



**MINUTES**  
**PLANNING AND ZONING COMMISSION**  
**Diamondhead, Mississippi**  
**Diamondhead City Hall Council Chambers**  
**January 23, 2018**  
**6:00 p.m. CST**

1. Chairman Milton called the meeting to order at 6:00 p.m. CST.
2. Commissioner Bower recited the Statement of Purpose.
3. Commissioner Milton led the Pledge of Allegiance.
4. Present: Commissioners Bice, Milton, Crosby, Hensley, Williams, and Bower. Absent: None.

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

**5. Confirmation of the Agenda**

Commissioner Williams moved, seconded by Commissioner Hensley, to approve the agenda as presented.

Ayes: Bice, Milton, Crosby, Hensley, Williams and Bower. Nays: None. Absent: None.

**MOTION CARRIED UNANIMOUSLY**

**6. Approve Minutes. –**

Commissioner Hensley moved, seconded by Commissioner Bower, to approve the Minutes of December 12, 2017 as presented.

Ayes: Bice, Milton, Crosby, Hensley, Williams and Bower. Nays: None. Absent: None.

**MOTION CARRIED UNANIMOUSLY**

**7. New Business –**

**Case File Number 201800001**

The Diamondhead Property Owners Association and Country Club has filed an application requesting a map amendment (Rezoning) in accordance with the Zoning Ordinance Article 2.8 (Amendment (Rezoning Procedure)). The Case File Number is 201800001.

The DHPOA desires to change the current zoning of selected parcels from R-1 (Low Density Single Family) to PFR (Public Facilities & Recreation). The tax parcel numbers are 067N-2-35-031.000 and 067N-2-35-015.000. The street address is 6500 Koula Place. The current zoning of the parcels is R-1.

Owen McNally representing Diamondhead Property Owners Association presented the proposed Application requesting a map amendment (Rezoning) in accordance with the Zoning Ordinance Article 2.8 (Amendment (Rezoning Procedure)) and answered questions from the Commissioners.

Also, Paul Montjoy representing Diamondhead Property Owners Association addressed the Commissioners and answered questions related to Case File Number 201800001.

Chairman Milton called for any public comments or questions in reference to this Map Amendment Request. The following addressed the commissioners in reference to this request:

- Donald Credeaux - Opposed
- Caroline Haas - Opposed
- C J Longanecker - Opposed

Owen McNally representing Diamondhead Property Owners Association addressed the Commission and withdrew Case File Number 201800001.

Chairman Milton at 7:31 p.m. announced the Commissioners would recess for five minutes.

The Commissioners resumed the meeting at 7:38 p.m.

#### **Case File Number 201800002**

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 201800002.

The proposed text amendment would insert "Building and Grounds Maintenance" under OTHER NON-RESIDENTIAL USES as a conditional use in a PFR (Public Facilities and Recreation) in Table 4.2 Chart of Determinate Uses.

**No Action Was Taken by the Commissioners on the Case File Number 201800001 and 201800002**

**Mr. Jim Grotowski, Structures of Diamondhead, has submitted "Beaux Vue Subdivision Phase 1 (Preliminary Plat) for review, consideration and approval.**

The Beaux Vue Subdivision Phase 1 (Preliminary Plat) is an 11 lot development having lot sizes ranging from 6,541 sf to 11,648 sf. The tax parcel number is 067L-0-35-012.000. The overall property size for Phase 1 is approximately 5.08 acres. The current zoning of the lots is R-3 High Density Single Family. The property is generally located north of and adjacent to Highpoint Drive and south of and adjacent to the Cardinal golf course, No. 16 Fairway

Michael Casano with Casano Law Firm represented Mr. Jim Grotowski and presented the case in the Beaux Vue Subdivision Phase 1 (Preliminary Plat) and answered questions from the Commissioners.

Duke Levy, Engineer with Levy & Associates also answered questions from the Commissioners.

Chairman Milton called for any public comments or questions in reference to the Beaux Vue Subdivision Phase 1 (Preliminary Plat). The following addressed the commissioners in reference to this request:

- Tommy Tusa - Opposed
- Robert Roth - Opposed
- Betty Bowen - Clarification of creek or ditch that runs through the property. If in fact it is a creek that regulations are followed and the creek is plotted on the plans.

At this time Mr. Ronald Jones informed the Commissioners that the position of the staff is to approve the Beaux Vue Subdivision Phase 1 (Preliminary Plat) subject to the applicant relocating all utilities within the designated easements before consideration of the final plans or the determination of the actual cost to relocate the utilities be submitted to the City and agree with an estimate. Then an acceptable form of surety or performance bond can be submitted which would allow the developer to begin selling lots.

Commissioner Crosby moved seconded by Bice to approve the Beaux Vue Subdivision Phase 1 (Preliminary Plat) with conditions that a drainage plan and relocation of utilities is submitted to the City Council prior to their consideration of the final plat plan.

A Roll Call Vote Was Taken:

Ayes: Bice, Williams, Milton, Hensley, Crosby and Bower. Nays: None. Absent: None

**MOTION CARRIED UNANIMOUSLY**

**Mr. Jim Grotowski, Structures of Diamondhead, has submitted "Beaux Vue Subdivision Phase 2 (Sketch Plat) for review, consideration and approval.**

The Beaux Vue Subdivision Phase (Sketch Plat) is an 20 lot development having lot sizes ranging from 5,056 sf to 10,834 sf. The tax parcel numbers are 067L-0-35-012.000 and 067K-2-36-155.000. The overall property size for Phase 2 is approximately 3.67 acres. The current zoning of lots 4-18 in part is R-3 High Density Single Family. Lots 1-3, 18 in part and 19-20 are zoned R-2 Medium Density Single Family. The property is generally located north of and adjacent to Highpoint Drive and south of and adjacent to Diamondhead Drive West and west of Golf Club Drive. The entrance to Beaux Vue subdivision Phase 2 will be from the roundabout at Diamondhead Drive West, Diamondhead Drive East and Golf Club Drive.

Mr. Ronald Jones presented the Beaux Vue Subdivision Phase 2 (Sketch Plat) and informed the Commissioners that Beaux Vue Subdivision Phase 2 is a Sketch Plat Approval and is only conceptual in nature and what is being considered. He advised now it the time for Commissioner to offer advice about the concept for applicant to take under consideration before submitting a preliminary plat for approval.

Commissioner Williams moved seconded by Hensley to table the Beaux Vue Subdivision Phase 2 (Preliminary Plat) with conditions that drainage is added to the plan, traffic study obtained at the entrance of subdivision, comply with street frontage on Lot 2 and add existing ditch or creek through lots on plat plan.

A Roll Call Vote Was Taken:

Ayes: Bice, Williams, Milton, Hensley, Crosby and Bower. Nays: None. Absent: None

**MOTION CARRIED UNANIMOUSLY**

**8. Unfinished Business Open Public Comments to Non-Agenda items –**

None

**9. Commissioners' Comments**

Commissioner Bice suggested implementing a time limit to those addressing the

Commissioners. Derek Cusick advised that it can be announced at the beginning of the meetings and added to our notices.

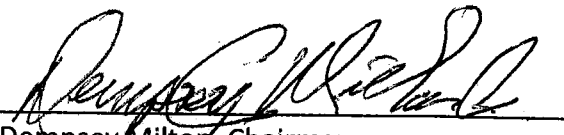
**10. Communication / Announcements. –**

Chairman Milton reminded Commissioners that the Election of Officers will be taken up at the February, 2018 meeting.

**Adjourn** - Commissioner Hensley moved, seconded by Commissioner Bice, to adjourn at approximately 9:02 p.m. CST.

Ayes: Bice, Milton, Crosby, Hensley, Williams and Bower. Nays: None. Absent: None.

**MOTION CARRIED UNANIMOUSLY**

  
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Dempsey Milton, Chairman  
Planning & Zoning  
City of Diamondhead, MS