



## MINUTES

PLANNING AND ZONING COMMISSION  
Diamondhead, Mississippi  
Diamondhead City Hall Council Chambers  
September 27, 2016  
5:30 p.m. CST

1. Chairman Hensley called the meeting to order at 5:30p.m. CST.
2. Commissioner Bower led pledge of Allegiance.
3. Clerk Tammy Garber called roll- Present: Commissioners Bice, Milton, Hensley, Garrison, Bower and Williams (arrived @ 5:36 p.m.) Absent: Crosby

Also, present City Attorney Derek Cusick, Ronald Jones, Building Official, and Minutes Clerk Tammy Garber.

#### 4. Confirmation of the Agenda

Commissioner Garrison moved, seconded by Commissioner Bice to approve the agenda as presented.

Ayes: Bice, Milton, Hensley, Garrison and Bower. Absent: Crosby and Williams.

**MOTION CARRIED UNANIMOUSLY**

#### 5. Approve Minutes. –

Commissioner Garrison moved, seconded by Commissioner Bice, to approve the Minutes of August 23, 2016.

Ayes: Bice, Milton, Hensley, Garrison and Bower. Absent: Crosby and Williams.

**MOTION CARRIED UNANIMOUSLY**

## 6. New Business –

### CASE FILE NUMBER 2016-00192

The City of Diamondhead represented by Ronald Jones has filed an application requesting a text amendment to the Zoning Ordinance Article 4.18.3 D. Residential Accessory Building, Structure or Use ii. Structures. Delete in its entirety Article 4.18.3 D. ii. Insert the proposed text amendment as follows.

#### ii. Structures.

- (a) Uses: A principal structure shall be already constructed on the same lot.
- (b) Use Limitation: Accessory structures shall not be used as a habitable dwelling unit.
- (c) Types of structures i.e. bathhouses, greenhouses, outdoor kitchens, storage sheds, detached decks, pergolas and RV/camper storage etc. not otherwise addressed herein.
- (d) Area limitation: Accessory structures shall be limited to 30% of the footprint of the primary structure but not to exceed 800 square feet whichever is less.
- (e) Maximum height: The maximum height shall not exceed twenty-five (25') feet. However, the height of the accessory structure shall not exceed the height of the primary structure. The accessory structure shall not exceed one (1) story (see f).
- (f) Setbacks: The structure shall not be located in front of nor within ten (10') feet of the principal building and not within five (5') feet from a side lot line, nor within ten (10') feet of a rear lot line. If the height exceeds fifteen (15') feet, the accessory structure shall meet the required setbacks of the primary structure.
- (g) Types of Materials: To insure architectural compatibility, building design shall be in keeping with the design patterns and architectural features consistent with the primary structure.
- (h) Number of structures: There shall only be one accessory structure on a property.

Ronald Jones presented the application requesting a text amendment to the Zoning Ordinance Article 4.18.3 D Residential Accessory Building Structure or Use ii. Structures and answered questions from the commissioners.

At this time, Commissioner Hensley called for any public comments or questions in reference to this application request with none presented.

Commissioner Bice moved, seconded by Commissioner Milton to approve the application request in the matter of Case File Number 2016-00192 as requested.

Ayes: Bice, Milton, Hensley, Garrison and Bower. Absent: Crosby and Williams.

**MOTION CARRIED UNANIMOUSLY**

**7. Unfinished Business**

None.

**8. Commissioners' Comments –**

None

**9. Communication / Announcements**

Mr. Jones informed the council as of today, there are no cases on file for October.

At 5:36 p.m. CST Commissioner Williams entered the meeting and recorded present.

**10. Adjourn –**

Commissioner Williams moved, seconded by Commissioner Milton, to adjourn at approximately 5:37 p.m. CST. .

Ayes: Bice, Milton, Hensley, Garrison, Williams and Bower. Absent: Crosby.

**MOTION CARRIED UNANIMOUSLY**



Nita Hensley, Chairman  
Planning & Zoning  
City of Diamondhead, MS