MAY 3, 2012

GAUTIER, MISSISSIPPI

BE IT REMEMBERED THAT a regular meeting of the Gautier Planning Commission of the City of Gautier, Mississippi, was held on May 3, 2012, at 6:00 P.M. in the Council chambers of the Gautier Municipal Building at 3330 Highway 90, Gautier, Mississippi.

Commission members present: David Wooten, Chairman, Jerry Akins, Larry Dailey, James Torrey, Richard Johnson, and Greg Spanier. Absent was Marilyn Minor. Also present were Eric Meyer, Economic Development Director; Bob Ramsay, City Attorney; Babs Logan, Planning Technician, and Melissa Burdine, Court Reporter.

APPROVAL OF AGENDA

There were no changes to the agenda.

AGENDA

GAUTIER PLANNING COMMISSION

MAY 3, 2012

6:00 P.M.

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE (VOLUNTEER)

III. APPROVAL OF AGENDA

IV. PUBLIC COMMENTS (MATTERS OF THE PLANNING COMMISSION NOT LISTED ON THE AGENDA)

V. OLD BUSINESS

NONE

VI. NEW BUSINESS

A. QUASI-JUDICIAL

1. REQUEST FOR A CONDITIONAL USE-MAJOR PERMIT FOR AN ASSISTED LIVING FACILITY IN A C-3 HIGHWAY COMMERCIAL DISTRICT, 925 DE LA POINTE, (SHIRLEY BROWN AND LAWRENCE RAMSTAD DBA S & L SENIOR CARE CENTER) (GPC CASE #12-07-CU)

2. REQUEST FOR A CONDITIONAL USE-MAJOR PERMIT FOR AN AMENDMENT TO THE CONDITIONS FOR GPC 11-29-CU, 3512 HIGHWAY 90, (BRYAN BOZEMAN, OWNER OF COLLISION DEPOT) (GPC CASE #12-08-CU)

VII. DIRECTOR'S REPORT

VIII. ADJOURN

PUBLIC COMMENTS (MATTERS OF THE PLANNING COMMISSION NOT LISTED ON AGENDA)

There were no public comments.

OLD BUSINESS:

There was no old business to discuss.

NEW BUSINESS

A. QUASI-JUDICIAL

1. REQUEST FOR A CONDITIONAL USE-MAJOR PERMIT FOR AN ASSISTED LIVING FACILITY IN A C-3 HIGHWAY COMMERCIAL DISTRICT, 925 DE LA POINTE, (SHIRLEY BROWN AND LAWRENCE RAMSTAD DBA S & L SENIOR CARE CENTER) (GPC CASE #12-07-CU)

There came before the Planning Commission a request on the part of Shirley Brown and Lawrence Ramstad for a Conditional Use-Major permit to operate an assisted living facility at 925 De La Pointe Road, PID #81831470.050. The subject property is located in a C-3 Highway Commercial zoning district.

The applicants explained that the location had been used previously as a home for battered women. The applicants are proposing a facility that will provide twenty-four hour assisted living care for nine people. In addition, they would like

to make available a day care facility for up to four elderly people on an "as needed" basis between the hours of 7:00 am and 5:30 pm.

It was noted that Staff had received no inquiries on the request.

Commissioner Dailey made a motion to recommend approval of the request with the following condition:

a. The assisted living facility must adhere to all city, state and federal building and fire regulations.

Commissioner Akins seconded the motion and the following vote was recorded:

AYES	NAYS	ABSENT	ABSTAINED
David Wooten		Marilyn Minor	
Jerry Akins			
Larry Dailey			
James Torrey			
Greg Spanier			
Richard Johnson			

2. REQUEST FOR A CONDITIONAL USE-MAJOR PERMIT FOR AN AMENDMENT TO THE CONDITIONS FOR GPC 11-29-CU, 3512 HIGHWAY 90, (BRYAN BOZEMAN, OWNER OF COLLISION DEPOT) (GPC CASE #12-08-CU)

There came before the Planning Commission a request on the part of Bryan Bozeman, owner of Collision Depot, for an amendment to the conditions of Conditional Use-Major GPC #11-29-CU to allow the current signage to remain at 3512 Highway 90, PID #82434023.025. GPC #11-29-CU was a request for a towing service at the above location.

The applicant stated that the existing sign was permitted by the City and installed in July 2008. The structure is sixteen feet high and has a 5'x10' sign with a 3'x8' reader board. Mr. Meyer explained to the Commissioners that to comply with the current sign ordinance the sign must be no more than ten feet in height with sixty square feet of signage.

It was noted by Commissioner Torrey that several signs in the vicinity were much bigger than the applicant's current sign. Commissioner Dailey stated

that GPC #11-29-CU was a request for a towing service and the sign should have never been an issue since the applicant was not making any changes to it.

Commissioner Torrey made a motion to recommend approval of the request and delete the following condition from Conditional Use-Major GPC #11-29-CU:

> d. The existing sign shall be made to conform with code requirements, prior to issuance of any permits.

Commissioner Dailey seconded the motion and the following vote was recorded:

AYES	NAYS	ABSENT	ABSTAINED
David Wooten		Marilyn Minor	
Jerry Akins			
Larry Dailey			
James Torrey			
Greg Spanier			
Richard Johnson			

DIRECTOR'S REPORT

Mr. Meyer asked the Commissioners to advise Staff as soon as possible if they would have any problems attending the July 5th Planning Commission meeting since the previous day is a holiday.

Mr. Meyer also advised Commissioners that Sandra Todd, whom they had given approval to at the last meeting for replacement of her mobile home on C Byrd Road, may be coming back before them to ask for a variance. The mobile home she had planned on purchasing was only 14'x56' and the minimum dimensions per the UDO is 14'x60'. Commissioner Wooten asked if the variance fee could be waived. Mr. Ramsay said it could but the Planning Commission would have to vote to waive the fee at the meeting and then Staff could send the applicant a refund.

Mr. Meyer told the Commissioners that the City will be creating a Recreation Board if the 1% restaurant tax is approved. The Recreation Board will help direct decisions regarding such things as where parks and ball fields will be located. He stated that the Planning Commission would be involved in some

of the land use issues regarding location of recreational facilities. Commissioner Dailey felt that the Planning Commission and Planning Staff should be heavily involved with input and control on the land use issues. He suggested that a Planning Commissioner should be on the Recreation Board. Commissioner Spanier stated that he is very interested in being on the Board.

Mr. Meyer also told the Commissioners that the City is currently going through redistricting for better population balance within the voting districts.

SUBMITTED BY:

Eric Meyer
Economic Development Director

DATE: 08.27.12

APPROVED:

David Wooten, Chairman
Gautier Planning Commission

DATE: 8/16/12