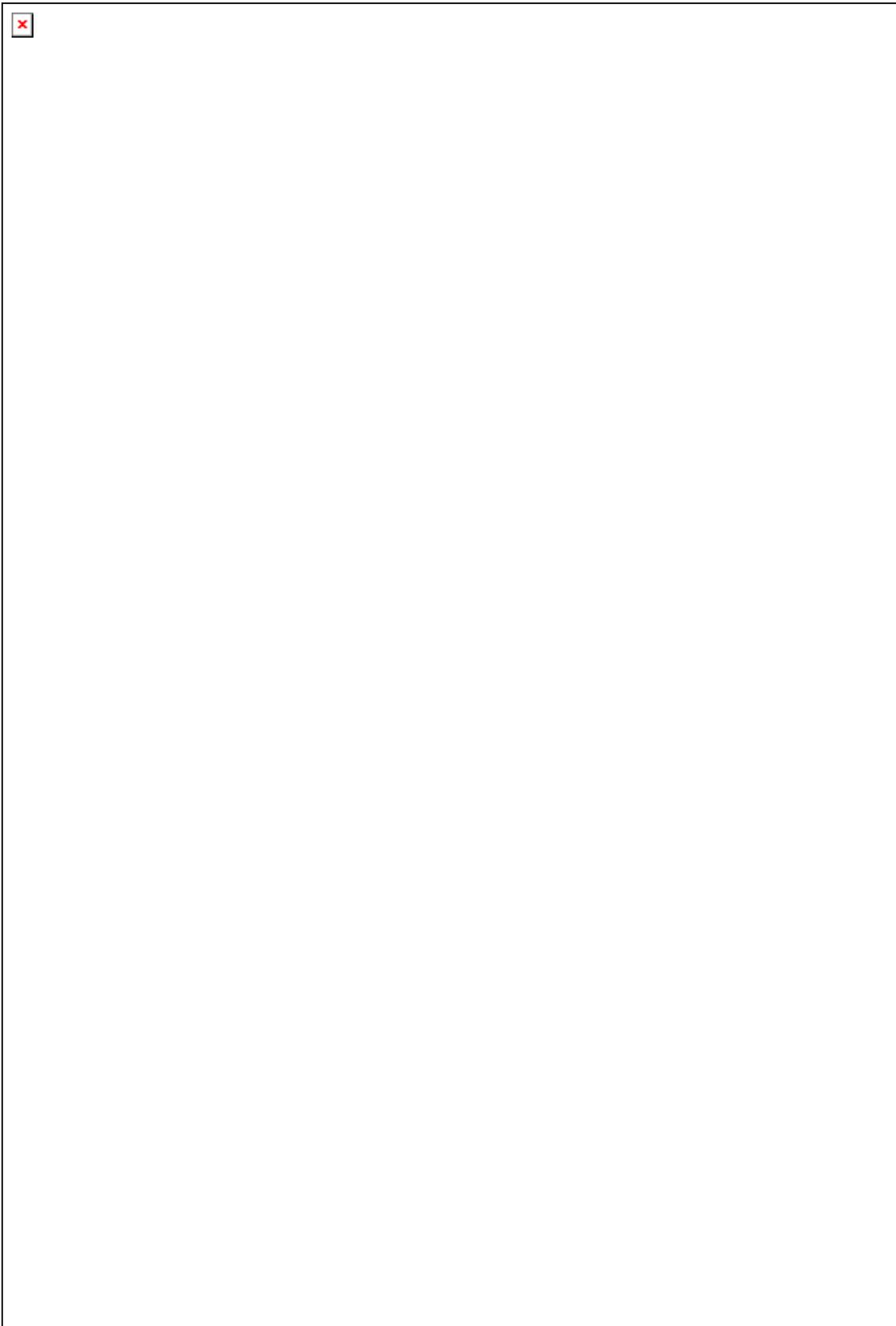


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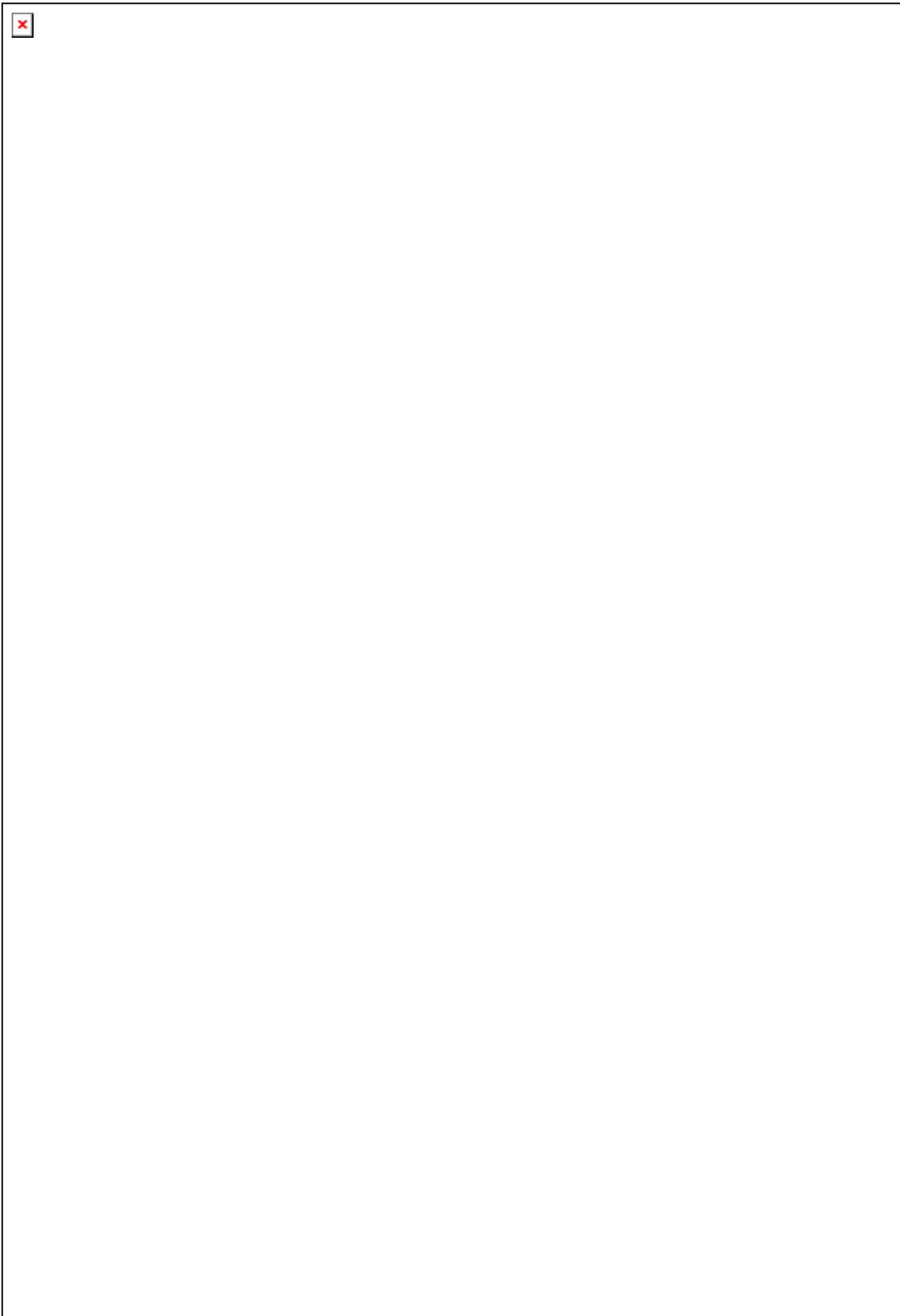
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The Clerk reported that Sixteen (16) notices of Public Hearing were sent by certified mail, return receipt requested, to property owners within a two-hundred (200') of the subject property. Said return receipts were ordered as part of the record of these proceedings:



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The Clerk reported that she did cause to be published in The Sun Herald, a newspaper with general circulation in the City of Long Beach, and published in Harrison County, LEGAL NOTICE, PUBLIC HEARING, as evidence by the Publisher's Proof of Publication as follows:



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Applicants came forward to state request they state they would have no more than two customers per day and would provide adequate parking so no one visiting their home would need to park in the street.

The Chairman opened the floor for public comments in favor to the request and no one came forward to be heard.

The Chairman opened the floor for public comments in opposition to the request and the following persons came forward:

Chris and Lahaie Boudreaux, 206 Larosa, came forward with concerns regarding traffic.

Thomas Walters, 100 Park Lane, came forward with concerns regarding spot zoning.

There being no further public comments or questions, Commissioner Lipski made motion seconded by Commissioner Serrato and unanimously carried to close the public hearing.

After careful review and conversation Commissioner Hare made motion seconded by Commissioner Lipski Approve the Special Exception use with the stipulation that they have a maximum of two (2) clients per day, to be at the home one (1) at a time and during day light hours only, that there be no signage and/or heavy equipment i.e. commercial dryers and in accordance with Zoning Ordinance 344, Article IX, Section 912. HOME OCCUPATIONS.

The motion being put to a roll call vote by the Commission Chairman the results were as follows:

Commissioner Barney Hill	Nay
Commissioner Dale Hare	Aye
Commissioner Tonda Yandell	Aye
Commissioner Tony Vancourt	Nay
Commissioner Jacquie Lipski	Aye

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Commissioner David Serrato	Aye
Commissioner Roderick Rishel	Absent, not voting

The question having received the affirmative vote of a majority of the Commissioner present and voting, the Commission Chairman declared the motion carried.

The next item of business was a PUBLIC HEARING for a Variance requesting to develop the sidewalks and driveways in the Trace Subdivision using pervious materials submitted by Habitat for Humanity as follows:

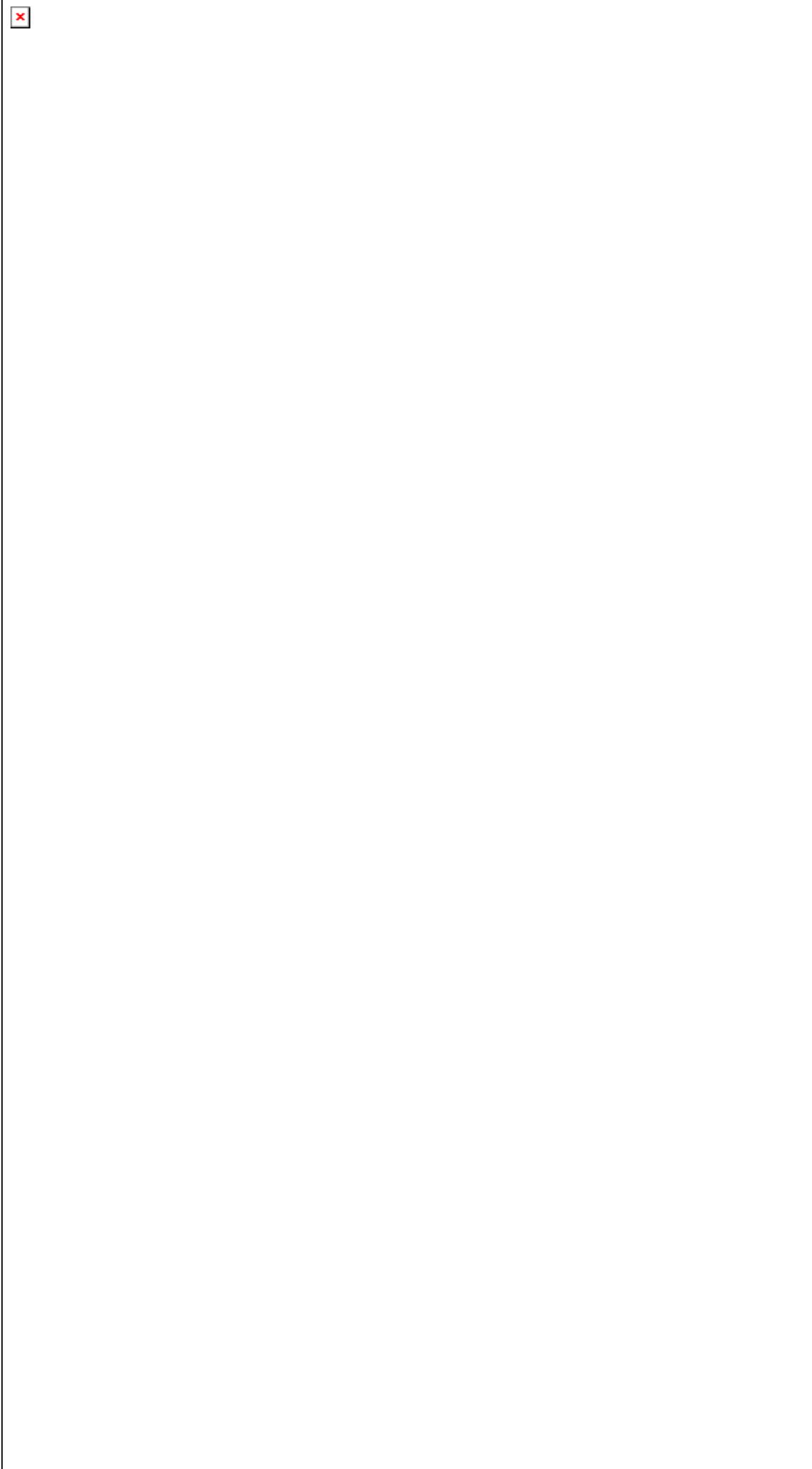
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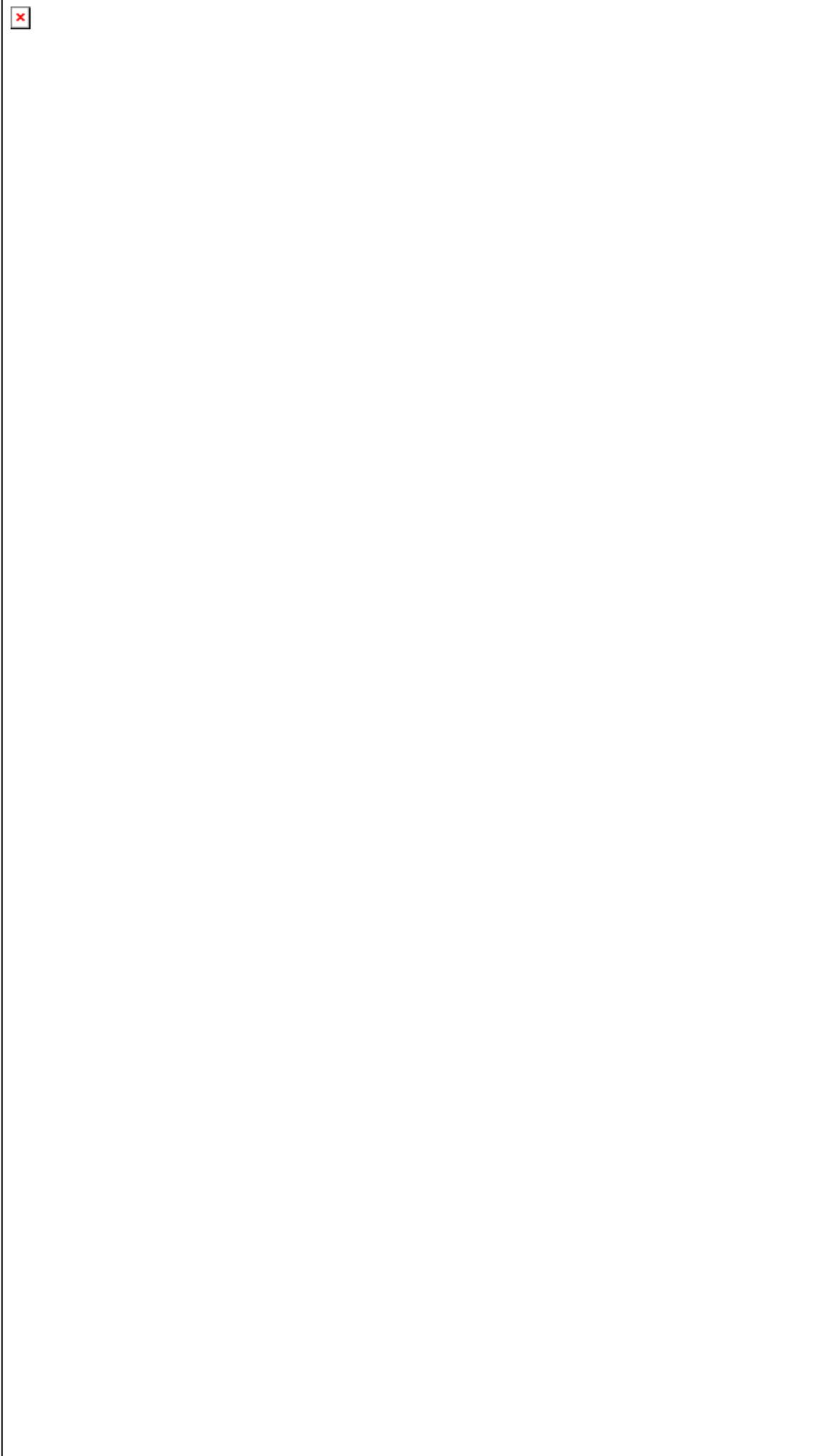
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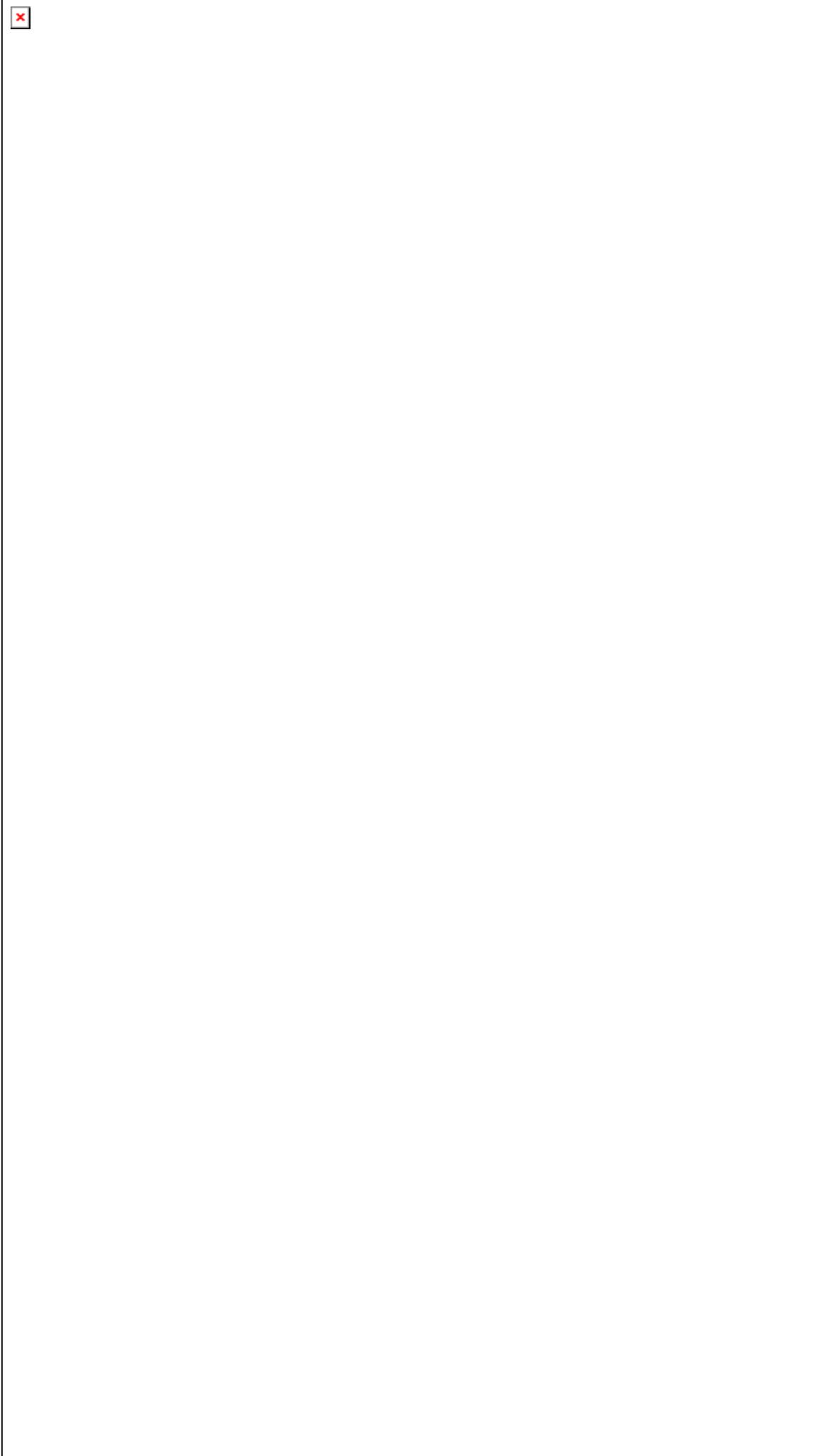
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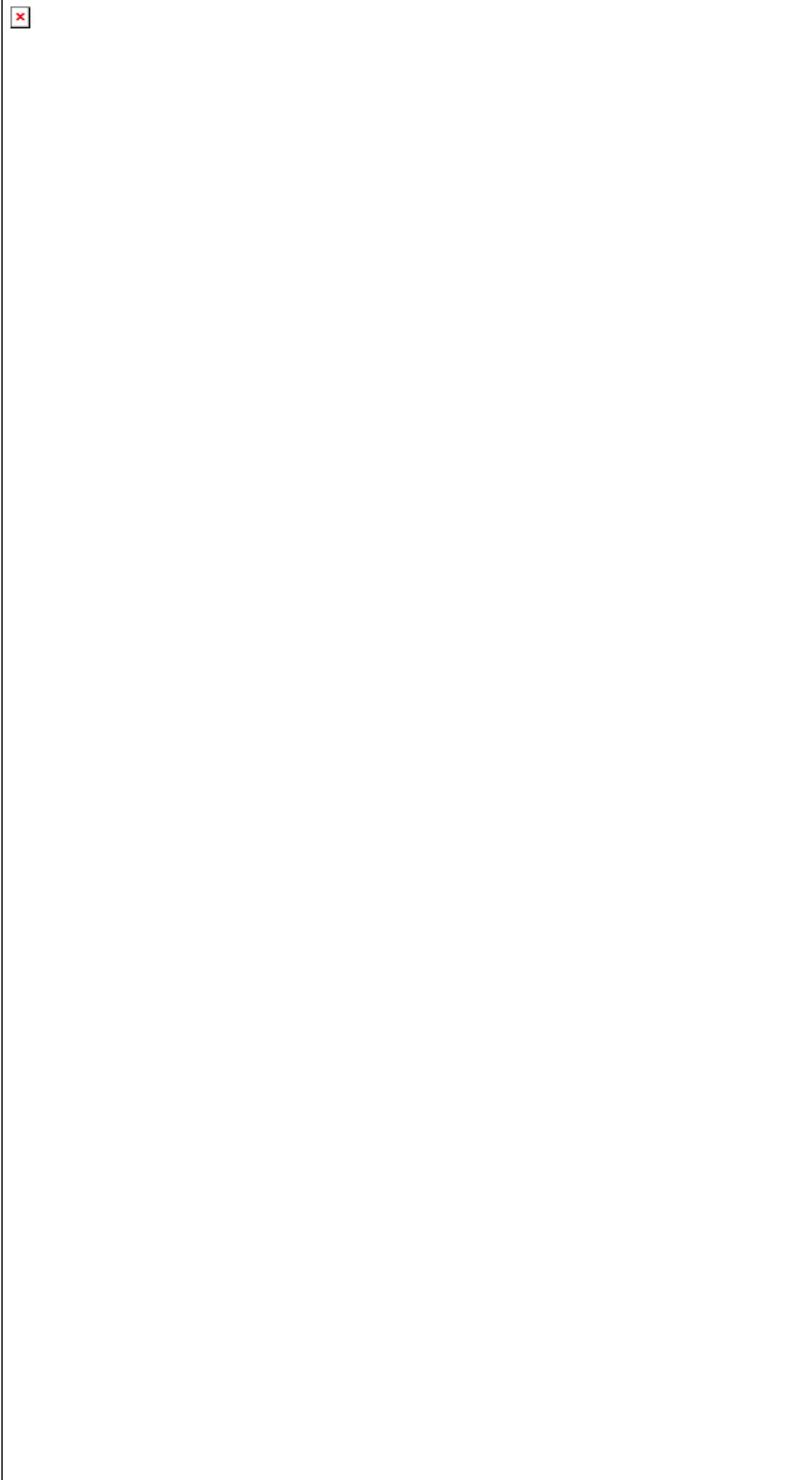
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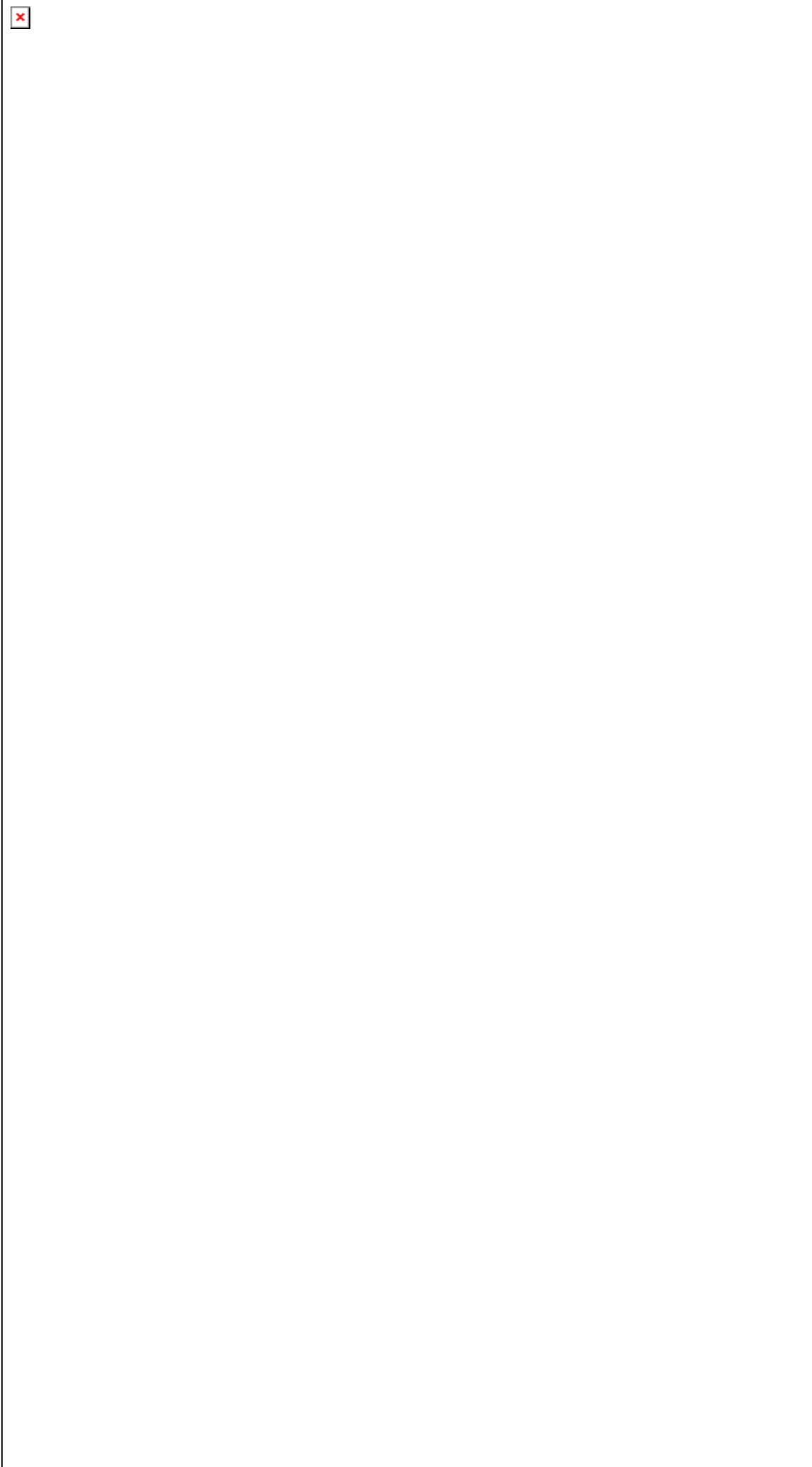
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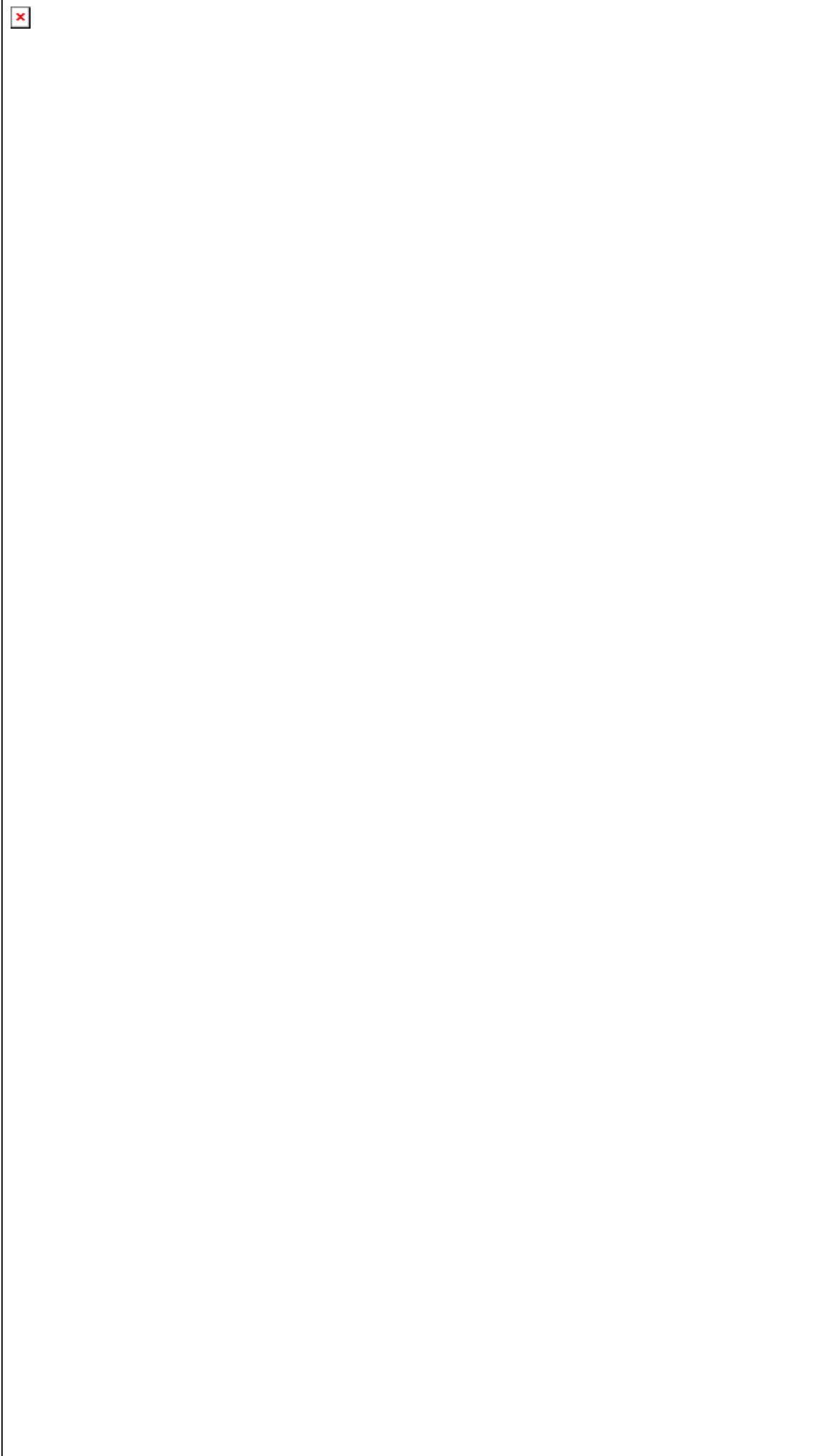
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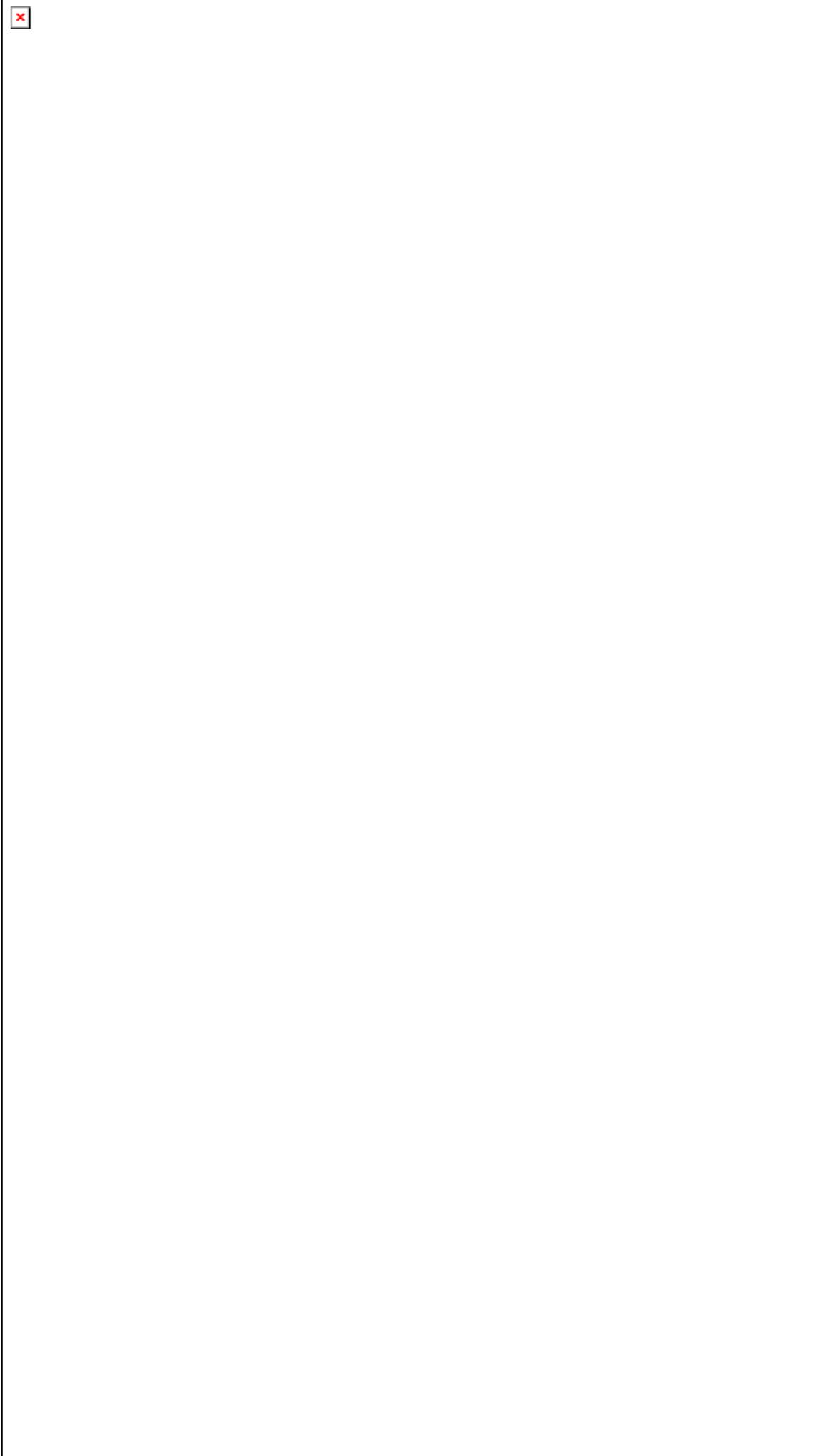
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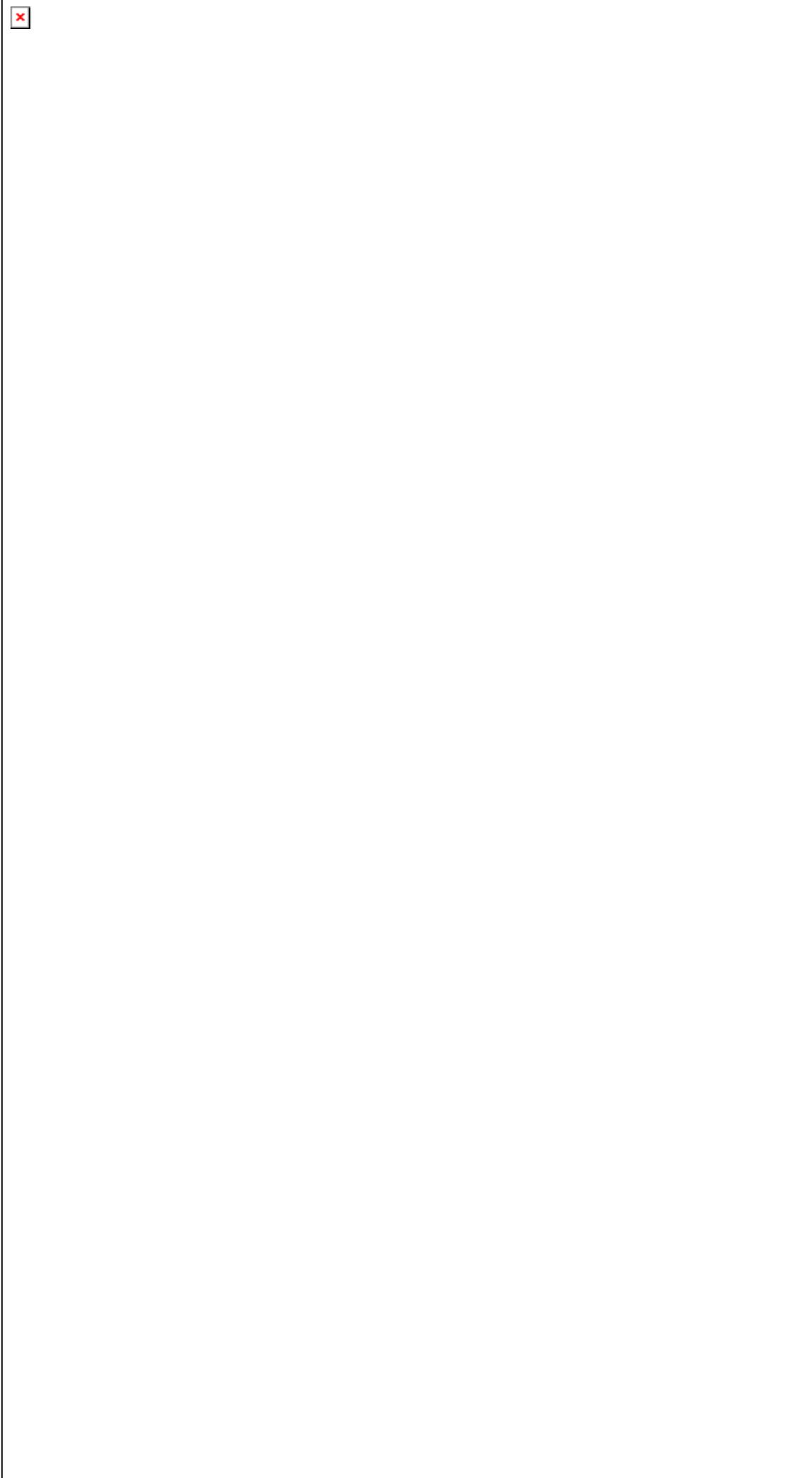
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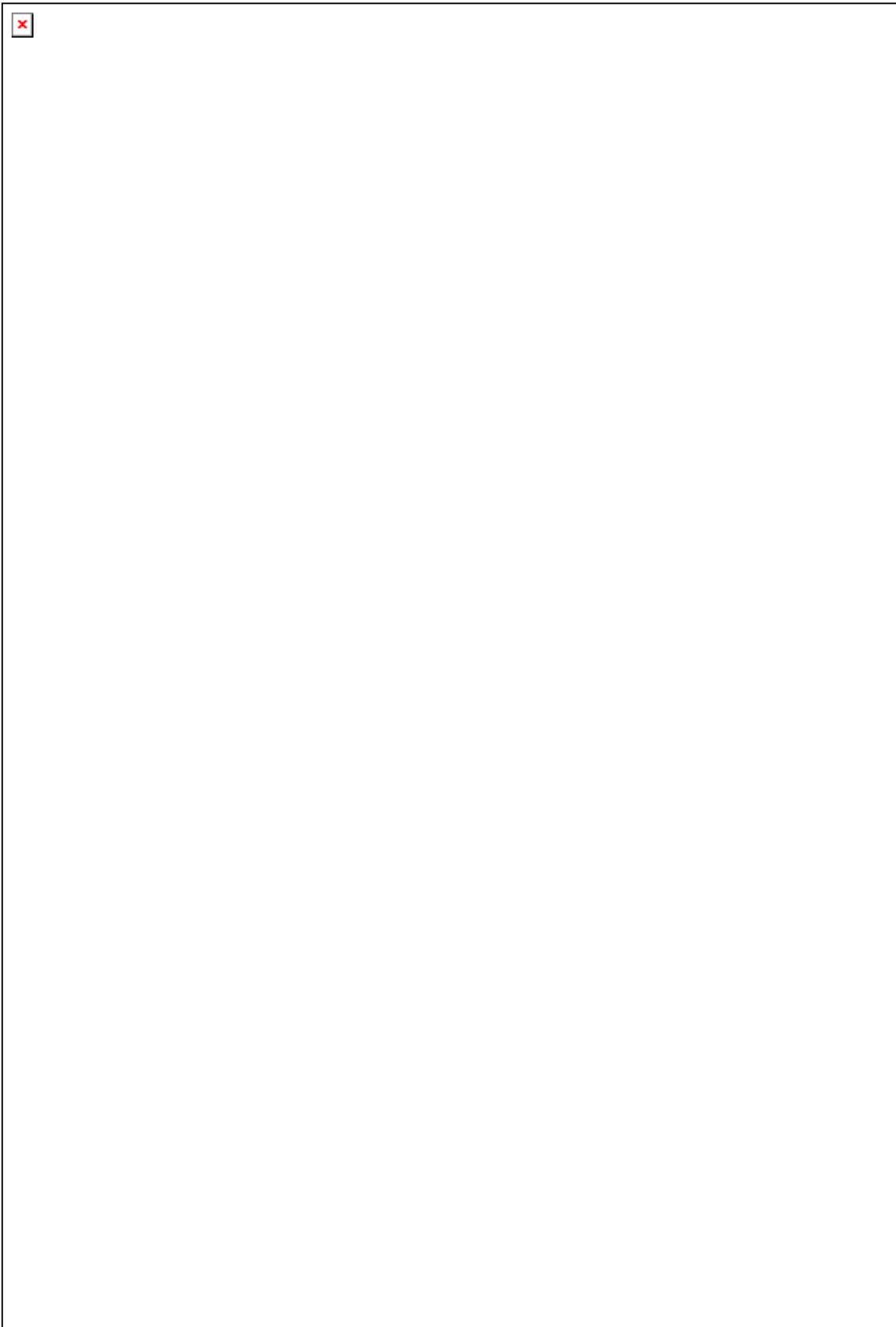


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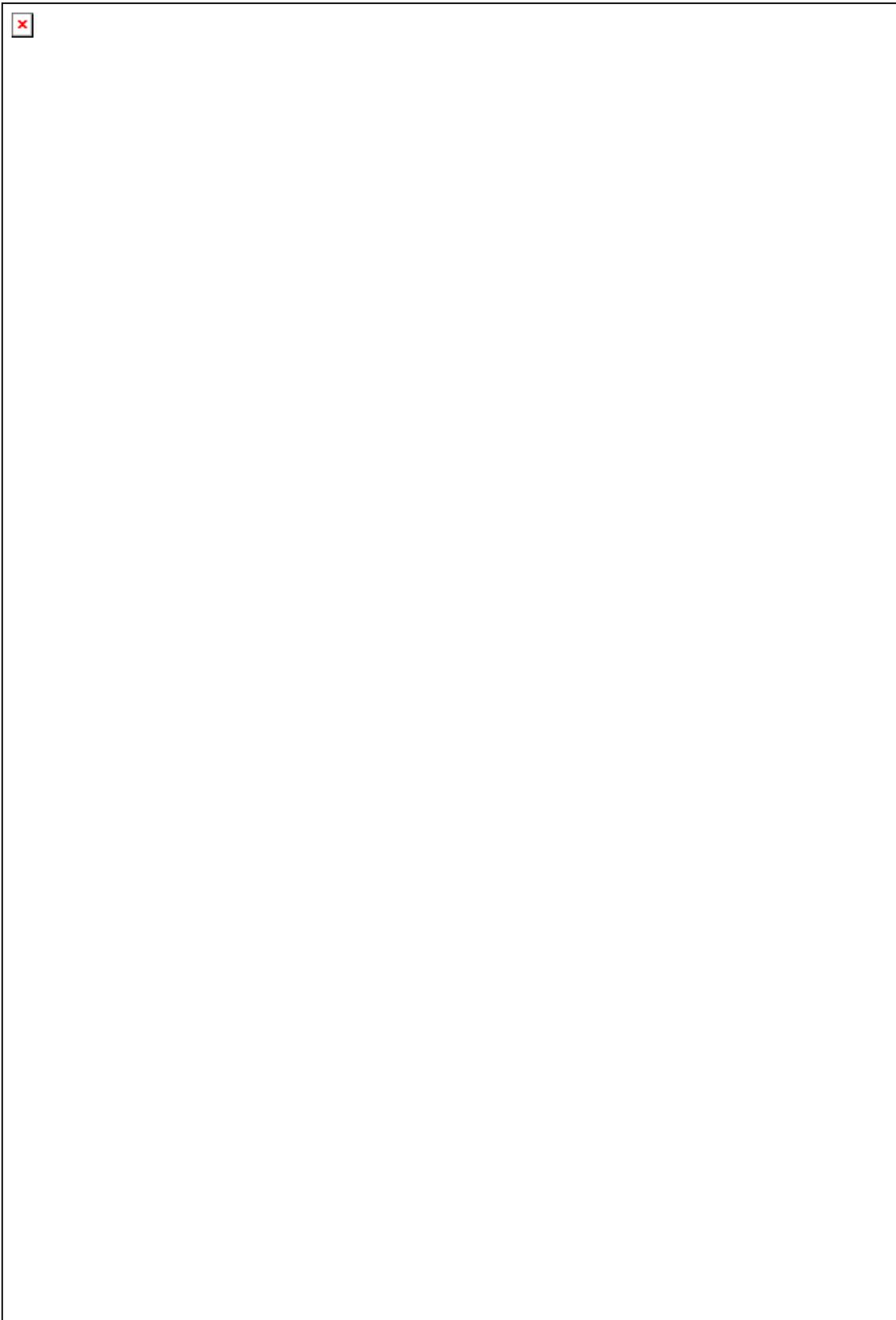
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The Clerk reported that Twenty (20) notices of Public Hearing were sent by certified mail, return receipt requested, to property owners within a two-hundred (200') of the subject property. Said return receipts were ordered as part of the record of these proceedings:



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Barbara Levine and Theresa Coddington on behalf of Habitat for Humanity came forward to state request. Noted for the record, a letter withdrawing the request to construct the driveways using pervious materials due to soil issues. They stated they were requesting gravel sidewalks for environmental and aesthetic reasons.

The Chairman opened the floor for public comments in favor to the request and no one came forward to be heard.

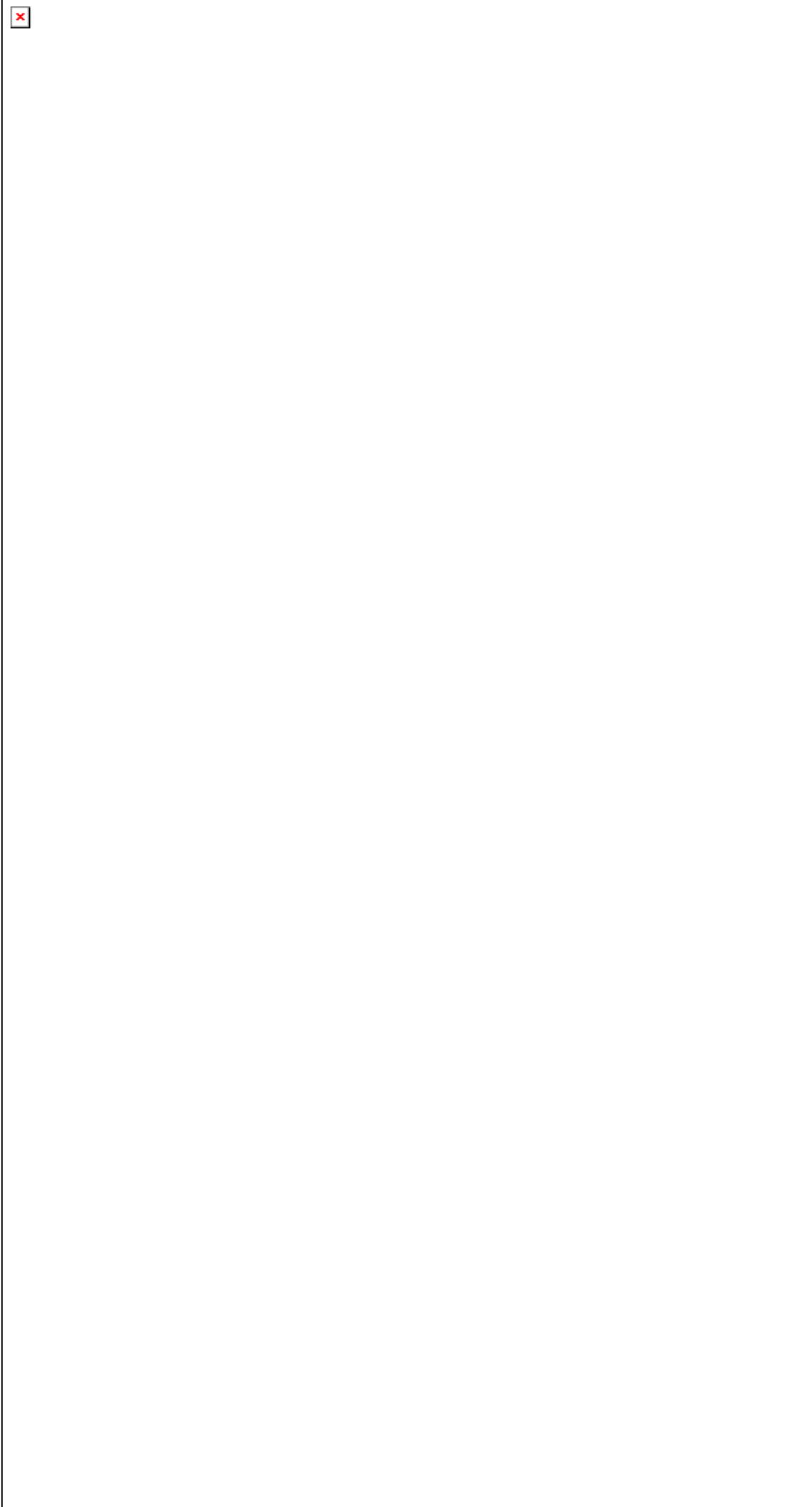
The Chairman opened the floor for public comments in opposition to the request and no one came forward to be heard.

There being no further public comments or questions, Commissioner Yandell made motion seconded by Commissioner Hill and unanimously carried to close the public hearing.

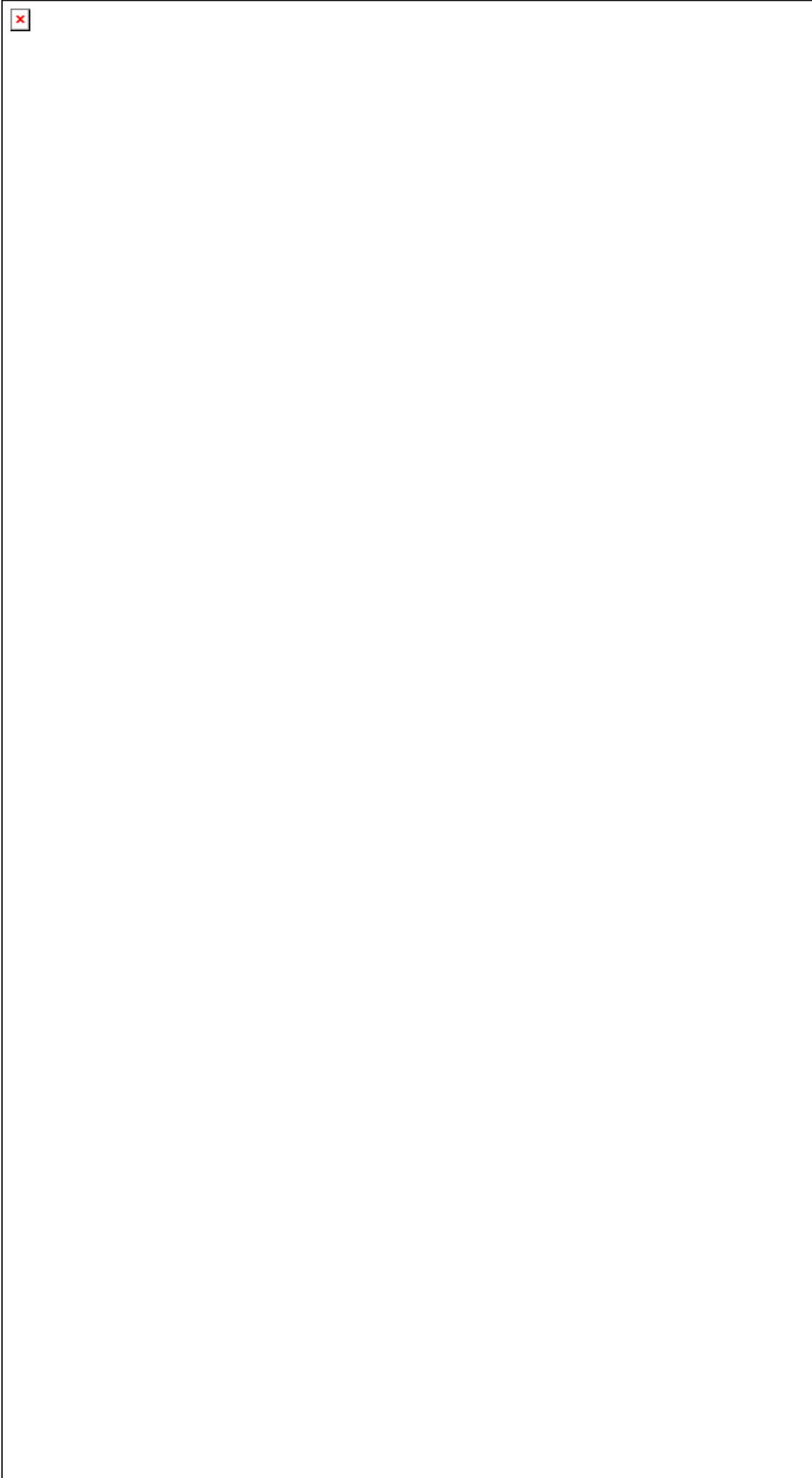
After careful review and conversation Commissioner Yandell made motion seconded by Commissioner Hill and unanimously carried to Deny the variance in accordance with Zoning Ordinance 344, Article XII, Section 1207. FINDINGS.

The next item of business was a PUBLIC HEARING for a Variance requesting to develop a low dust, gravel matrix parking lot at the St. Patrick's Episcopal Church located at 310 North Cleveland Ave submitted by Episcopal Diocese of Mississippi as follows:

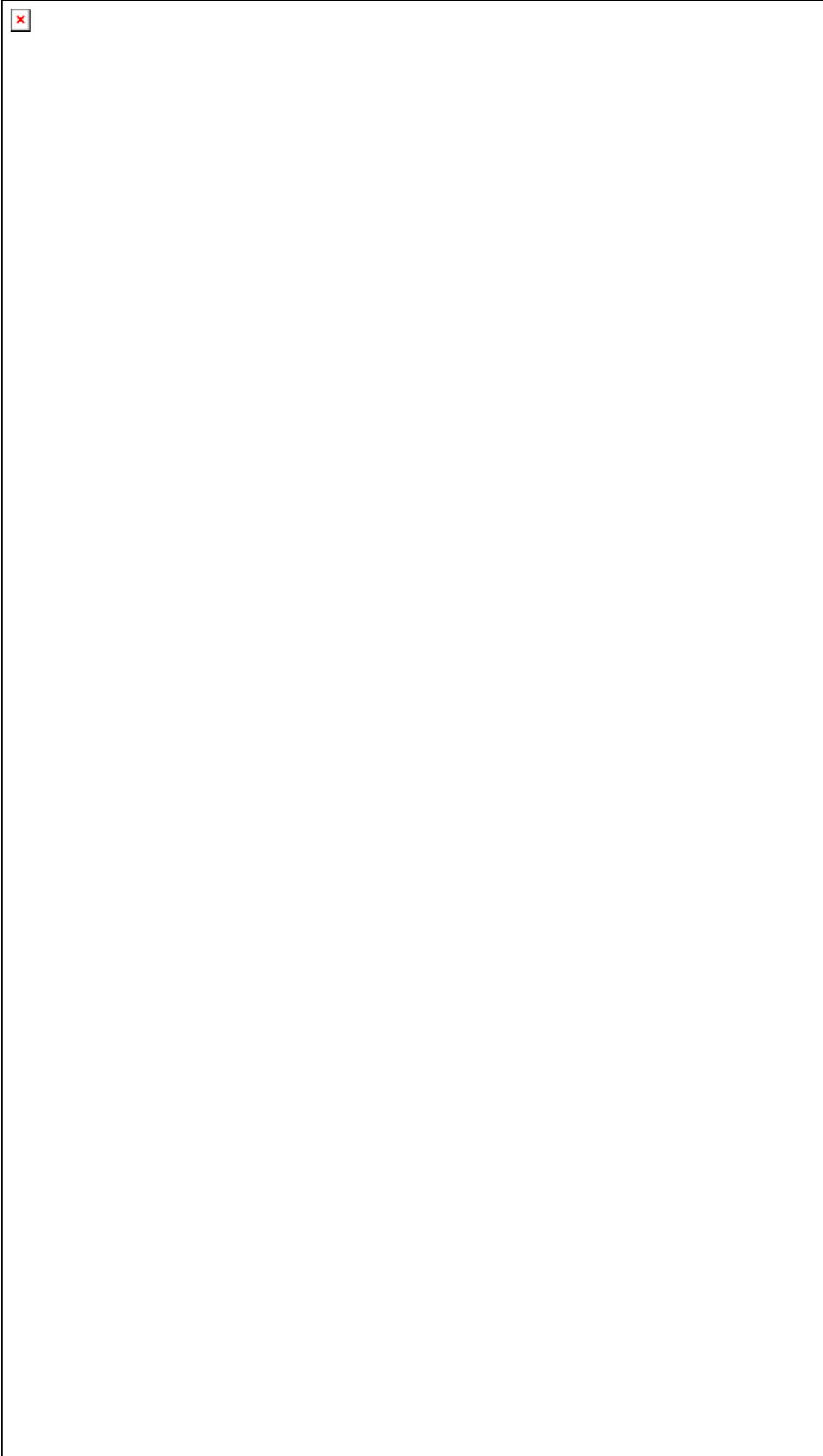
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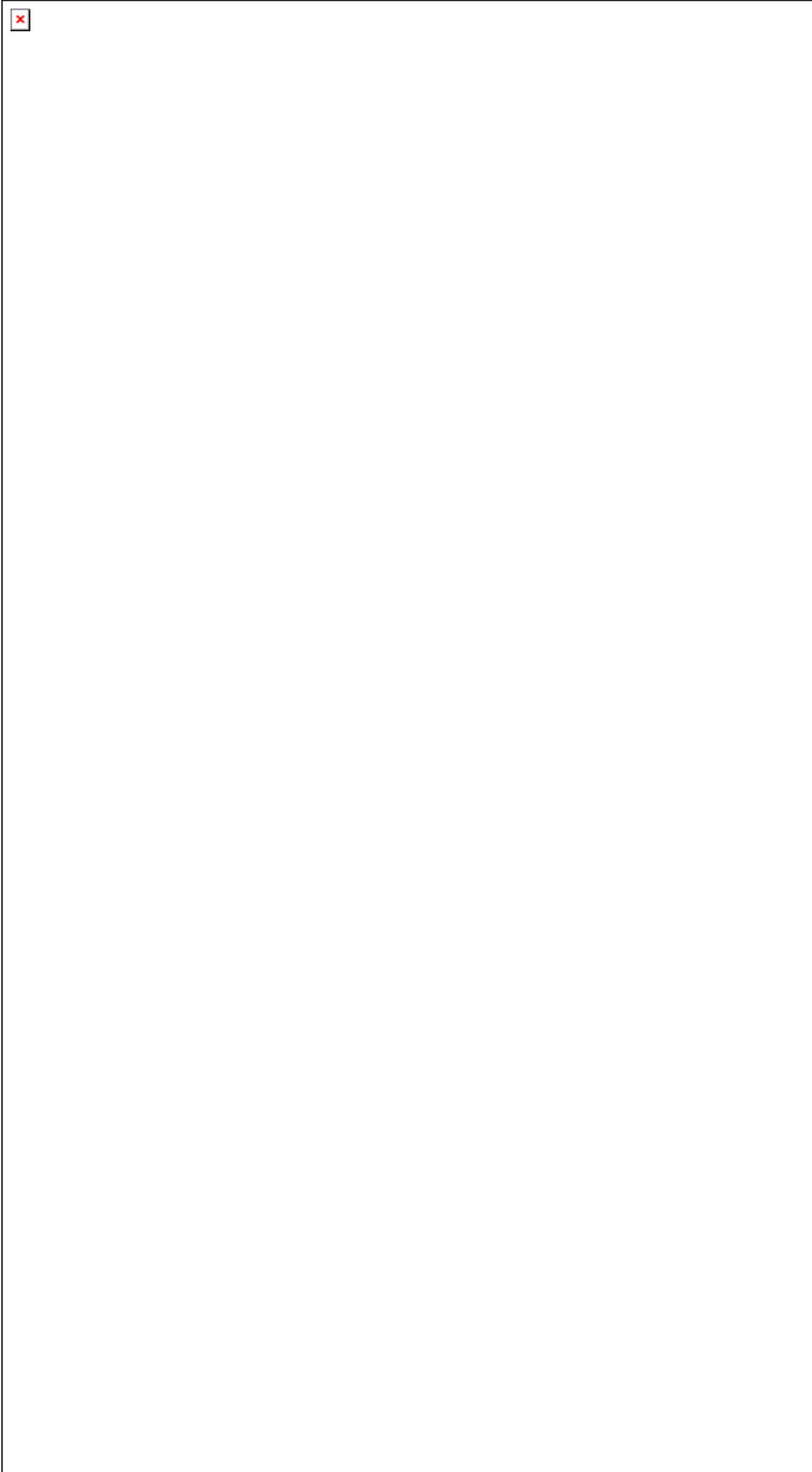
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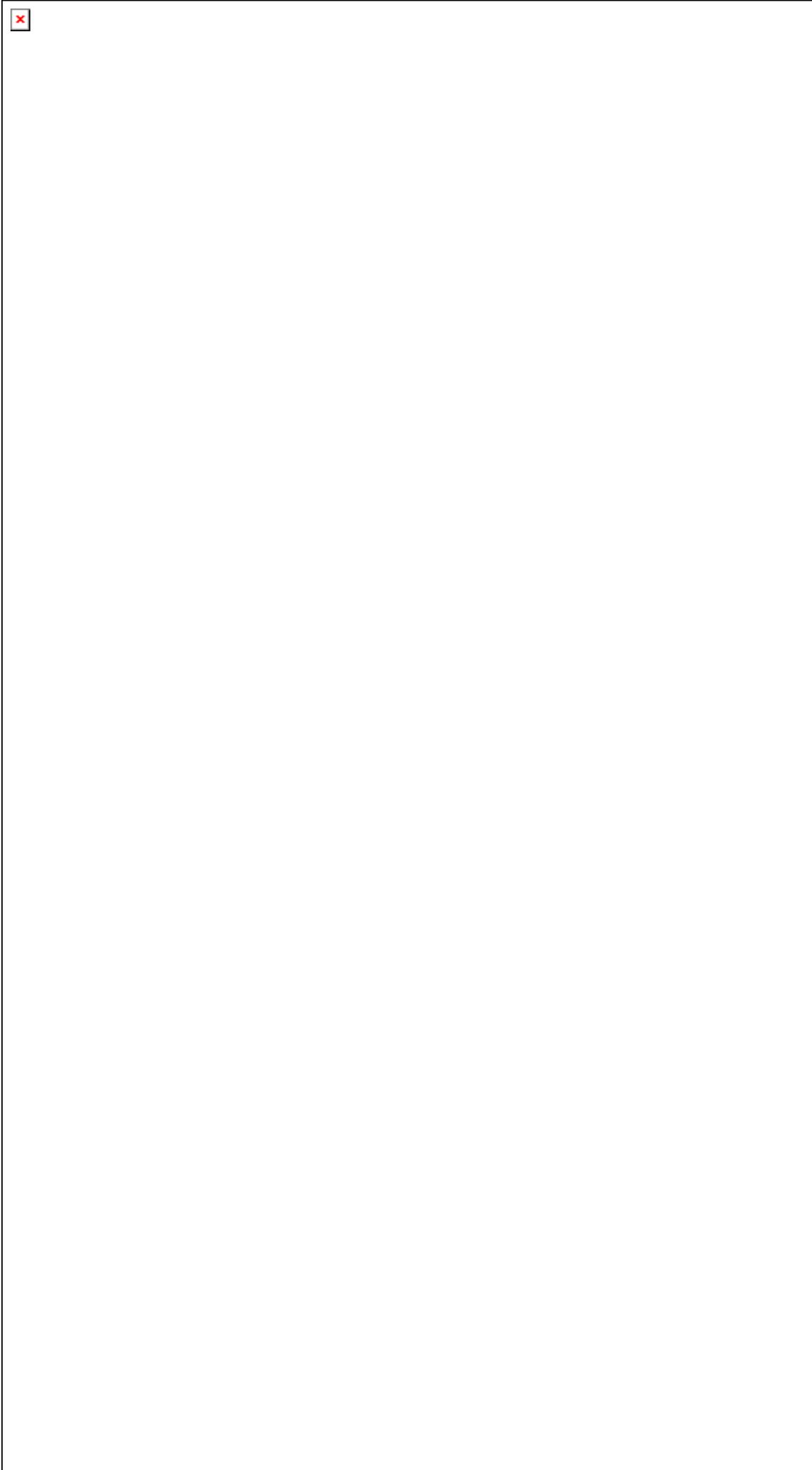
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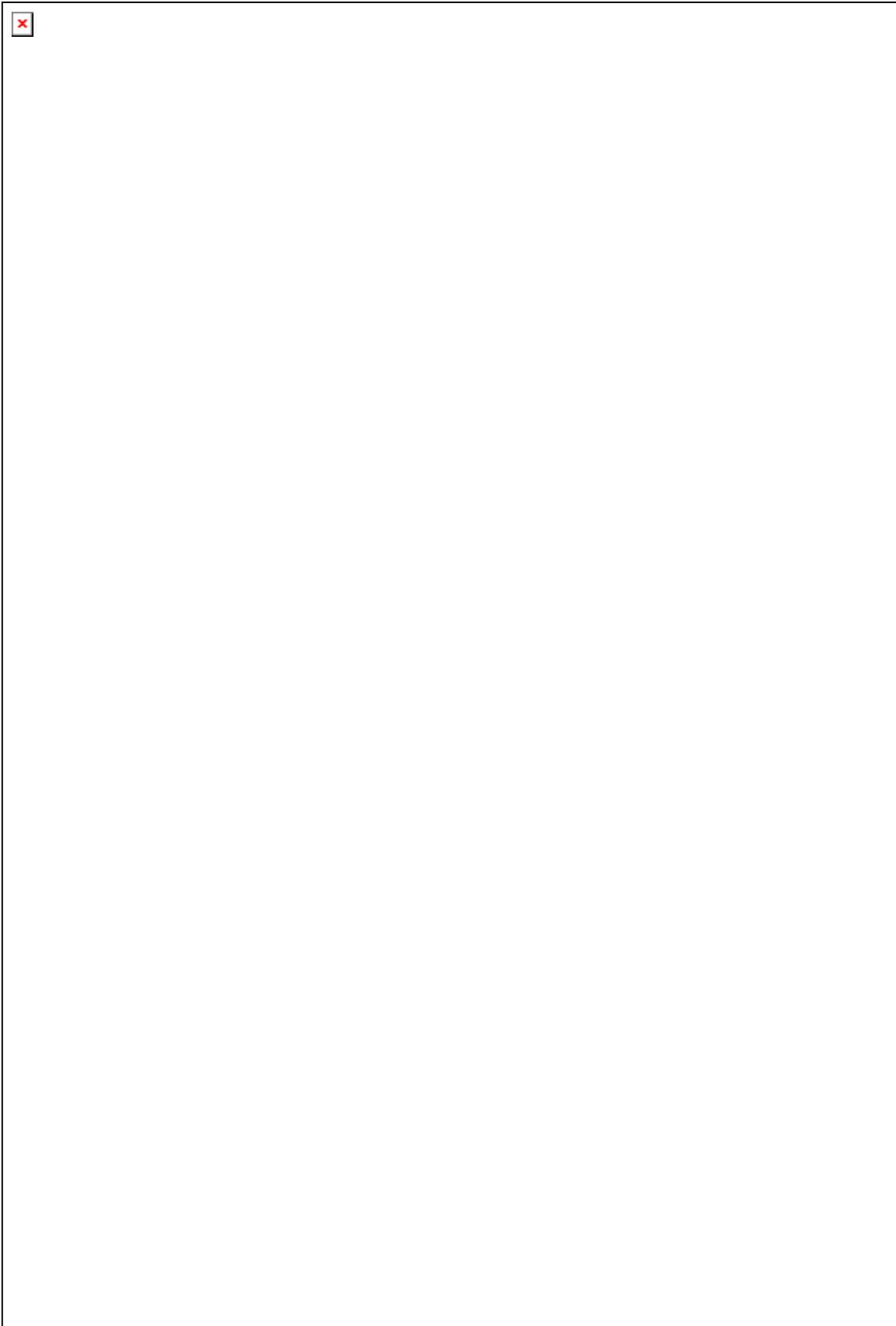


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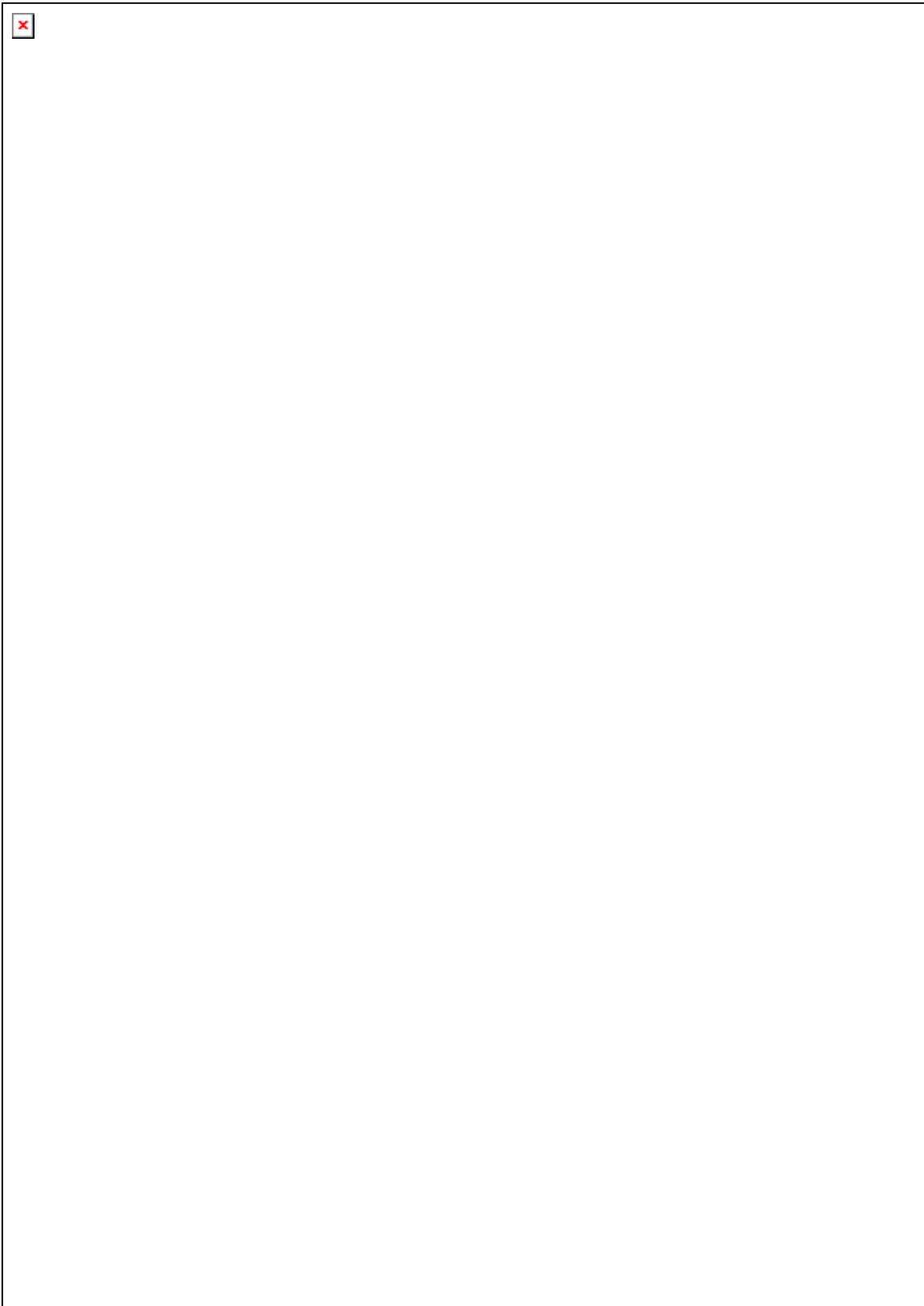
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Bruce Davis on behalf of Habitat for Humanity came forward to state the request. He stated that the church is rebuilding and the money required for a concrete parking area would be used to construct an education facility, the parking lot would be well designed and would have concrete handicap spaces, it would be compacted and have a semi-hard surface.

The Chairman opened the floor for public comments in favor to the request and no one came forward to be heard.

The Chairman opened the floor for public comments in opposition to the request and no one came to be heard.

There being no further public comments or questions, Commissioner Hare made motion seconded by Commissioner Serrato and unanimously carried to close the public hearing.

After careful review and conversation Commissioner Yandell made motion seconded by Commissioner Vancourt and unanimously carried to Approve the variance with a stipulation that a permanent parking lot be constructed within five (5) years and in accordance with Zoning Ordinance 344, Article XII, Section 1207. FINDINGS.

It came for consideration under OLD BUSINESS approval/review of the Comprehensive Plan, Smart Code and Architectural guideline.

The Commission scheduled a Work Session for Thursday, February 19, 2009 at 5:00 p.m. to be held at the City Hall Complex located in the Temporary Trailers located at 645 Klondyke Road.

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It came for consideration under NEW BUSINESS Planning Commission Approval for a Certificate of Re Subdivision for Property located at 533 Klondyke Road submitted by Ida Faye Woodfield as follows:

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Jerry Guice came forward to represent the applicant.

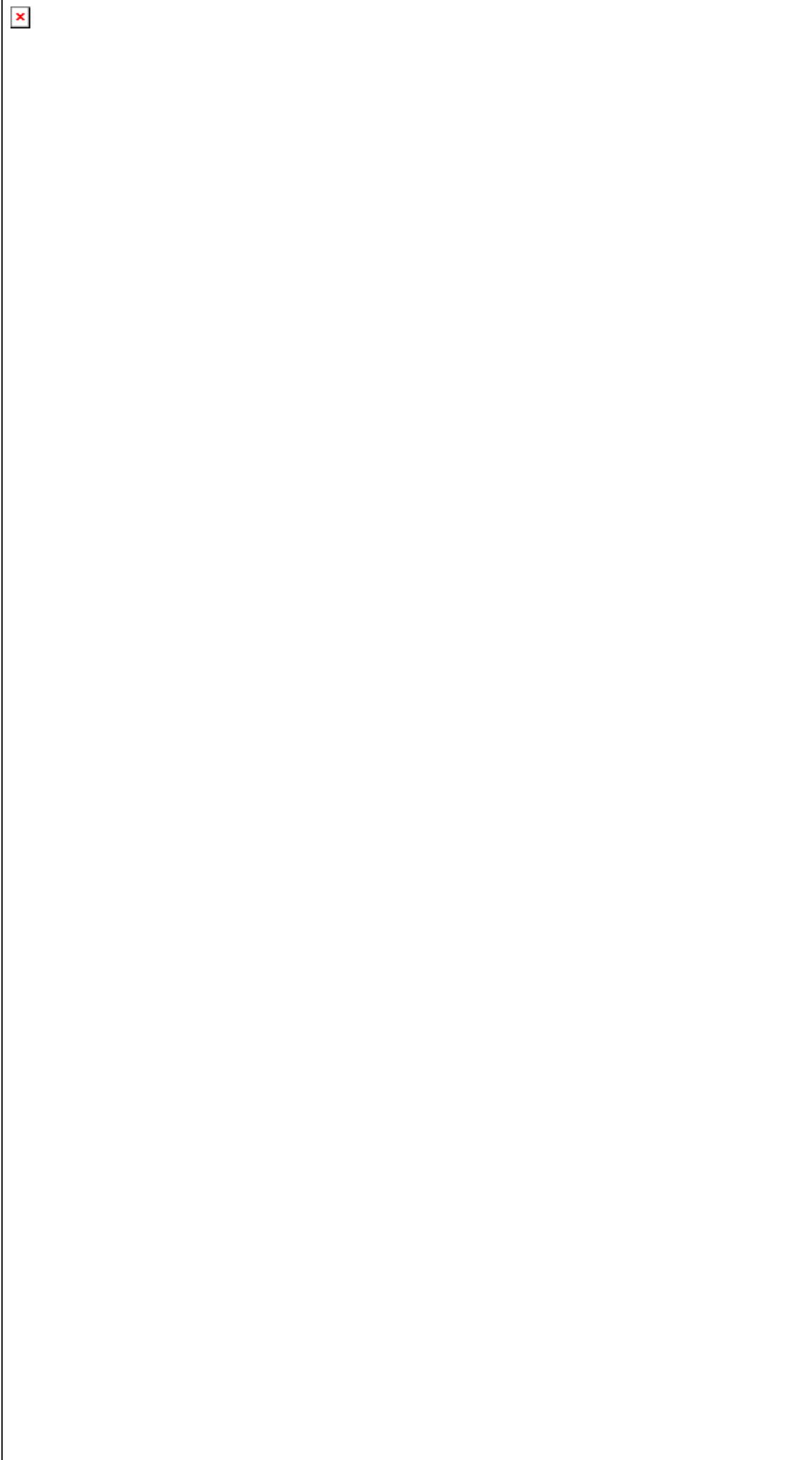
After much discussion Commissioner Serrato made motion seconded by Commissioner Hare to approve the Certificate of Re Subdivision contingent upon the City Engineers recommendations and in accordance with the City of Long Beach SUBDIVISION REGULATIONS, Article II, Section 3. MINOR SUBDIVISION APPROVAL.

The next item for consideration was a Certificate of Re Subdivision for property located at 222 Roberts Avenue submitted by Brian and Debra Mead as follows:

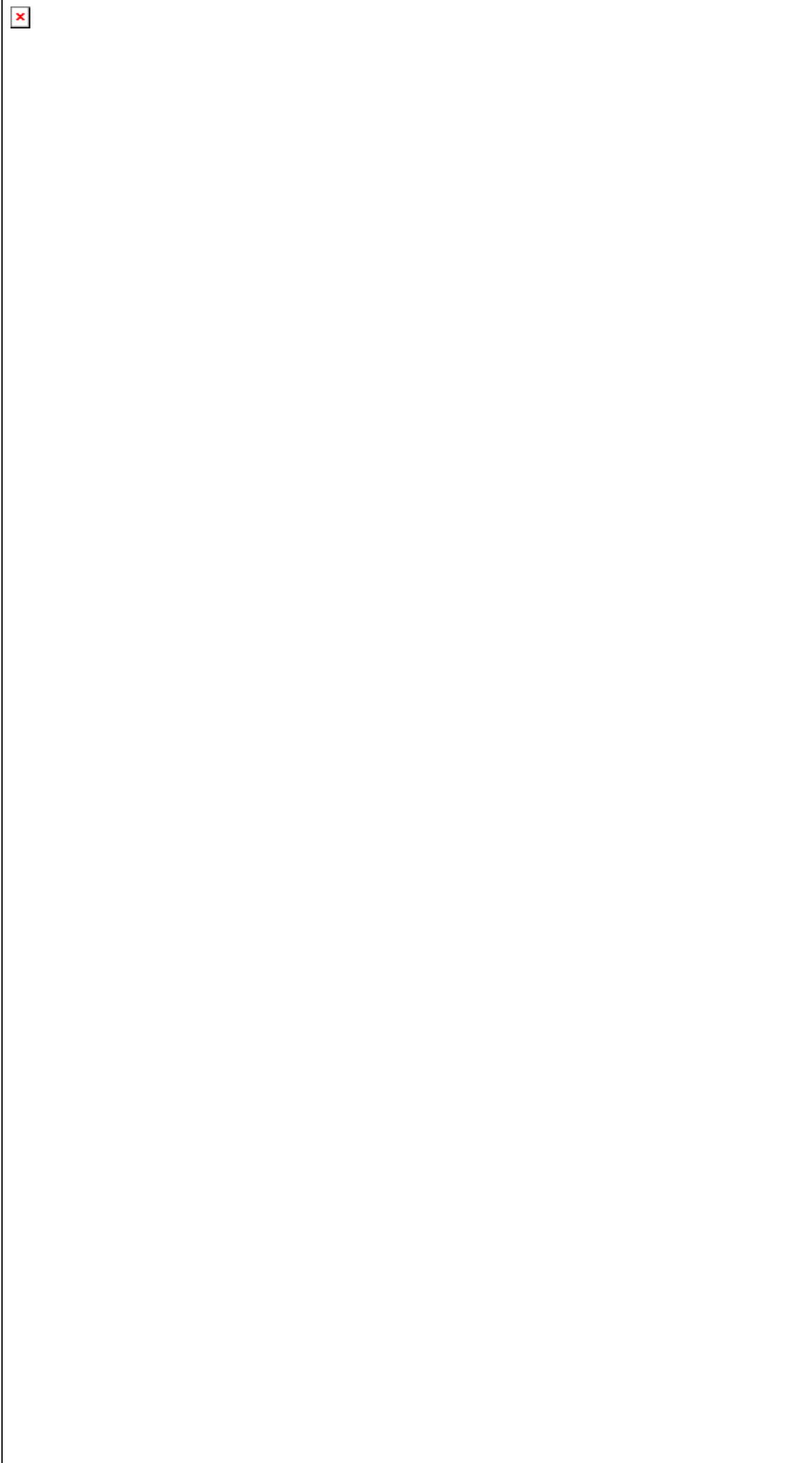
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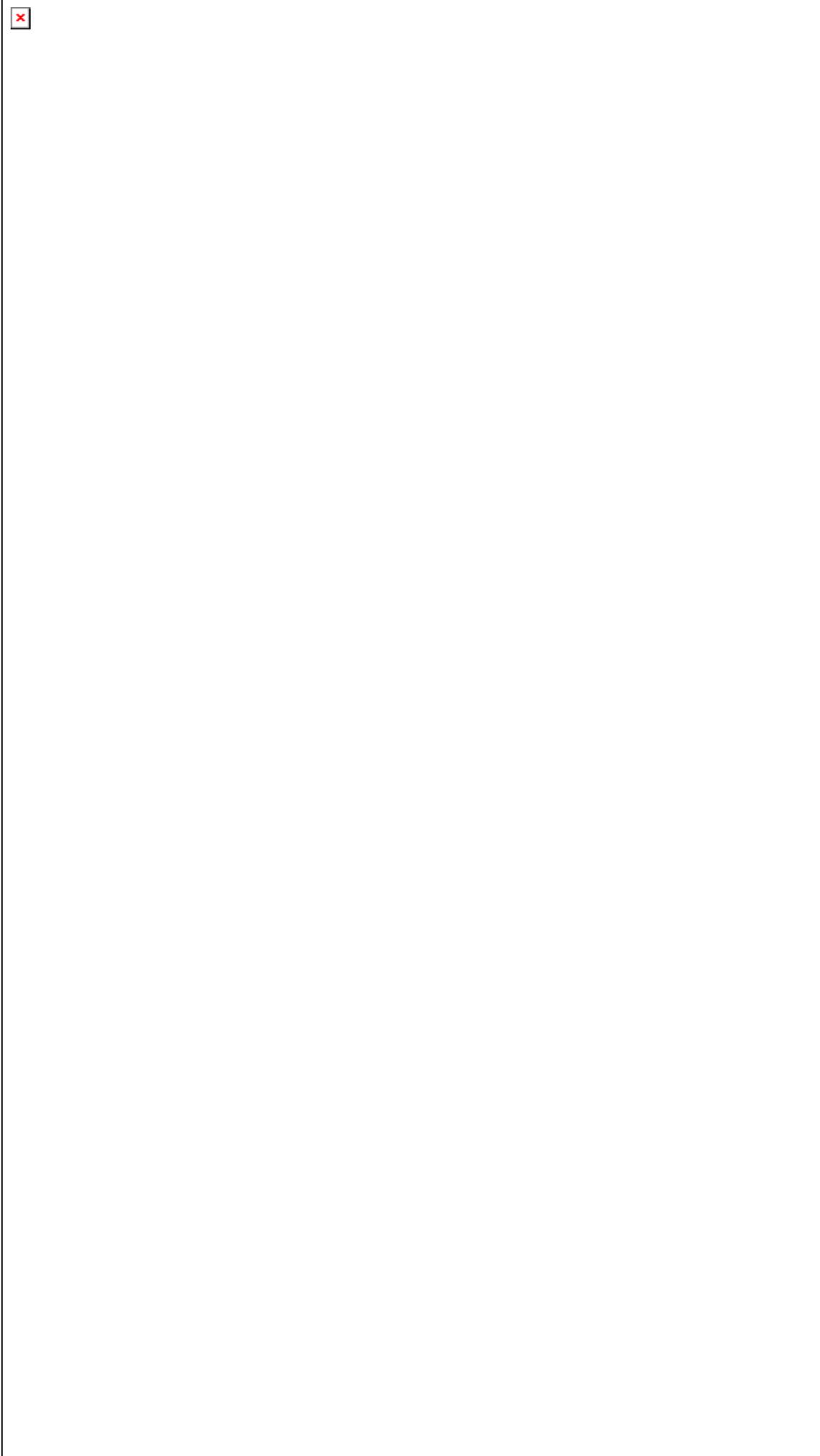
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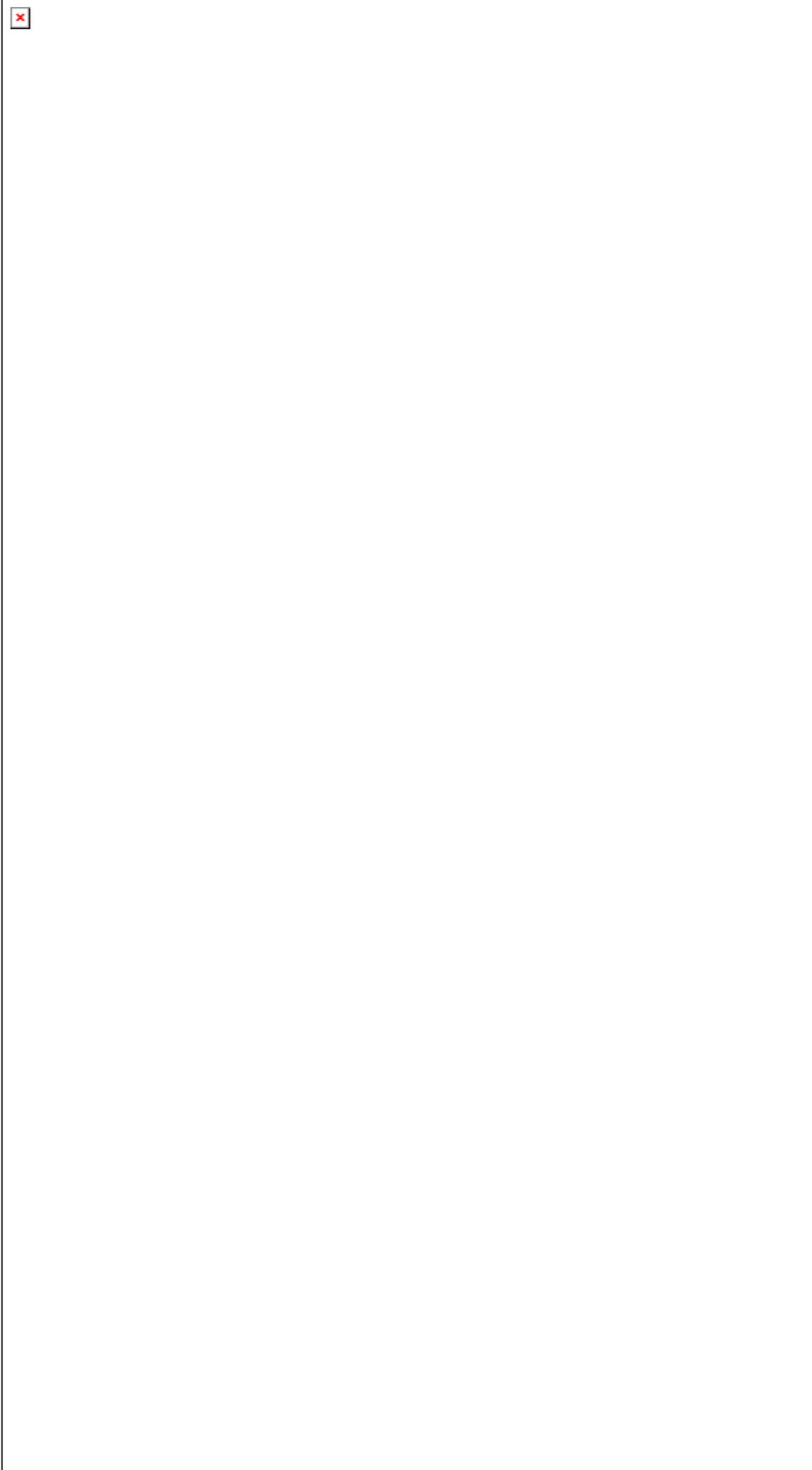
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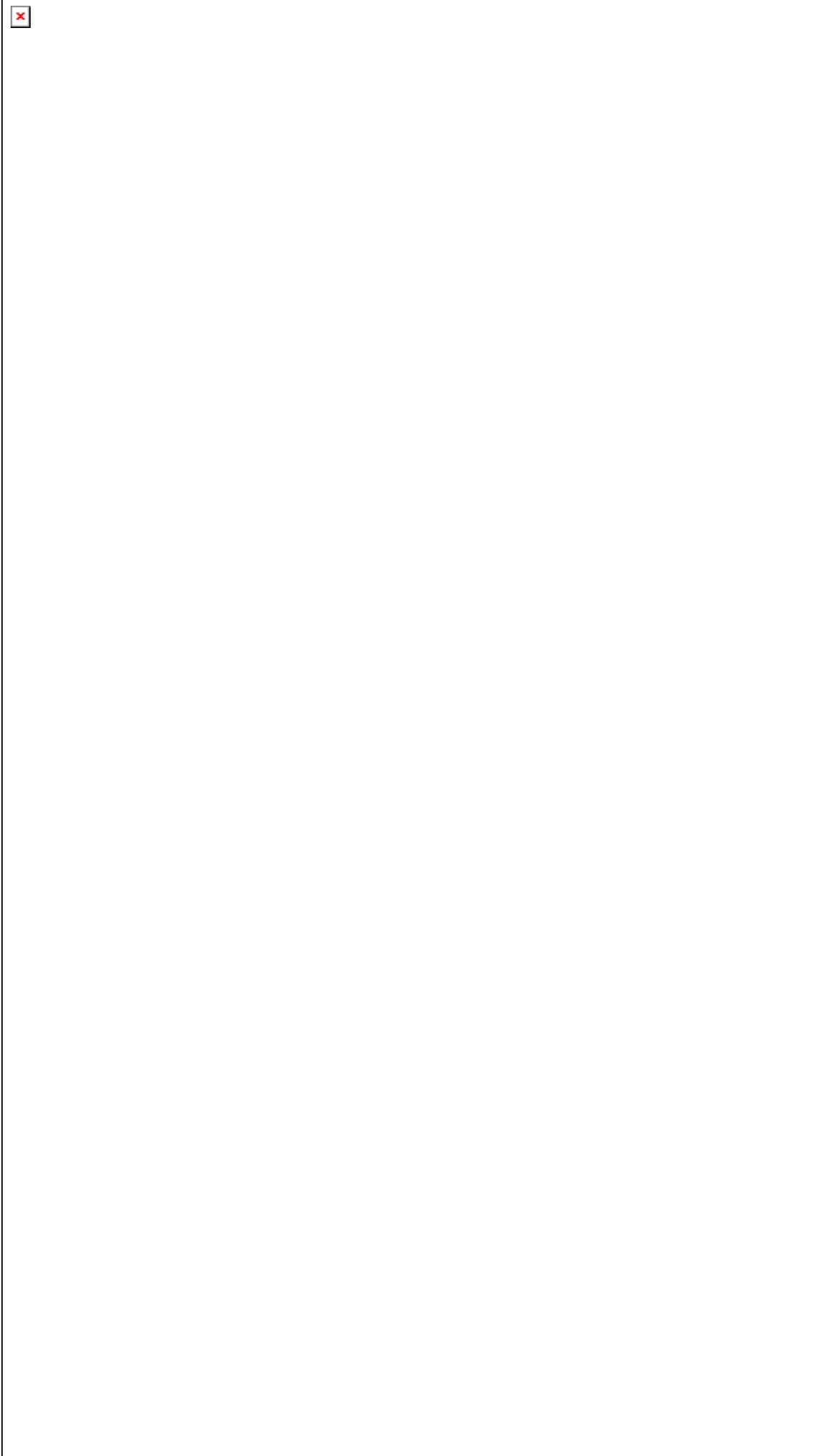
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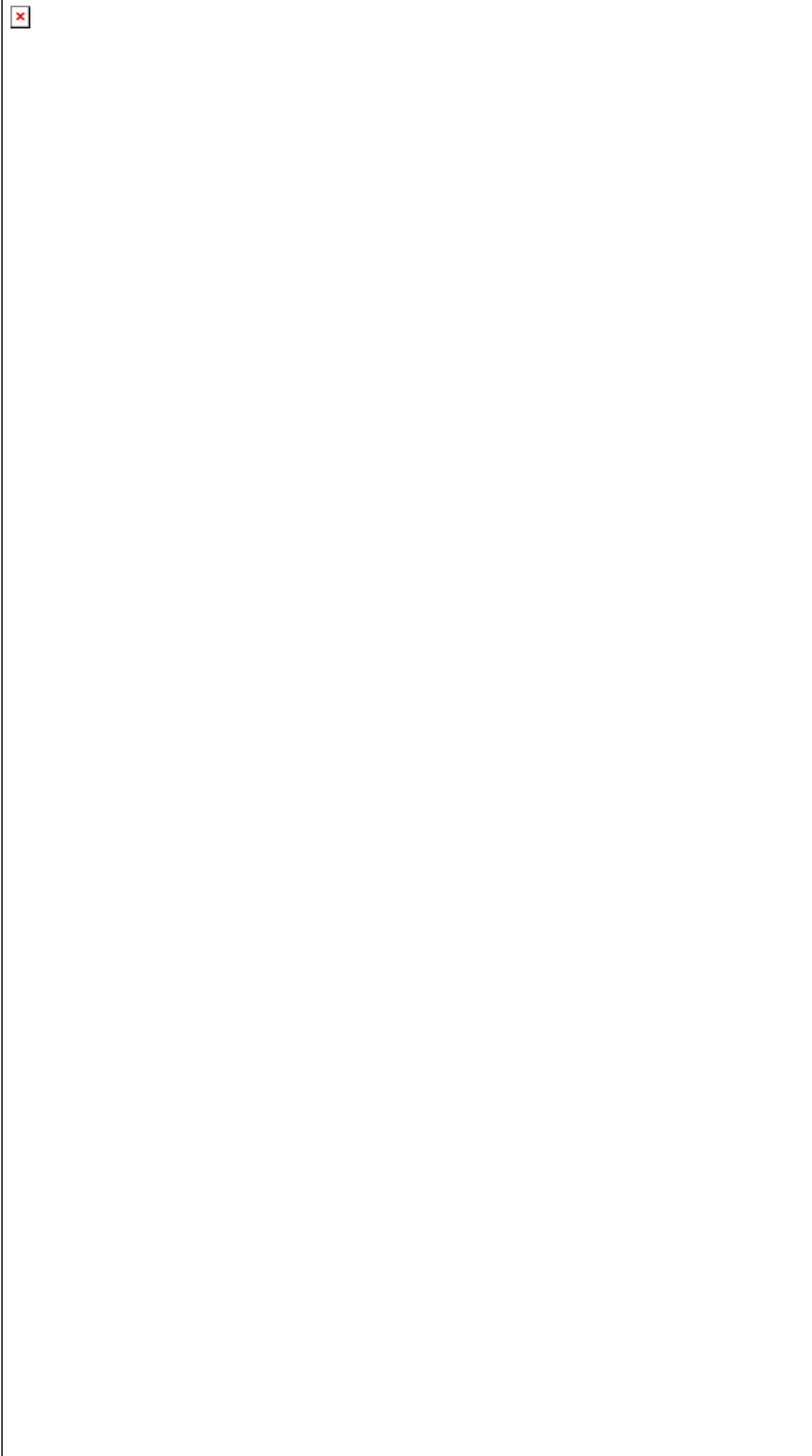
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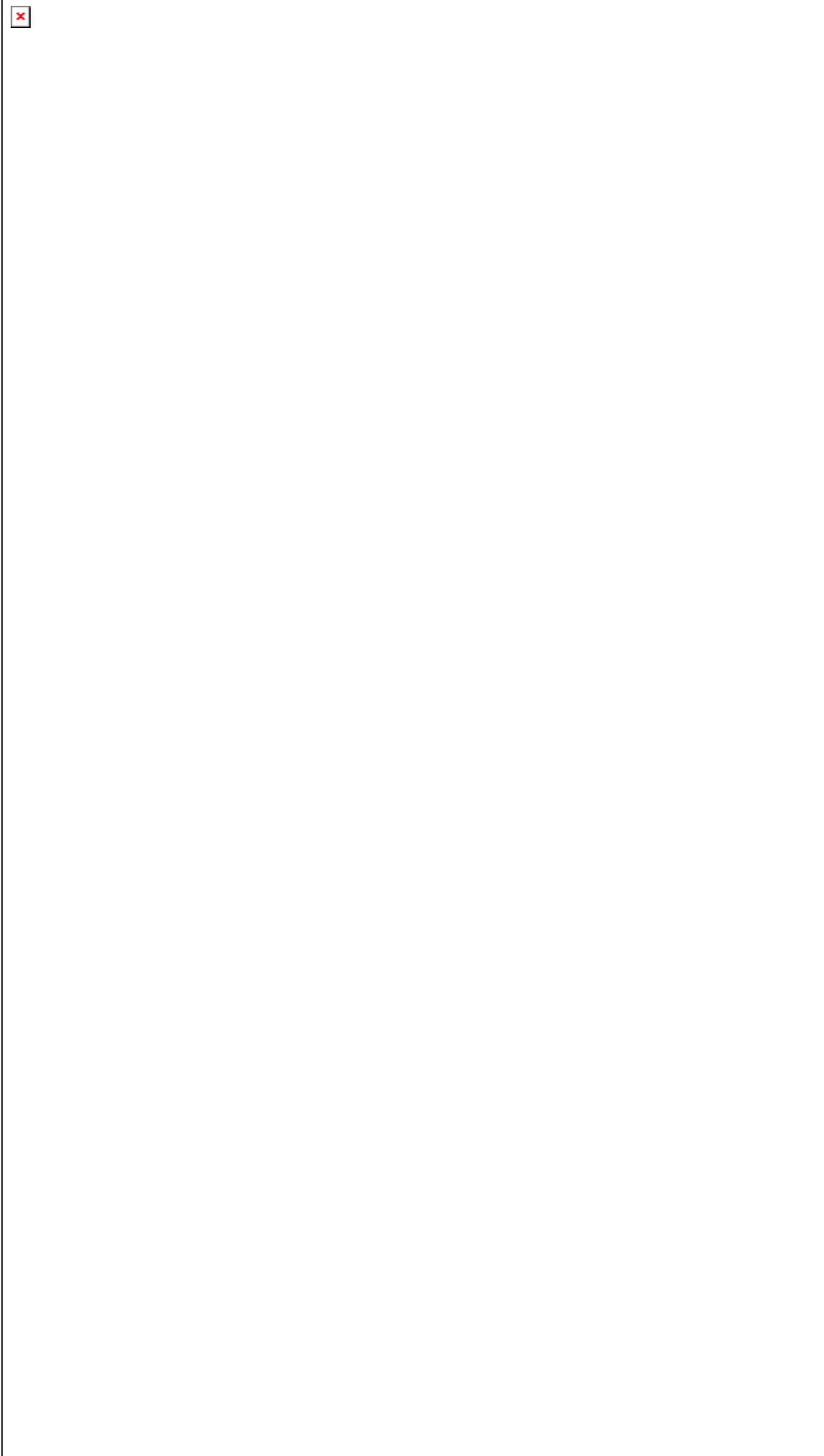
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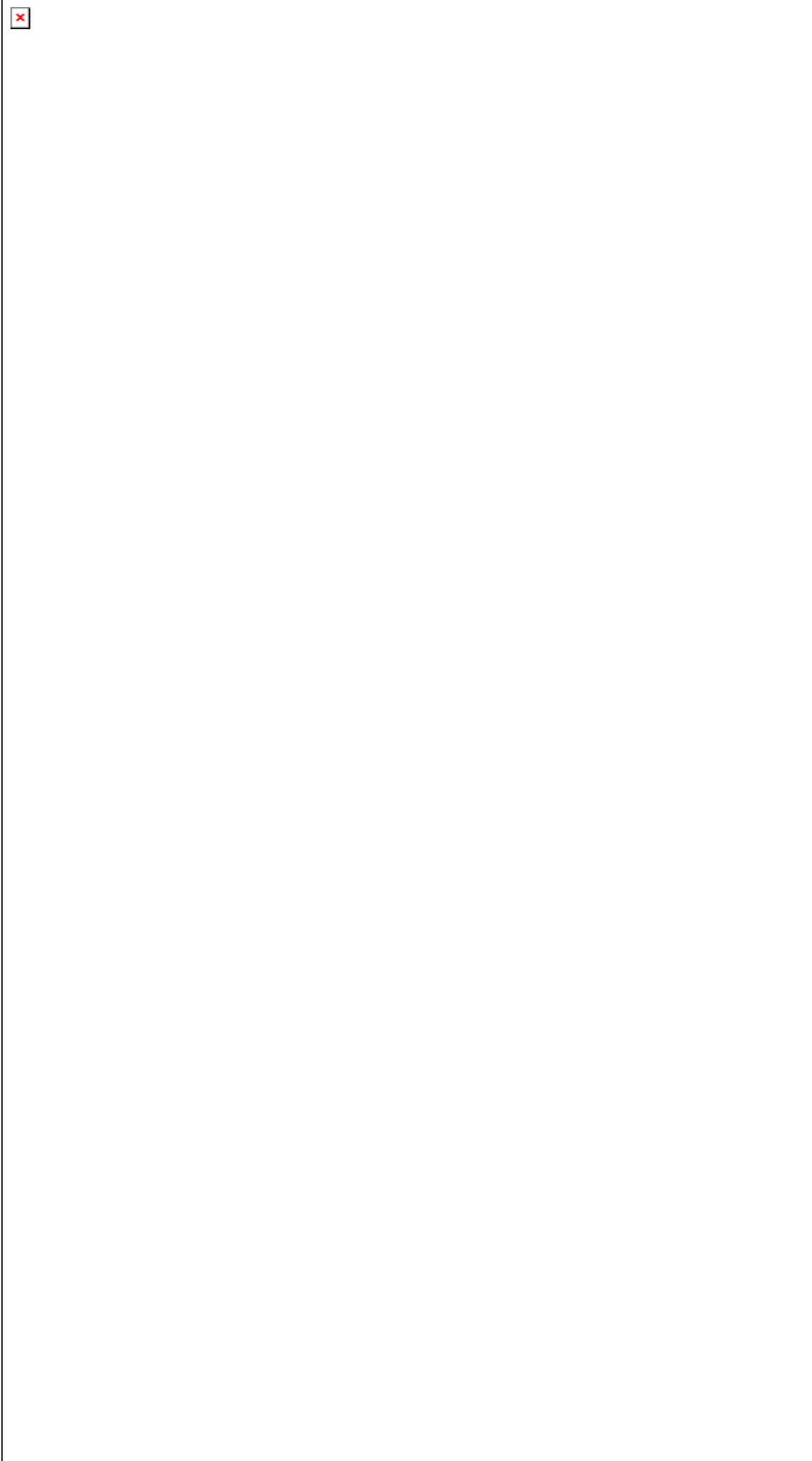
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Tim Price came forward to represent the applicants.
After much discussion and review of the City Engineers
letter the applicant withdrew his request.

The next item for consideration was a Certificate of Re
Subdivision (Amended) for property located on Gates Avenue
submitted by Margaret Baldock as follows:

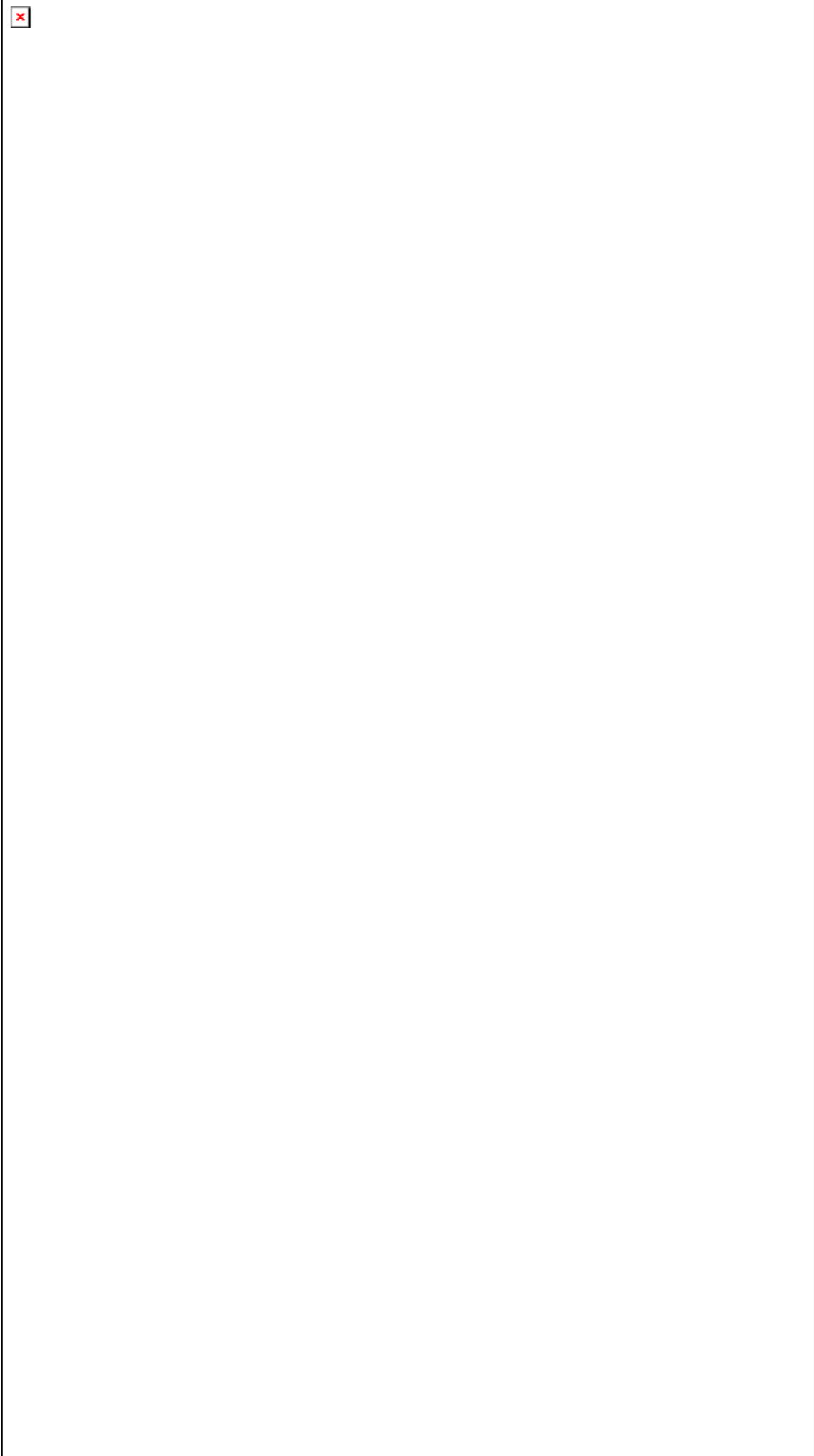
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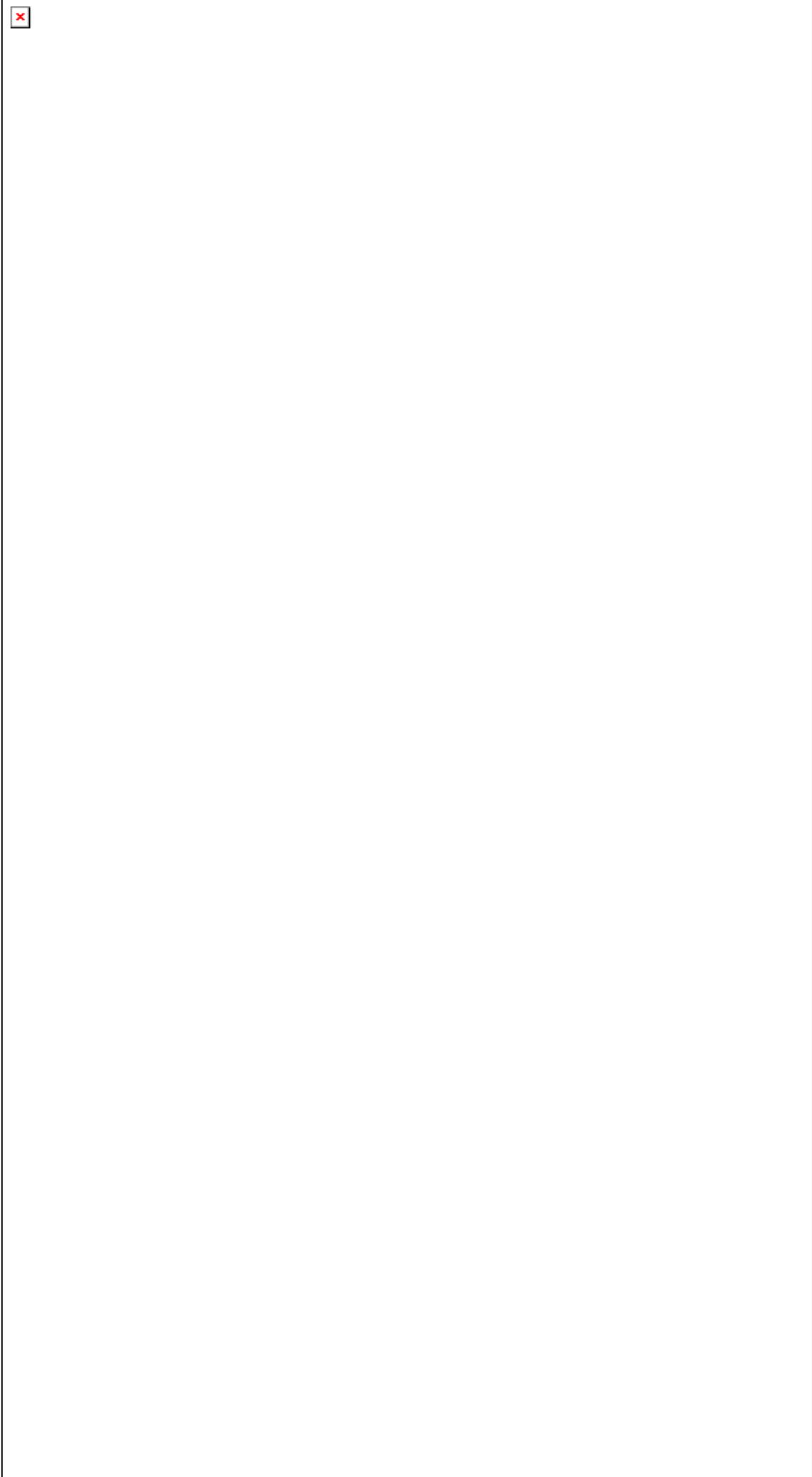
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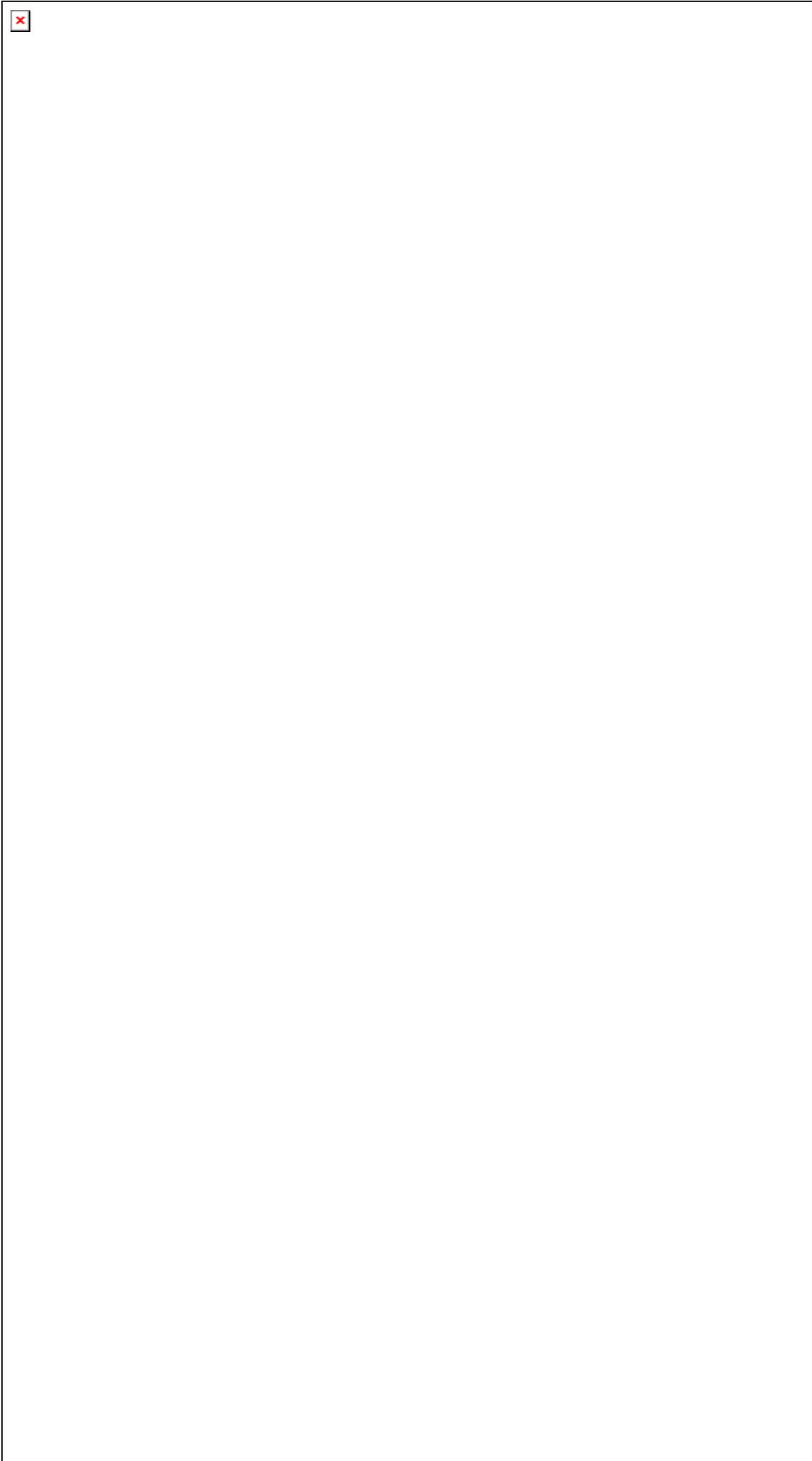
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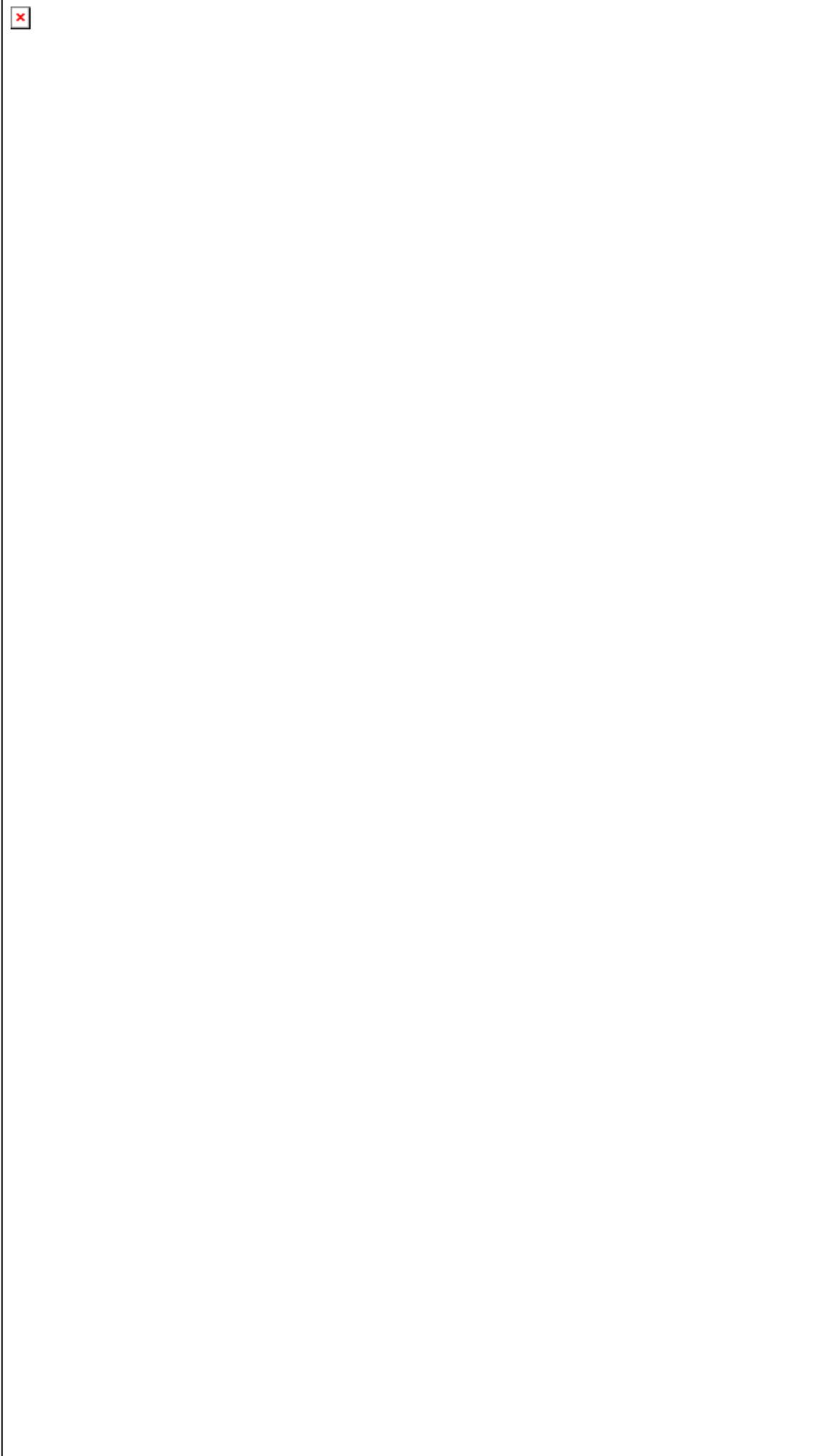
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After much discussion Commissioner Lipski made motion seconded by Commissioner Vancourt and unanimously carried to approve the Certificate of Re Subdivision contingent upon the City Engineers recommendations and in accordance with the City of Long Beach SUBDIVISION REGULATIONS, Article II, Section 4. MAJOR SUBDIVISION APPROVAL.

The next agenda item was Planning Commission Approval to operate a Tattoo shop in a C-1, Central Business/Commercial Zone District submitted by Clifton Espada.

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After much discussion and consideration Commissioner Hare made motion seconded by Commissioner Lipski and unanimously carried to amend Zoning Ordinance 344, Section 612 CHART OF PERMITTED USES to allow a Tatoon Parlor as a use in the C-1 Central Business/Commercial Zone by Planning Commission Approval Only and to not be allowed in any other Zone District.

* * *

Upon further discussion Commissioner Lipski made motion seconded by Commissioner Hill and unanimously carried to approve the request to allow a tattoo parlor to operate at 98 -A Jeff Davis Avenue located in a C-1 Central Business/Commercial district.

There being no further business to come before the Planning Commission at this time Commissioner Vancourt made motion seconded by Commissioner Lipski and unanimously carried to ADJOURN the meeting until the next regularly scheduled meeting in due course.

APPROVED:

Commission Chairman, Frank Olaivar

Date: _____

ATTEST:

Veronica Howard, Minute Clerk