



Commissioner Bennett
Commissioner Brewer
Commissioner Debrow
Commissioner Flowers
Commissioner Harwood
Commissioner Layel
Commissioner Nicaud

MINUTES

PLANNING AND ZONING COMMISSION

Tuesday, July 25, 2023

6:00 PM CST

Council Chambers, City Hall
and via teleconference, if necessary

Call to Order

Commissioner Debrow called the meeting to order at 6:03 p.m.

Statement of Purpose

1. May our decisions today be made with wisdom, careful deliberation and in the best interest of the City of Diamondhead. May we display patience and kindness in our dealings with each other and all who are in attendance and may any decisions made today promote the health, safety and welfare of the citizens of Diamondhead and the enhancement of the City as a whole.

Commissioner Layel read the Statement of Purpose.

Pledge of Allegiance

Commissioner Bennett led The Pledge of Allegiance.

Roll Call

Present at the meeting were: Commissioners Harwood, Bennett, Brewer, Layel, Debrow. Absent were: Chairman Flowers, and Commissioner Nicaud.

Also present were: City Attorney, Derek Cusick, Development Coordinator, Pat Rich, Building Official, Beau King, Minute Clerk, Tammy Braud.

Confirmation or Adjustments to Agenda

Motion was made by Commissioner Bennett, second by Commissioner Brewer to accept the Agenda as presented.

Roll Call:

Ayes: Bennett, Brewer, Layel, Harwood, Debrow

Nays: None

Motion Passed Unanimously

Approval of Minutes

1. Approval of June 27, 2023 minutes.

Motion was made by Commissioner Layel, second by Commissioner Bennett to accept the Minutes of June 27, 2023 as presented.

Roll call:

Ayes: Harwood, Brewer, Bennett, Layel, Debrow

Nays: None

Motion Passed Unanimously

New Business

2. Bob Barber with Orion Planning to provide an update on the Zoning Code re-write.

Bob Barber provided an update on the Zoning Codes, and a Power Point presentation.

3. Teresa and Brian Leatherman, represented by Amber Thomas of Alant Construction, have filed an application requesting a variance from the Zoning Ordinance (Article 4.19) to allow the construction of a covered patio (36.26' x 11.4') within 17.9' of the rear property line. The property address is 7518 Augusta Way. The tax parcel number is 067M-2-35-007.000. The property is in an R-1 zoning district. The rear yard setback is 20'. The variance requested for the covered patio is 2.1'. The Case File Number is 202300282.

Development Coordinator, Pat Rich explained the case to Commissioner, and read the staff report recommending to approve the Variance .

Commissioner Bennett made a motion, second by Commissioner Layel to accept the staff report and recommend the variance request to the City Council.

Motion Passed Unanimously

4. The City of Diamondhead, is proposing a Text Amendment to the Tree Ordinance Article 11. – General Requirements and Restrictions. The proposed text amendment is to increase the preservation of existing trees. The Case File Number is 202300337.

Development Coordinator, Pat Rich spoke to commissioners and answered questions. He explained to them where we are with the ordinance, and read changes that was made.

Commissioner Debrow asked for Public Comments.

Pigi White, Howard Thickman, Von Biggs all voiced their concerns. Jimmy Glass stated that he didn't agree with the ordinance at all. Vanessa Benson who is a ISA certified Arborist and Tree Surgeon also spoke and answered questions from Commissioners. Suggestions were made by Commissioner to add to and remove certain parts of the Ordinance.

Motion was made by Commissioner Bennett , second by Commissioner Layel to return the Text Amendment to staff, so changes could be made and revisited at next month's Planning and Zoning meeting.

Roll Call:

Ayes: Layel, Bennett, Debrow, Brewer, Harwood

Nays: none

Motion Passed Unanimously

5. The City of Diamondhead will hold a public hearing on a proposed Text Amendment to the Sign Ordinance Article 10.4.10 – Window Signs. The proposed text amendment is to remove “A permanent window sign shall be classified as a wall sign.” Article 10.5.2 On-Premises Attached Signs c; Place a black square in the table in zoning districts C-1, C-2, PFR, T, and I [The black square means a sign permit is required]. Article 10.6 Dimensional Requirements, Number of Signs and Special Conditions; Sign Type #8 Window Signs; Area; “Change 50% to 25% of window

area.” Article 10.7 - Exempt Signs, delete “10.c Windows.”, Article 10.10.1 Non-Conforming Existing Signs; Insert “All window signs which are not in conformance with the Ordinance shall be unlawful one (1) year after the passage of the window sign text amendment.” The Case File Number is 202300332.

Development Coordinator, Pat Rich, spoke to commissioner and answered questions on the Sign Ordinance.

Commissioner Debrow asked for any Public Comments. None

Commissioner Harwood made a motion, second by Commissioner Layel to recommend the Proposed Amendment as written to the City Council

Roll Call

Ayes: Bennett, Brewer, Layel, Harwood, Debrow

Nays: None

Motion Passed Unanimously

Unfinished Business

None

Open Public Comments to Non-Agenda Items

None

Commissioners' Comments

None

Communication / Announcements

6. The next City Council meeting is Tuesday, August 1, 2023.

The next Planning Commission meeting is Tuesday, August 22, 2023.

Adjourn or Recess

Motion was made by Commissioner Bennett , second by Commissioner Brewer to adjourn the meeting at 7:58 p.m.

Motion Passed Unanimously

H. Flowers, Chairman
Planning & Zoning