

**CITY OF PICAYUNE  
PLANNING COMMISSION MEETING**

**Minutes of March 13, 2012 – 5:00 P.M.**

The City of Picayune Planning Commission met March 13, 2012 at 5:00 P.M. in the Council Chambers at City of Picayune 815 North Beech Street, Picayune, MS 39466 with the following Commissioners present: Bryan Cooper, Patricia Barnett, Lavar Thompson, Martha Ford, Dennis Collier, Luddia Williams, Martha Sheppard, Diane Miller of Planning & Zoning Department, Nathan Farmer, City Attorney.

It being determined a quorum was present, Dennis Collier, Chairperson, welcomed everyone and called the meeting to order.

The following agenda items were discussed with recommendations made to the City Council on March 20, 2012 at 5:00 P.M.

**II. Approval of Minutes for meeting held February 14, 2012.**

**Motion: Luddia Williams**

**Second: Lavar Thompson**

**Voting Yea: Bryan Cooper, Dennis Collier, Luddia Williams, Martha Ford, Lavar Thompson, and Patricia Barnett.**

**Voting Nay: None**

**Absent and not Voting: Martha Sheppard**

**Abstaining and not Voting: None**

**Martha Sheppard entered meeting at this time.**

**III. New Business**

**Conduct Pubic Hearing for the adoption of the City of Picayune Zoning Map by Suzanne Shean.**

**Suzanne Shean made presentation of new map with an explanation of how all parcels were researched by using minutes of Mayor and City Council approving Ordinances from the date of the last map adopted which was October 7, 1980.**

**Dennis Collier opened up hearing to allow questions and comments from the public attending hearing.**

**Question 1 from Rodney – if map is placed on Website, will you be able to click on individual parcels to identify parcels.**

**Answer was given by Suzanne. The City would have to either purchase some rather expensive software or get permission from County to access their link.**

**Question 2 from Carolyn Early – What basis do you ask for rezoning and how do you do this?**

**Answered by Diane, fill out application at Zoning Office; Zoning Office has to advertise 15 days prior to next Planning Commission meeting along with placing sign on property. We also notify surrounding property owners by mail. After Planning Commission Meeting it goes before Mayor and City Council at their next meeting for approval or denial.**

**Nathan answered – Reasons for rezoning would be to have all of area or neighborhood same. There is a new Ordinance in place that dis-allows spot zoning. Another reason for rezoning would be if error has occurred or if Comprehensive Planning is used.**

**Question 3 – Brenda Roddy – Are there any plans for County to zone areas outside City of Picayune.**

**Suzanne answered – The County would need to be contacted for that request. We cannot speak on County's behalf.**

**Question 5 – Robert R – What is zone C-1?**

**Nathan answered – It is commercial a mix residential. To see if a specific Commercial use is allowed view Zoning Ordinance at Diane's Office.**

**Question 6 – Bryan Cooper: What happens if error or type-o is on map after adopted.**

**Suzanne and Nathan answered map correction would have to come before Mayor and Council to approve correction once established.**

**After discussion the Planning Commission mad a motion to approve the adoption of the new Zoning Map.**

**Motion: Martha Ford**

**Second: Martha Sheppard**

**Voting Yea: Bryan Cooper, Dennis Collier, Luddia Williams and Martha Sheppard, Martha Ford, Patricia Barnett and Lavar Thompson.**

**Voting Nay: None**

**Absent and not Voting: None**

**Abstaining and not Voting: None**

**Motion to Adjourn until April 10, 2012:**

**Motion: Patricia Barnett**

**Second: Martha Ford**

**Voting Yea: Bryan Cooper, Dennis Collier, Patricia Barnett, Lavar Thompson, Martha Ford, Luddia Williams and Martha Sheppard.**

**Voting Nay: None**

**Absent and not Voting: None**

**Abstaining and not Voting: None**