



**Monday, October 20, 2025
4:00 PM**

**City Council
Monday Meeting Agenda**

**Council Chambers
200 Forrest Street**

Call to Order

Public Hearing

1. **2025-735** Hold a public hearing for appeal filed by Clifford Lockhart, Contractor/Representative, to appeal the Hattiesburg Planning Commission's action on the petition for a conditional use request for an electronic reader board. The Hattiesburg Planning Commission recommended denial of the petition on August 6, 2025 – continued from October 6, 2025 council meeting.

Agenda Review

Citizens' Forum

Meeting Recess



Memorandum

To: Mayor Toby Barker and Members of City Council

From:

cc:

Date: Monday, October 20, 2025

Re: Hold a public hearing for appeal filed by Clifford Lockhart, Contractor/Representative, to appeal the Hattiesburg Planning Commission's action on the petition filed by Clifford Lockhart, Contractor/Representative, for a conditional use request for an electronic reader board. The Hattiesburg Planning Commission recommended denial of the petition on August 6th, 2025, continued from October 6, 2025.
File Number: 2025-735
Minute Book #

Summary

Recommendation Statement

Please place this on the October 20, 2025 City Council meeting for consideration.



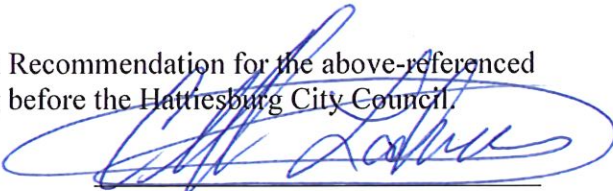
**URBAN
DEVELOPMENT
PLANNING DIVISION**

REQUEST TO APPEAL DECISION OR RECOMMENDATION

Today's Date:	8-13-25
Date of Decision/Recommendation Date:	8-6-25
<i>(Appeals must be made within ten consecutive days of the recommendation)</i>	
Name of Property Owner/Petitioner:	748 West 4th St
Name of Person Requesting Appeal Hearing:	Clifford Lockhart
Mailing Address of Person Requesting Appeal Hearing:	750 West 4th St
Address of Petitioned Property:	748 West 4th St
Name of the Deciding Body:	Director of UD ☐ Site and Design Review Committee ☐ Historic Conservation Commission ☒ Planning Commission ☐ or Board of Adjustment ☐
Petitioner's Request of the Deciding Body:	See Attachments
Deciding Body's Recommendation:	Their Recommendation was Denied

**Attach the specific grounds for appeal to this application.
Subject to a \$50 fee per ordinance 2977**

I hereby APPEAL the Planning Commission Recommendation for the above-referenced petition and request to hold a Public Hearing before the Hattiesburg City Council.


Appellant (signature)

Send to:
The Planning Division of Urban Development

Copy to:
Kermas Eaton, Director of Administration/City Clerk
Wiley Quinn, Director of Urban Development

P.O. Box 1898
Hattiesburg, MS 39403
601.545.4591

RECEIVED
AUG 13 2025

BY: 



URBAN DEVELOPMENT PLANNING DIVISION

Hattiesburg Planning Commission (Public Hearing) Recommendations August 6th, 2025

Item A - Anointed Word Ministries of Hattiesburg, Property Owner/Applicant, and Clifford Lockhart, Contractor/Representative, request approval of a conditional use request for an electronic message board for a R-3 zoned property located at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).

Motion: Approve Approved with Conditions Deny Table

Votes: In Favor 4 Not in Favor 2 Abstaining 1

The Planning Commission has recommended to **Approve / Deny** your requests.
(You or any aggrieved party may **APPEAL** the recommendation of the Hattiesburg Planning Commission by filing a Letter of Appeal with the City Clerk within ten (10) days of this public hearing. Contact Staff for Appeal Fee Schedule, due at time of filing).

If there is no appeal, your petition will be heard by the City Council for the final vote.

Council Meeting Date for you to appear:

Monday, August 18th, 2025, 4:00 PM, City Hall Council Chambers, 200 Forrest Street (Discussion)

Tuesday, August 19th, 2025, 5:00 PM, City Hall Council Chambers, 200 Forrest Street (Vote)

Additional Information:

If approved by City Council, contact the Department of Urban Development, Planning Division (601-545-4599) to obtain site and construction permit procedures before you begin your project.

A permit cannot be issued within 10/30** days after the Council meeting*

**10 days for Conditional Uses, Variances, or Subdivision of Land & **30 days for Zoning and street renamings/closings*

Appeal of a Decision: An appeal shall be made within 10 days of the order, requirement, decision, or determination. An appeal stays all legal proceedings in furtherance of the action appealed from unless the officer or board from whom the appeal is taken certifies to the appeals body that by reason of facts stated in the certificate a stay would, in their opinion, cause imminent peril to life and property. Appeals must be made in writing and shall specify the grounds for the appeal. All appeals shall be heard within 60 days of filing. The appeals body may reverse or affirm, in whole or in part, or may modify the order, requirement, decision, or determination that is the subject of the appeal.

Planning Division, Department of Urban Development
601-545-4599
planning@hattiesburgms.com



URBAN DEVELOPMENT PLANNING DIVISION

Hattiesburg Board of Adjustment (Public Hearing) Recommendations August 6th, 2025

Item A - Anointed Word Ministries, Property Owner/Applicant, and Clifford Lockhart, Contractor/Representative, request a variance from the requirement of the minimum 200ft separation from the nearest lot line of any residential use to allow for 94 ft separation and a variance from the requirement of a maximum of 40% of the sign as a electronic reader board to allow for 58% for a sign located at a R-3 zoned property at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).

Motion: Approve Approved with Conditions Deny Table

Votes: In Favor 6 Not in Favor 2 Abstaining

The Board of Adjustment has recommended to **Approve / Deny** your requests.
(You or any aggrieved party may **APPEAL** the recommendation of the Hattiesburg Planning Commission by filing a Letter of Appeal with the City Clerk within ten (10) days of this public hearing. Contact Staff for Appeal Fee Schedule, due at time of filing).

If there is no appeal, your petition will be heard by the City Council for the final vote.

Council Meeting Date for you to appear:

Monday, August 18th, 2025, 4:00 PM, City Hall Council Chambers, 200 Forrest Street (Discussion)

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Additional Information:

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Planning Division, Department of Urban Development
601-545-4599

planning@hattiesburgms.com

Anointed Word Ministries
748 W 4TH STREET
Hattiesburg, MS 39401
601-329-9922
Cliffordlockhart2@aol.com

To the Honorable Members of the City Council
City of Hattiesburg
P.O. Box 1898

Hattiesburg, MS 39403-1898

Subject: Appeal of Denial for Conditional Use for Church Sign – Anointed Word Ministries, 748 W 4th St, Hattiesburg, MS 39401

Dear Council Members,

I am writing to you today on behalf of the congregation of Anointed Word Ministries to respectfully appeal the denial of a Conditional Use for our church sign, located at 748 W 4th Street. This denial, issued by the Department of Urban Development, poses a unnecessary mishap on our ministry's ability to serve and communicate with the community.

Anointed Word Ministries has been a proud and active member of the Hattiesburg community for 18 years, committed to serving our city through some community services, youth programs and outreach initiatives. Our church sign has been there since 1970. We simply added a new facing to the sign.

The sign is a way we communicate with the public, providing essential information such as service times, special events, and announcements of community-focused programs.

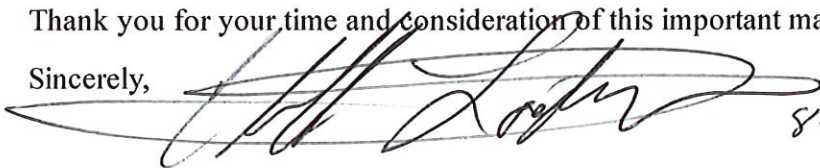
As a community-focused organization, our sign serves as a point of contact and welcome for all residents. Its absence diminishes our visibility and our ability to invite the community to participate in the positive work we are doing.

We are seeking approval for a sign that is consistent with the type and scale of signs used by other places of worship and community organizations throughout Hattiesburg. We do not believe our request is out of character with the neighborhood or the City's aesthetic standards.

We are prepared to work with the City Council and the Department of Urban Development to ensure our sign meets safety and aesthetic requirements. We believe that granting this Conditional Use is a reasonable accommodation that supports the continued positive presence of Anointed Word Ministries in our community.

Thank you for your time and consideration of this important matter.

Sincerely,



8-13-25

Clifford M. Lockhart, Pastor Anointed Word Ministries

RECEIVED
AUG 13 2025

BY: 



**URBAN
DEVELOPMENT
PLANNING DIVISION**

**Planning Commission
Case Fact Sheet**

Names of Petitioner: Anointed Word Ministries of Hattiesburg, Property Owner/Applicant, Clifford Lockhart, Contractor/Representative.

Address of Property:
748 W 4th Street

Tax Parcels
2-029L-09-037.00

PPIN:
26614

Ward:
4

Request: Residential Buffer for an Electronic Reader Board Variance

Purpose of Request: Anointed Word Ministries of Hattiesburg, Property Owner/Applicant, and Clifford Lockhart, Contractor and Representative, request approval of a conditional use request for an electronic message board for a R-3 zoned property located at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).

History / Background: The applicant applied for a sign permit for a static face replacement for the monument sign for Anointed Word Ministry Church in April of 2024. The permit noted that it was to be a "Face Replacement on a 4x8 sign, 'lighted', Replace Broken Glass and Letter Paint." The sign that was in place before was a monument sign, which had an internally illuminated sign and not an electronic reader board. The application for the sign permit did not note that the sign would include a digital reader board portion. The sign permit was approved on April 24, 2024, with a note that the permit approval was for a "Face Replacement Only." The permit was paid for and picked up on April 30th, 2024, and work commenced on the sign.

On August 13th, 2024, planning staff noticed that the sign was not installed as per the sign permit as a "face replacement," but instead was completely refaced and included an

electronic reader board. Per the Land Development Code, signs with an electronic reader board portion are required to be 40% or less of the entire sign, 200ft or more from a residential property line. They are only permitted in B-5 and B-3 by right and R-1C and R-3 with conditional use approval.

A notice of violation was issued on August 23, 2024, outlining the violations found in the unpermitted sign installation and included methods to make the sign compliant, which included a pre-application form to meet with staff. No pre-application meeting was scheduled with the applicant, as no pre-application form was submitted to the planning division. Code Enforcement issued a complaint and citation on August 27th for the violation of installing a sign without a permit, and the applicant was summoned to appear in court on November 17th, 2024.

Three court appearances were held in January, April, and June of 2025. The applicant applied for a public hearing for the August meetings for the Planning Commission and Board of Adjustment. The applicant is seeking conditional use approval for an electronic reader board on an R-3 zoned property from the Planning Commission and a variance from the residential buffer for electronic reader boards and from dimensional requirements for electronic reader boards from the Board of Adjustment.

Applicant Summary: See Attached

Applicable Regulations:

SECTION 10

Signs

10.8 Sign Design

10.8.2.5 No sign may contain or be illuminated with flashing or intermittent lights or lights of changing degrees of intensity except electronic message boards or historic signs under the following conditions and restrictions:

- i. The restoration or operation of historic signs within a local historic conservation district or a district listed in

- the National Register of Historic Places.
- ii. Electronic message board lighting may be provided by right in the B-3 and B-5 Districts or in the R-1A and R-3 District as a conditional use as follows:
 - iii. Flashing, blinking, animated or scrolling messages, or interactive signs are prohibited. iv. Messages shall post for a minimum time of 8 seconds and the image will change instantaneously as seen by the human eye;
 - iv. Messages shall post for a minimum time of 8 seconds and the image will change instantaneously as seen by the human eye
 - v. Messages consisting of time or alphabetic or numeric characters on a background that may not include any video or moving images; vi. The use of red lights is discouraged in electronic message board signs;
 - vi. An electronic message is considered accessory to a larger static sign. The electronic message portion of such sign shall constitute no more than 40% of sign area of a freestanding sign and shall be limited to one such sign per lot.
 - vii. Electronic message boards shall be separated from the nearest lot line of any residential use by a minimum 200 feet.
 - viii. All electronic message boards shall be equipped with light sensing devices or a scheduled dimming timer that will automatically dim the intensity of the light emitted by the sign during ambient low-light conditions and at night so that the sign does not exceed the maximum brightness levels allowed in this section.
 - ix. Maximum brightness shall not exceed 0.3-foot candles over ambient light levels measured at a distance of one hundred and fifty (150) feet
 - x. Written certification from the sign manufacturer must be provided at the time of application for a sign permit certifying that the light intensity of the electronic message center has been preset not to exceed the illumination levels established by this section.
 - xi. Any malfunction shall be repaired or disconnected within 48 hours by the owner or operator of such sign

Present Zoning:

R-3 Multi-Family Residential

August 2025 HPC Item: A
Anointed Word Ministries, Property Owner/Applicant, and Clifford Lockhart, Contractor/Representative
Request for: **Conditional Use Approval**

Present Use: Place of Worship

Future Land Use: Neighborhood Business Corridor

Surrounding Zoning and Land Use:
North: R-1B Single-Family Residential
South: R-3 Multi-Family Residential
East: R-3 Multi-Family Residential
West: R-3 Multi-Family Residential

Letters or Concerns stated: The Planning Division Office has not received any letters or other written communications regarding this case as of the finalization of this report.

Option: Recommend **Approval** or **Denial** of the Conditional Use Request for an electronic message board for a R-3 zoned property located at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).

Basis for approval: **12.3.3 Conditional Use Approvals**

12.3.3.1 Compliance Required. Uses requiring Planning Commission approval, as noted in the Table of Uses in Section 5 of this Code, shall be approved subject to this Section. Any application for such use must comply with all applicable standards that apply to similar uses and properties in the zoning district in general, the specific conditions listed for that use in Section 5, and the following criteria. Where conflicts exist, the Planning Commission shall determine which criteria apply on a case-by-case basis.

12.3.3.2 Additional Approval Criteria. In addition to the standards mentioned above, the applicant for a request for the Planning Commission to approve a use shall be required to demonstrate that his/her proposal addresses the following additional requirements, except that the Planning Commission may waive any one or more criteria that it determines are not applicable based upon the expected impact of the proposal.

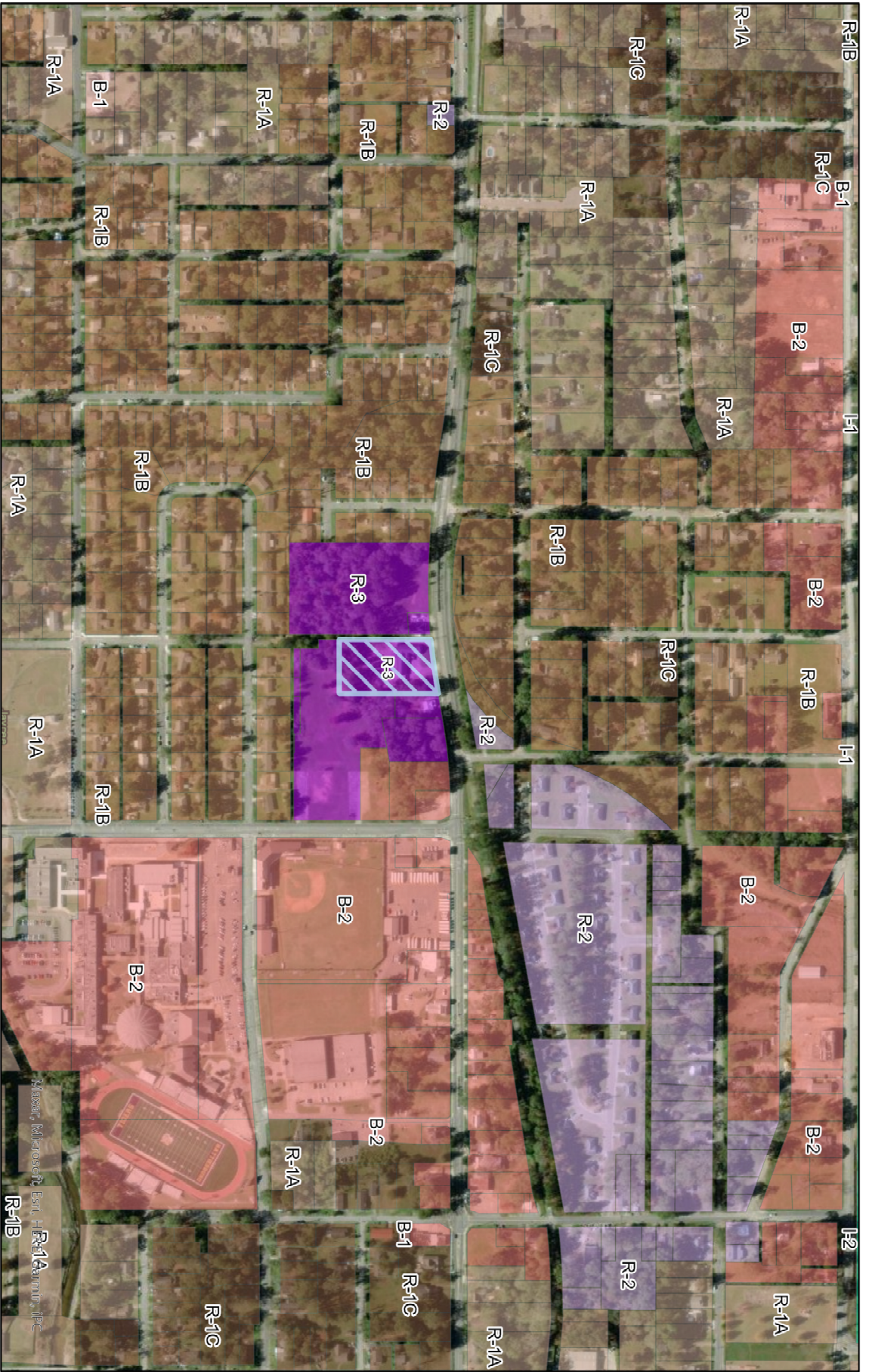
- i. Determination that adequate public facilities and services will be available concurrent with the impacts of the development as evidenced by letters of sufficiency from utilities and schools and a determination by the city engineer that the available capacity of existing streets can safely provide access to the site.
- ii. The proposed development will be compatible with surrounding uses and will protect adjacent properties through the following measures:
 - Protection of privacy. The proposed plan shall provide reasonable visual and auditory privacy for all dwelling units located within and adjacent to the site. Fences, walls, barriers and / or vegetation shall be arranged to protect and enhance the property and to enhance the privacy of on-site and neighboring occupants.
 - Protection of use and enjoyment. The proposed plan shall be designed and arranged to have minimal negative impact on the use and enjoyment of adjoining property.
 - Compatible design and integration. The use meets all design criteria required by this Code that apply and is designed to integrate well both on and off site.

SUBJECT PARCEL

748 W 4th Street — Conditional Use Request

Conditional Use Request- Anointed Word Ministries of Hattiesburg, Property Owner/Applicant, and Clifford Lockhart, Contractor/Representative, request approval of a conditional use request for an electronic message board for a R-3 zoned property located at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).





Zoning Legend

- R-1A
- R-1B
- R-1C
- R-2
- R-3
- B-1
- B-2
- I-1
- I-2
- 748 W 4th Street

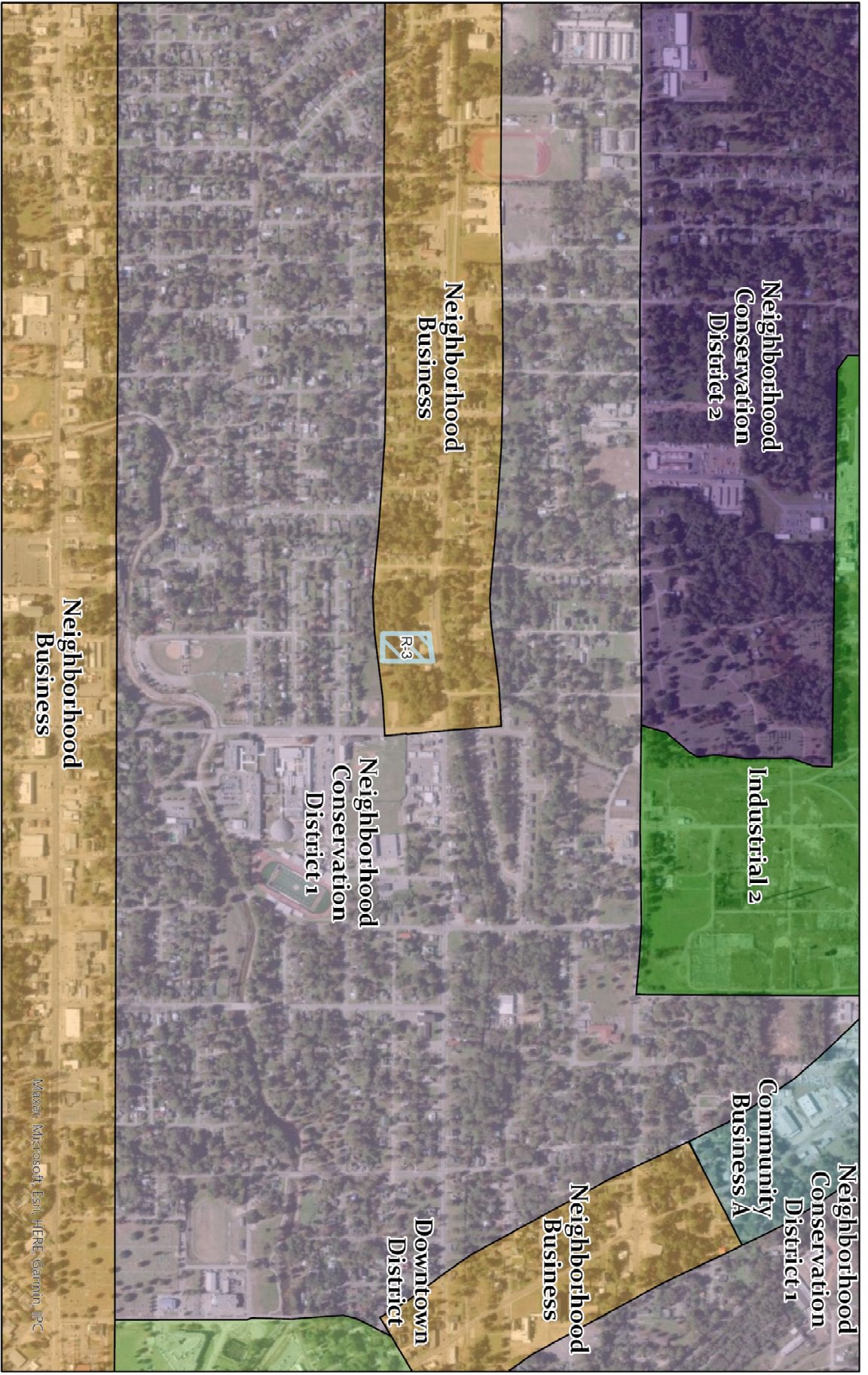
Conditional Use Request and Variance

748 W 4th Street
Zoned: R-3, PPIN: 26614
Flood Zone: X
Ward 4, Forrest County

DISCLAIMER: This map is ONLY FOR REFERENCE. There is NO WARRANTY of the accuracy of data. This information CANNOT be used as a substitute for legal, business, tax or other professional advice. Map Exported on: 7/29/2025 3:06 PM



URBAN DEVELOPMENT
PLANNING DIVISION
Center: 89°18'42"W 31°19'54"N



- Future Land Use Map
- Community Business A
 - Downtown District
 - Industrial 2
 - Neighborhood Business

- Neighborhood Conservation District 1
- Neighborhood Conservation District 2
- Subject Property

Conditional Use Request and Variance 0
748 W 4th Street
Zoned: R-3, PPIN: 26614
Flood Zone: X
Ward 4, Forrest County



**URBAN
DEVELOPMENT**
PLANNING DIVISION

Center: 89°18'40"W 31°19'54"N

DISCLAIMER: This map is ONLY FOR REFERENCE. There is NO WARRANTY of the accuracy of data.
This information CANNOT be used as a substitute for legal, business, tax or other professional advice.
Map Exported on: 7/28/2025 3:07 PM

Site Aerial



Surrounding Area



Surrounding Area





Application for Public Hearing

City of Hattiesburg – Planning Division

PO BOX 1898 – Hattiesburg, MS 39403-1898 | Phone (601)- 545-4599

NOTE:

- Fill this application out IN FULL with what applies to your application
- Refer to the hattiesburgms.com/planning for Land Development Code and GIS map. Access via link or QR code



Applicant Information

Name Applicant: Anointed Word Ministries Project Name: Church sign

Municipal Address of Site: 748 West 4th street, Hattiesburg PPIN #: 26614

Parcel Number(s): 2-0296-09-037.00

R 3

Type of Public Hearing	Additional Information Needed:
☒ Variance	☐ Sign ☐ Setback ☐ Off-Site Parking ☐ Lot Width ☐ Lot Coverage Area ☒ Buffer ☐ Open Space ☐ Other: _____
☐ Rezoning	Existing Zoning: _____ Proposed Zoning: _____
☒ Conditional Use	☐ Automotive Filling Station ☐ Digital Billboard, New ☐ Digital Billboard, Replacement ☐ Telecommunications ☐ Restaurant ☐ Solar Farm ☐ Other: _____
Other Application types: ☐ Subdividing of lot, Parcel, or Tract ☐ Street or Alley Renaming ☐ Vacating Street or Alley	☐ Minor/Major Subdivision ☐ Overlay District ☐ Planned Mixed-Use District (PMU)

For Staff Only:				
Zoning:	Historic District:	Flood Zone:	Ward:	
<u>R3</u>			☐ 1	☐ 2 ☐ 3 ☐ 4 ☐ 5
Project Number:		Received:		
PPIN # or Parcel #:		RECEIVED JUN 11 2025		

BY: [Signature] Updated Version 12/04/24



Application for Site Plan Review

City of Hattiesburg – Planning Division

PO BOX 1898 – Hattiesburg, MS 39403-1898 | Phone (601)- 545-4599

The following fees are an excerpt from Ordinance No. 2977, adopted January 22, 2008, as amended.

<u>Public Hearing Fees</u>	
Public Hearing Type	Fees Associated
Variance Variance applications include one Concept Site Plan Review and one Variance request	\$175.00 per application. \$50.00 for each additional variance.
Street / Alley Naming or Re-Naming *Fees for replacement street signs shall be paid after City Council approval but prior to the effective date. *	\$300.00 per application. \$100.00 per required street name sign *if approved*
Street / Alley Closing	\$200.00 per application.
Conditional Use	\$200.00 per application.
Zoning Change	\$400.00 per application. *see PUD or PRD & zoning package rate)
Planned Unit Development (PUD) or Planned Residential Development (PRD) with zoning change package	\$600.00 per package.
Subdivision of Land (Preliminary Plats) Note: Final Plats should be submitted to the governing body for approval within 12 months of approval of preliminary plats.	\$250.00 per application. \$10.00 per each additional created lot (** see PUD or PRD & Subdivision of Land package rate)
Planned Unit Development (PUD) or Planned Residential Development with Subdivision of Land Package**	\$500.00 per application. \$10.00 per each additional created lot (** see PUD or PRD & Subdivision of Land package rate)
Change in Land Development Code Text	\$200.00 per application.
Appeal Fees for Proponent or Opponent appeals to City Council *Exempt from fees – Established Neighborhood Association*	\$50.00 per appeal.
Cancellation/Re-notification fee on any public hearing process (Planning Commission or City Council) that is tabled or cancelled at the owner/developer's Request	\$50.00 (per each 100 mailing labels)

OTHER PROCESSES MAY HAVE ADDITIONAL FEES

Make all checks payable to the City of Hattiesburg

I hereby certify that I have completed and attached the above-required documents, information, and fees.

Print Name:

Clifford Lockhart

Signature:

[Signature]

OWNER AFFIDAVIT PAGE

THIS PAGE MUST BE SIGNED IN FRONT OF A NOTARY, BY THE OWNER(S) OF THE
SUBJECT PROPERTY

WITNESS THE SIGNATURES of the OWNER(s) of the subject property located at

744 West 4th St Hbong MS 39401
Street Address City State

on this the 16 day of May, 2025

In the matter of this request, the property owner further authorizes the following named person(s) to represent them at the public hearing on this petition.

Clifford Lockhart

on this the 16 day of May, 2025

Clifford Lockhart / Anointed Word
Property Owner (Print)

[Signature]
Property Owner (Signature)

STATE OF Mississippi
COUNTY OF Forrest

Personally came and appeared before me, the within named

Clifford Lockhart

who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Public Hearing Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 16th day of May, 2025.

★ STATE OF MISSISSIPPI ★
CARRIE JEAN CRAWFORD, NOTARY PUBLIC
PERRY COUNTY
MY COMMISSION EXPIRES SEPTEMBER 23, 2028
COMMISSION NUMBER 91129

Carrie Jean Crawford
NOTARY PUBLIC

My Commission Expires:

September 23, 2028

APPLICANT AFFIDAVIT PAGE

THIS PAGE MUST BE SIGNED IN FRONT OF A NOTARY, BY THE APPLICANT(S) OF THE PETITION, ONLY IF DIFFERENT FROM THE OWNER(S) OF THE SUBJECT PROPERTY.

WITNESS THE SIGNATURES of the APPLICANT(S) of the subject property located at

748 West 4th St Hiborg MS 39401
Street Address City State

on this the 16 day of May, 20 25

In the matter of this request, the property owner further authorizes the following named person(s) to represent them at the public hearing on this petition.

on this the 16 day of May, 20 25

Clifford Lockhart
Applicant (Print)

[Signature]
Applicant (Signature)

STATE OF Mississippi
COUNTY OF Forrest

Personally came and appeared before me, the within named

Clifford Lockhart,
who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Public Hearing Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 16th day of May, 20 25.

Carrie Jean Crawford
NOTARY PUBLIC

★ STATE OF MISSISSIPPI ★
CARRIE JEAN CRAWFORD, NOTARY PUBLIC
PERRY COUNTY
MY COMMISSION EXPIRES SEPTEMBER 23, 2028
COMMISSION NUMBER 91129

My Commission Expires:

September 23, 2028

FOR VARIANCE APPLICANTS:

The Board of Adjustment has the responsibility to hear and make recommendation on requests for variances to the requirements of this Code (per Section 11.4). Section 12.4.1 Variances are departures from the standards of the Land Development Code, except land use, which will not be contrary to the public interest and where, owing to conditions peculiar to the property and not as a result of the action of the applicant, a literal enforcement of this Code would result in unnecessary and undue hardship.

The following conditions must be met before a variance can be recommended.

Approval Criteria.

A variance is not a right, but a privilege that property owners meeting the following criteria may request. These criteria are to be used to consider all variance requests. It shall be the burden of the applicant to prove that the request meets these criteria. Use this worksheet or format your own to demonstrate the following criteria.

1. **Hardship.** (a) the hardship is unique to the property and is not or will not be caused by the actions or inactions of the applicant. (b) There are exceptional conditions creating an undue hardship applicable only to the property involved or the intended use which do not apply generally to the other land areas or uses within the same zoning district.

Without Information Sign, Anointed Word would likely cause several significant hardships for the Church, impacting its operations, outreach and connections with the congregation and community. The Sign is a vital part of Anointed Word and if removed it will impact growth & overall mission.

2. **Special Privilege.** A variance shall not confer any special privilege that is denied to other lands or structures in the same zoning district.

The Church is simply using a standard tool for its operations, and taking it away would be detrimental.

3. **Literal Interpretation.** The literal interpretation of the provision of the regulation would deprive the applicant of rights commonly enjoyed by other properties in the same zoning district and would cause unnecessary and undue hardship on the applicant.

All the rules and regulation of the Signs are being met. No violation have been observed.

4. **Reasonable Use.** The applicant cannot make reasonable use of the property without the requested variance.

200 feet Buffer

5. **Minimum Required.** The granting of a variance is the minimum variance that will make possible the reasonable use of the land or structure.

For Sign here yx @ the Sign Been
there since 1970's @ But the New
Facing has Not

6. **Conformance with Purpose of this Code.** The granting of a variance will not conflict with the purposes and intent expressed or implied in the Land Development Code.

No it will not Conflict
with Purposes and intent expressed

12.4.1.2 Conditions of Approval. In recommending the granting of a variance, the Board of Adjustment may require appropriate conditions and safeguards in conformity with this Code. Violation of such conditions and safeguards, when made a part of the terms under which a variance is granted, shall be deemed a violation of the Code. The recommendation of the Board Adjustment shall be presented to the City Council for final action.

FOR CONDITIONAL USE APPLICANTS:

Section 12.3.3.1 Compliance Required. Uses requiring Planning Commission approval as noted in the Tables of Uses in Section 5 of this Code, shall be approved subject to this Section.

Any application for such use must comply with: all applicable standards that apply to similar uses and properties in the zoning district in general, the specific conditions listed for that use in Section 5, and the following criteria. *Where conflicts exist, the Planning Commission shall determine which criteria apply on a case-by-case basis.*

1. Does this application meet the conditions set forth in Section 5 of the LDC for the requested use? If yes, please explain:

2. Describe the effects the proposed use of utilities and facilities will have on the community.

If will have none on
Community

3. Describe how the size of the site is appropriate for the proposed use.

it is only a 4x8 that
has been there since 1970's

4. Will there be any additional pedestrian or vehicular traffic generated by the proposed use? If yes, please explain:

no

5. Will there be any elevation in the noise level resulting from this proposed use? If yes, please explain:

no

6. What is the expected number of customers/employees per day?

N/A

7. Is proposed use compatible with surrounding uses and design? If yes, please explain:

Yes

8. **Parking requirements:** Commercial/Industrial: Paved parking will be provided for _____ vehicles, and _____ ADA vehicles; with _____ loading spaces.

For more information, please reference the Land Development Code Section 12.3.3.2

Refer to the hattiesburgms.com/planning for Land Development Code and GIS map. Access via link or QR code.



Petition Affirming Neighborly Acceptance of Anointed Word Ministries' Information Board Sign

To Whom It May Concern:

We, the undersigned residents and neighbors residing in the vicinity of Anointed Word Ministries, located at 748 West 4th Street Hattiesburg, MS, wish to formally express our collective sentiment regarding the ministry's information board sign.

We hereby affirm that we ****do not**** have any objections or concerns regarding the content or display of the information board sign belonging to Anointed Word Ministries. We understand that this sign serves as a valuable means of communication for the ministry, providing information about services, events, and other relevant announcements to both its congregation and the wider community.

We recognize and respect Anointed Word Ministries' right to utilize such a sign for informational purposes. We value their presence in our neighborhood and appreciate their efforts to engage with the community.

Therefore, we respectfully request that any considerations or actions based on the premise of neighborhood opposition to the Anointed Word Ministries' information board sign be disregarded, as this petition clearly indicates the lack of such concerns among the undersigned residents.

Sincerely,

** (Please Print Your Name) ** ** (Signature) ** ** (Address) **

1. Bill Fletcher
Bill Fletcher
812 W 5th Street / Hattiesburg
2. Ms Knox Flowers
822 W 5th St
Hattiesburg, Ms 39401
3. Janell Aungau
810 W 5th street
Hattiesburg MS 39401
4. David Cherry
814 W 5th st
Hattiesburg MS 39401
5. Maisha Arakawa
820 W 5th Street / Hattiesburg MS 39401
6. Paula Yawn
821 W 5th Street
Hattiesburg MS 39401
7. Boardup / vacant
No Address # West 5th Street
Hattiesburg MS 39401
8. Vacant
816 West 5th Street
Hattiesburg MS 39401
9. Vacant / Boardup
806 West 5th Street
Hattiesburg MS 39401
10. _____

Date:

5/31/25

Record & Return to:
First American Title
132 Westover Drive
Hattiesburg, MS 39402
601-264-2257

INDEXING INSTRUCTIONS: Part of NW¼ of NW¼, S9, T4N, R13W, Forrest County, Mississippi

STATE OF MISSISSIPPI
COUNTY OF FORREST

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I the undersigned GRANTOR,

CLIFFORD MICHAEL LOCKHART

Address: 748 W. 4th St
Hattiesburg MS 39401
Telephone: 601-329-9922

does hereby grant, bargain, sell, convey and quitclaim unto the GRANTEE,

ANOINTED WORD MINISTRIES OF HATTIESBURG, a non-profit corporation

Address: 748 W. 4th St
Hattiesburg MS 39401
Telephone: 601-450-4523

as joint tenants with full rights of survivorship, and not as tenants by the entirety or as tenants in common, the following described real property, lying and being situate in Forrest County, Mississippi, described as follows, to-wit:

A part of the Northwest Quarter of the Northwest Quarter (NW¼ of NW¼) of Section Nine (9), Township Four (4) North, Range Thirteen (13) West, in the City of Hattiesburg, County of Forrest, State of Mississippi, and more particularly described as follows, to-wit:

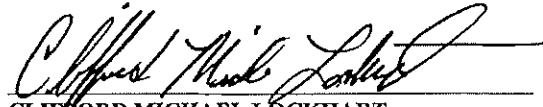
Commence at the Northwest corner of the East half of the Northwest Quarter of the Northwest Quarter (E½ of NW¼ of NW¼) of said Section, Township and Range, and run South to the South right-of-way of the Mississippi Central Railroad for a point of beginning, thence run

Inst. 670299
Bk 1095 Pg 0728

South for a distance of 300 feet, thence run East for a distance of 187.5 feet, thence run North for a distance of 328 feet, more or less, to the South right-of-way line of said Railroad, thence run West along said right-of-way line for a distance of 187.5 feet to the point of beginning, together with all improvements thereon and appurtenances thereunto belonging.

The Grantor herein warrants that the above described real property constitutes no part of his homestead.

WITNESS @MY SIGNATURE, on this, the 5th day of November, A.D., 2010.


CLIFFORD MICHAEL LOCKHART

STATE OF MISSISSIPPI

COUNTY OF Lamar

Personally appeared before me, the undersigned authority in and for the said county and state, on this 5th day of November, A.D., 2010, within my jurisdiction, the within named CLIFFORD MICHAEL LOCKHART, who acknowledged that he executed the above and foregoing instrument.




NOTARY PUBLIC
My Commission Expires: _____

Title to the above property has not been examined by the preparer of this instrument. No request for title examination, certificate, insurance, or opinion has been made and no title examination, certificate, insurance or opinion regarding the state of the title to the above property has been furnished, offered or given to anyone or for any purpose by the preparer. The preparer of this instrument does not represent either the Grantor or the Grantee and has given them no advice of any kind.

Inst. 670299
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Hillsboro



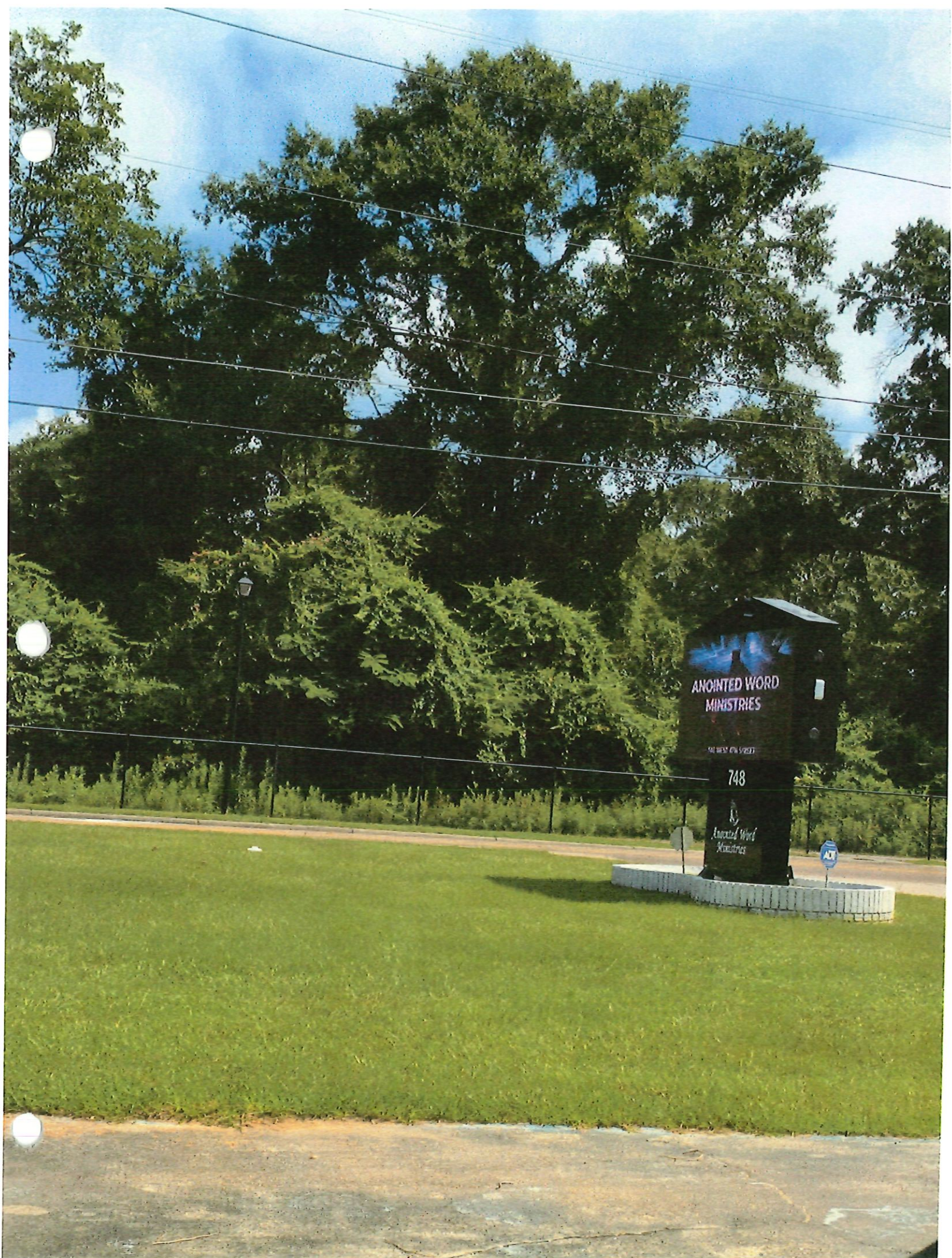
80°F
cloudy

748



Anointed Word
Ministries





ANointed WORD
MINISTRIES

748 WEST 4TH STREET

748

Anointed Word
Ministries



**MINUTES OF THE
REGULAR MEETING OF THE
HATTIESBURG PLANNING COMMISSION
August 6th, 2025**

Board Members Roll Call:

Members Present:

1. Amy Hinton, Chair
2. Elayne Lockett
3. Rhoda Pickett, Vice Chair
4. Lee Anne Venable
5. Richard Conville
6. Charles Dawe
7. Caroline Ingram

Members Not Present:

1. Michael Dickerson
2. Rebekah Ray, Secretary
3. Edward Hargrove
4. Vacant Seat

Staff Present:

1. Cory Long, Planning Manager
2. Nathan Satcher, Senior Planner
3. Kevin Bates, Building Official
4. David Miller, Esq.
5. Wiley Quinn, Director of Urban Development
6. Meridian McDaniel, Planner I

Chair Hinton declared the Hattiesburg Planning Commission meeting open and in session at 1:09 p.m.

AGENDA REVIEW

Motion:

Made by Commissioner Lee Anne Venable to approve August's agenda.

Second:

Made by Commissioner Elayne Lockett

Vote:

Board Member	Yea	Nay	Other
Richard Conville	X		
Charles Dawe	X		
Michael Dickerson			ABSENT
Amy Hinton	X		
Elayne Lockett	X		
Rhoda Pickett	X		
Edward Hargrove			ABSENT
Rebekah Ray			ABSENT
Lee Anne Venable	X		
Caroline Ingram	X		

The motion to approve August's agenda was passed by a 7-0 vote.

MINUTES REVIEW**Motion:**

Made by Commissioner Elayne Lockett to approve the July 2nd, 2025, meeting minutes.

Second:

Made by Commissioner Lee Anne Venable

Vote:

Board Member	Yea	Nay	Other
Richard Conville	X		
Charles Dawe	X		
Michael Dickerson			ABSENT
Amy Hinton	X		
Elayne Lockett	X		
Rhoda Pickett	X		
Edward Hargrove			ABSENT
Rebekah Ray			ABSENT
Lee Anne Venable	X		
Caroline Ingram	X		

The motion to approve the meeting minutes on July 2nd, 2025, passed with a 7-0 vote.

BUILDING REPORT

Kevin Bates, Building Official, provided the Building Permit Report for July 2025.

PLANNING REPORT

Planning staff provided updates on the previous month's agenda items.

CHAIR'S REPORT

The Chair did not have a report for the meeting.

INTRODUCTIONS

Commissioners and staff introduced themselves.

PUBLIC HEARING – Planning Commission

Item A: Anointed Word Ministries of Hattiesburg, Property Owner/Applicant, and Clifford Lockhart, Contractor/Representative, request approval of a conditional use request for an electronic message board for a R-3 zoned property located at 748 W 4th Street (PPIN 26614, Forrest County, Ward 4).

Discussion and Vote:

The Planning Staff introduced the case.

- Presented by:
 - o Clifford Lockhart
- Proponents:
 - o None
- Opponents:
 - o None

Motion:

Made by Commissioner Charles Dawe to recommend denial of the request.

Second:

Made by Commissioner Caroline Ingram

Vote:

Board Member	Yea	Nay	Other
Richard Conville			ABSTAIN
Charles Dawe	X		
Michael Dickerson			ABSENT

Amy Hinton		X	
Elayne Lockett		X	
Rhoda Pickett	X		
Edward Hargrove			ABSENT
Rebekah Ray			ABSENT
Lee Anne Venable	X		
Caroline Ingram	X		

The motion to recommend denial of the request passed with a 4-2-1 vote, with one abstention.

Item B: Hancock Whitney Bank, Property Owner/Applicant, and Mark Alexander, Representative, Deborah Renfro, Applicant, and Mark Bond, Representative, request to close and vacate two alleys and one street located in blocks 6 and 7 of the original North Main Street Addition Subdivision, also located south of Mildred Avenue, west of Stanley Street, east of Redus Street, and north of Hwy 42 (Forrest County, Ward 2).

Discussion and Vote:

The Planning Staff introduced the case.

- Presented by:
 - o Mark Alexander
- Proponents:
 - o None
- Opponents:
 - o None

Motion:

Made by Commissioner Charles Dawe to recommend approval of the request.

Second:

Made by Commissioner Rhoda Pickett

Vote:

Board Member	Yea	Nay	Other
Richard Conville	X		
Charles Dawe	X		
Michael Dickerson			ABSENT
Amy Hinton	X		
Elayne Lockett	X		
Rhoda Pickett	X		
Edward Hargrove			ABSENT

Rebekah Ray			ABSENT
Lee Anne Venable	X		
Caroline Ingram	X		

The motion to recommend approval of the request passed with a 7-0 vote.

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### **Business Closed**

#### **Motion:**

Commissioner Amy Hinton motioned to adjourn the meeting.

#### **Second:**

Made by Commissioner Lee Anne Venable

#### **Vote:**

| <b>Board Member</b> | <b>Yea</b> | <b>Nay</b> | <b>Other</b> |
|---------------------|------------|------------|--------------|
| Richard Conville    | X          |            |              |
| Charles Dawe        | X          |            |              |
| Michael Dickerson   |            |            | ABSENT       |
| Amy Hinton          | X          |            |              |
| Elayne Lockett      | X          |            |              |
| Rhoda Pickett       | X          |            |              |
| Edward Hargrove     |            |            | ABSENT       |
| Rebekah Ray         |            |            | ABSENT       |
| Lee Anne Venable    | X          |            |              |
| Caroline Ingram     | X          |            |              |

The motion to adjourn the meeting passed with a 7-0 vote.

The Board of Adjustments adjourned the meeting at 2:07 pm.

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Rebekah Ray, Secretary

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Cory Long, AICP, Planning Division Manager