



Commissioner Bice
Commissioner Milton
Commissioner Bower
Commissioner Rubar
Commissioner Hourin
Commissioner Torguson
Commissioner Hector

AGENDA

PLANNING AND ZONING COMMISSION

Monday, February 24, 2020

6:00 PM CST

Council Chambers, City Hall
and via teleconference, if necessary

Call to Order

Statement of Purpose

Pledge of Allegiance

Roll Call

Confirmation or Adjustments to Agenda

Approval of Minutes

- a. Motion to approve January 28, 2020 Minutes.

New Business

- a. Sharon I. Gerchow represented by Larry Mitrenga with Postwood Homes has filed an application requesting a variance from the Zoning Ordinance (Article 4.6.5 E iii) to construct a covered patio (12'11" x 24') within 18' of the southwest corner and 14' of the southeast corner of the rear property line on parcel 067K-1-36-138.000. The case file number is 202000031.

The property address is 8812 Manoo Street. The tax parcel number is 067K-1-36-138.000. The legal description is Diamondhead Subdivision Phase #2, Unit 2, Block 1, Lot 15. The property is located in an R-2 zoning district. The minimum rear yard setback is 20 feet.

- b. Mini Meanie, LLC, owner Frederick Larry Tomlinson represented Mark Oster with Oster Group Consulting, LLC has filed an application requesting a Conditional Use Permit in accordance with the Zoning Ordinance Table 4.2, Article 4.21.1 (C) and Article 2.5 to allow a "concrete sub-contracting and consulting firm" in a C-1 district. The Case File Number is 202000046.

The tax parcel number is 132H-1-03-006.005. The physical street address is 4401 Park Ten Drive. The property is located south of Park Ten Drive, east of the Diamondhead Water and Sewer District main office and west of the Park Ten Lanes. The property is in a C-1 zoning district.

- c. The City of Diamondhead represented by Ronald Jones, Building Official, has filed an application requesting a text amendment in accordance with the Zoning Ordinance Article 2.8 (Amendment (Rezoning Procedure). The Case File Number is 202000044.

The proposed text amendment would change the required off-street parking spaces in Table 8.1 for Restaurants with Drive-Thru or Drive-In.

- d. Elliott Homes represented by Kenneth Jones has submitted “the Master Sketch Plat for Diamondhead Lakes” for review, consideration and approval.

The master Sketch Plat is a 210 lot development having lot sizes ranging from the smallest lot of 9,563.0 to the largest lot of 42,111.2 sf. The tax parcel numbers are 067L-0-35-012.000 in part. The land is located on Section 35 Township 7S, Range 14W. The total number of acres is approximately 77. The current zoning of lots in the southern section is R-1 Low Density Single Family. The current zoning of lots in the northern section is zoned R-2 Medium Density Single Family. The property is generally located north of and adjacent Golf Club Drive; north of and adjacent to No. 8 Fairway, Cardinal golf course; west of and adjacent to No. 10 and 11 Fairways, Cardinal golf course; west of Diamondhead Drive West; south of adjacent to Twin Lakes; east of and adjacent to No. 13 and 14 Fairways, Cardinal golf course; and north of and adjacent to No. 9 Fairway, Cardinal golf course.

- e. Discussion regarding the minimum required parking spaces for selected occupancies. medical/dental office and clinic; assisted living facility; offices; retail stores-indoor; restaurant w/o drive thru; health fitness club; hotels.

Unfinished Business

Open Public Comments to Non-Agenda Items

Commissioners' Comments

Communication / Announcements

- a. next month Commission meeting: Tuesday, March 24, 2020
next City Council meeting: Tuesday, March 3, 2020

Adjourn or Recess