

Planning Commission Agenda
Jackie Dole Sherrill Community Center (Dining Room)

Time: 1:00 PM

11/1/2023

I. Business Meeting

1. Review and approval of November meeting's agenda
2. Review and approval of the minutes of the October 11th, 2023 Special Called Meeting
3. Building Report
4. Planning Report
5. Chair's Report
6. Introductions

II. Public Hearing

1. Presentation of Petitions for Public Hearing

A. Remanded Item from City Council: Dennis Pierce, owner, request approval for a preliminary plat for a major subdivision as an extension of The Cottages of Turtle Creek, located on Methodist Boulevard in Lamar County. The extension will be known as "Cottages at Turtle Creek: Phase IV", located in Lamar County, Ward 3. (PPIN 7898, 7899, and 13368; Parcel No.: 051L-11-001.000, 051K-12-006.000, and 051L-11-040.000).

B. Casey Benedict, representative, requests to rezone a portion of a major subdivision known as "Woodhaven Lake Estates" from A-1 to R-1A. The portion of the subdivision in the request is a portion of the existing subdivision located in Lamar County, Ward 5. (PPINs: 4953, 24642, 24643).

C. Hastings Puckett, owner, and Ron McMaster, Engineer, and Cole Goza, Engineer, request a conditional use for an outdoor commercial storage space maintained with dustless gravel for a property located at 7128 Highway 49 (PPIN 9216, 9237, Forrest County, Ward 1).

D. The City of Hattiesburg requests to vacate and close a portion of South 16th Avenue, starting at its intersection with Hardy Street and ending at its intersection of Concart Street. Said street is located in Forrest County, Ward 4, in the City of Hattiesburg.

E. The City of Hattiesburg requests to amend the Land Development Code, Ord. No. 3209, and make changes to Sections 1, 5, 7, 9, 10, 11, 12, and 13. More specifically for the purpose of amending language as it related to the intent and purpose of the code, allowable land uses and conditions for use, standards of design, environmental regulations, sign regulations, administrative and enforcement regulations, subdivision regulations, and definitions. This is an abbreviated

summary of the topics addressed in the proposed amendment, and interested parties are encouraged to contact City Hall to review the proposed amendment in its entirety.

- Monica Tisack with the University of Southern Mississippi, representative, Cameron Nuzzo, Facility Manager of the USM ICP Park, and Kelly Lucas, representative request approval for a rezoning request from R-1A (Single-Family Residential) to a Planned Mixed-Used Development (PMU-PD) for property
- F. located around the USM Innovation and Commercialization Park located at 46 Shelby Thames Drive. The proposed area for the planned mixed-use development is approximately 500 acres that borders Classic Drive on the north and south in Forrest County, Ward 1. The Planned Mixed-Use Development will be known as “The Garden”. (PPINs: 9508, 9509, 9557, and 33306).
- G. James Harris, owner, requests to rezone multiple properties located at 28 & 26 McCall Street from R-1C (Single-Family Residential) to A-1 (Agricultural), Forrest County, Ward 5. (PPINs: 43147, 11034, 32131, 11035).
- H. Richard Hiatt, owner, requests approval for a preliminary plat for a major subdivision located at 715 N 31st Avenue, Forrest County, Ward 1. The proposed name for the subdivision is “Wood Glen Addition.” (PPINs 47255, 47277, and 26375).

III. Other Business

IV. Adjournment