

**APPROVED MINUTES OF THE  
SPECIAL CALL MEETING OF  
THE BOARD OF ADJUSTMENTS & APPEALS  
CITY OF STARKVILLE, MISSISSIPPI  
MAY 03, 2021**

Be it remembered that the members of the Board of Adjustments & Appeals of the City of Starkville held their specially called meeting on May 03, 2021 at 4:00 p.m. in the conference room on the 2nd floor of City Hall located at 110 West Main Street, Starkville, MS.

There being physically present were, Jerry Jefferson, Ward 2, Marco Nicovich, Vice Chairman, Ward 5, Bill Webb, Chairman, Ward 6. Joining the meeting via Google Meets virtual meeting platform were George Ford, Ward 1, Bo Richardson, Ward 3, and Robert Camp, Ward 4, and. Not in attendance was Shawn Sullivan, Ward 7 and. Physically present attending the Commissioners was City Planner Daniel Havelin.

Chairman Webb opened the meeting.

**III. CONSIDERATION OF THE OFFICIAL AGENDA**

**OFFICIAL AGENDA  
SPECIAL CALL  
BOARD OF ADJUSTMENTS & APPEALS  
CITY OF STARKVILLE, MISSISSIPPI  
MEETING OF WEDNESDAY, MAY 03, 2021  
2<sup>ND</sup> FLOOR CITY HALL – COMMUNITY DEVELOPMENT,  
110 WEST MAIN STREET, 4:00 PM**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. CONSIDERATION OF THE OFFICIAL AGENDA**
- IV. APPROVAL OF THE MINUTES:**
  - A. CONSIDERATION OF THE UNAPPROVED MINUTES FOR JANUARY 27, 2021
- V. NEW BUSINESS**
  - A. PUBLIC HEARING AND CONSIDERATION OF VA 21-03 A REQUEST FOR A VARIANCE FROM THE MINIMUM LOT SIZE AND MINIMUM LOT WIDTH FOR TWO PROPOSED LOTS. THE SUBJECT PROPERTIES ARE LOCATED AT 1425 GRETA LANE IN AN OPTIONAL ZONING DISTRICT WITH THE PARCEL NUMBER 103P-08-012.00
- VI. ADJOURN**

The Board considered the matter of the approval of the written agenda dated May 3, 2021. Upon the motion of Mr. Nicovich, seconded by Mr. Richardson, the Board voted unanimously to approve the written agenda.

#### **IV. APPROVAL OF THE MINUTES**

##### **A. APPROVAL OF THE UNAPPROVED MINUTES FOR JANUARY 27, 2021**

The Board considered the matter of the approval of the minutes of the January 27, 2021 Board of Adjustments and Appeals meeting. Upon the motion of Mr. Nicovich, seconded by Mr. Richardson, the Board voted unanimously to approve the minutes as amended.

#### **V. NEW BUSINESS**

##### **A. PUBLIC HEARING AND CONSIDERATION OF VA 21-03 A REQUEST FOR A VARIANCE FROM THE MINIMUM LOT SIZE AND MINIMUM LOT WIDTH FOR TWO PROPOSED LOTS. THE SUBJECT PROPERTIES ARE LOCATED AT 1425 GRETA LANE IN AN OPTIONAL ZONING DISTRICT WITH THE PARCEL NUMBER 103P-08-012.00**

This is a request by Herman Ashford on behalf of Mr. And Mrs. Rieves for a variance from the minimum lot size and minimum lot width for two proposed lots. The subject properties are located at 1425 Greta Lane in an Optional zoning district.

The applicants are proposing to build a new home on proposed Parcel A. To do this, they need to subdivide the parcel from the existing parcel. The new subdivision will create a total of three parcels Parcel A and Parcel B are the new parcels. Parcel A needs a variance from lot width. Parcel B needs a variance from lot width and lot size. The remaining parcel does not require any variances. For the proposed lot labeled Parcel "A", the request is a variance from minimum lot width. The applicant is requesting a lot width of 20' in lieu of the 140' requirement. For the proposed lot labeled Parcel "B" the request is for a variance from minimum lot width and minimum lot size. The applicant is requesting a lot width of 62.22' in lieu of the 140' requirement. The applicant is requesting a lot size of 13,041.45 sq. ft. in lieu of the minimum of 40,000 square feet.

The request was noticed in accordance with Section 3.7.3.E of the Unified Development Code.

1. 5 property owners of record within 160 feet of the subject property were notified directly by mail of the request.
2. A legal ad was published in the Starkville Daily News on April 15, 2021.
3. A sign was posted on the property in a conspicuous location.
4. As of this date the Planning Office has received no inquiries about the request.

Chairman Webb opened the public hearing to citizen comments.

Mr. Ashford came forward representing the applicant to speak in favor of the request.

Call for and receiving no additional comments, Chairman Webb closed the public hearing and opened the item up for discussion.

After a discussion and upon the motion of Mr. Richardson, duly seconded by Mr. Camp, the motion to approve VA 21-03 received unanimous approval.

#### **VI. ADJOURNMENT**

After discussion, Mr. Nicovich, moved to adjourn which was seconded by Mr. Ford, and the Board voted unanimously to adjourn until 4:00 p.m. on May 26, 2021 in the second-floor conference room located at 110 West Main Street, Starkville, MS.

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Bill Webb, Chairman

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Daniel Havelin, City Planner