

1 City of Pass Christian
2 Municipal Complex Auditorium
3 105 Hiern Avenue

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5 **Planning Commission**
6 **Meeting Minutes**
7 **Tuesday, June 26, 2018, 6:00 PM**
8

9 **CALL TO ORDER**

10 Chairman Tom Phares called the meeting to order at 6:00 PM. In attendance were Commissioners, Lisa
11 Smith, Adam Pace, Ken Austin, Margaret Jean Kalif and Steve Hunter. Commissioners Lisea Johnson and
12 Michael Lizana were not in attendance. Rebecca O'Dwyer was not in attendance as she recused herself
13 from the only application on the agenda.

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15 Also in attendance were the City Planner, Danit Simon, the City Attorney, Malcolm Jones, and the
16 Building Codes Official, Joel Sims.

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18 **ADOPTION OF MINUTES**

19 The first order of business was the adoption of the minutes from the monthly Planning Commission
20 meeting held on May 29, 2018. A *Motion* by Commissioner Pace, seconded by Commissioner Austin,
21 was made to adopt the minutes. The motion passed unanimously.

22
23 **NEW BUSINESS**

24 ○ *Open Public Hearing*

25 A *Motion* by Commissioner Austin, seconded by Commissioner Kalif, was made to open the public
26 hearing. The motion passed unanimously.

- 27
28 ○ *Application PD-24-2018, Craig & Kathrine Campbell, 110 W Scenic Drive, Parcel #0313H-02-079.000,*
29 *Re-Subdivision Application to divide one lot into two, with a conforming lot fronting Scenic Drive with*
30 *the Principal Building (existing house), and a Variance for a nonconforming lot fronting 2nd Street*
31 *with the Outbuilding (existing shed) without a Principal Building.*

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33 Chairman Phares introduced the topic.

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35 The City Planner, Danit Simon, briefed the Planning Commission on the application.

36
37 Attorney Donald Rafferty, representing Jourdan Nicaud and Bacchus on the Beach, with a hotel on the
38 neighboring parcel to the west, objected to the application.

39
40 Several commissioners asked Rafferty follow up questions.

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42 Rafferty responded to the questions.

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44 Jourdan Nicaud spoke, objecting to the application.

45
46 City Attorney, Malcolm Jones, clarified the legality of approving the application and responded to some
47 of Rafferty's objections. And, Jones asked the purchaser, Morton Davis, to confirm that he understands
48 the conditions of the agreement to remove the shed.

49 Davis responded that he understands the conditions of the agreement.

50

51 Jones asked Davis to confirm that he understands that if he never builds anything on the parcel, he will
52 still be required to remove the shed.

53

54 Davis responded that he understand that he must remove the shed.

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56 Jones asked Davis to confirm that he understands that today's application is only to review the division
57 of the lot, any additionally needed variances regarding a site plan or building plans will happen
58 separately.

59

60 Davis responded that he understands that today's application is only for the division of the lot, and if
61 any additional variances are needed they will happen separately.

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63 Davis asked about the appeal process and what further actions the objecting party may take.

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65 Jones explained the appeal process and timeframe.

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67 Rafferty commented that only having the purchaser sign the agreement might not be legally binding.

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69 The Commissioners discussed whether to have both the applicants/owners and the purchaser sign the
70 agreement.

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72 A *Motion* by Commissioner Pace seconded by Commissioner Kalif, was made to approve the Re-
73 Subdivision Application with the condition that the Applicants and Purchaser sign the Agreement, which
74 details the removal of the metal shed, at the closing. The motion passed unanimously.

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76 ○ *Close Public Hearing*

77 A *Motion* by Commissioner Kalif, seconded by Commissioner Austin, was made to close the public
78 hearing. The motion passed unanimously.

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80 **OLD BUSINESS**

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82 **OTHER BUSINESS/PUBLIC COMMENT**

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84 **ADJOURN**

85 A *Motion* by Commissioner Kalif, seconded by Commissioner Pace, was made to adjourn the meeting at
86 6:50 P.M. The motion passed unanimously.