

ORDINANCE AMENDING THE SECTIONS 430.03 AND 440.03 OF THE OFFICIAL ZONING ORDINANCE OF THE CITY OF RIDGELAND, MISSISSIPPI

WHEREAS, the Mayor and Board of Aldermen of the City of Ridgeland, Mississippi did lawfully adopt a Zoning Ordinance on February 4, 2014 after proper notice and a public hearing; and

WHEREAS, the Mayor and Board of Aldermen of the City of Ridgeland, Mississippi subsequently adopted Zoning Ordinance Amendments on February 3, 2015, June 2, 2015, April 5, 2016, October 18, 2016, September 19, 2017, and January 16, 2018 after proper notice and public hearing; and

WHEREAS, the Mayor and Board of Aldermen find that the Climate Controlled Storage Facility industry has evolved into a type of use that has a very large footprint and typically includes multiple stories, which can cause the scale of these buildings to be out of character with the C-3 Zoning District; and

WHEREAS, the Mayor and Board of Aldermen reviewed a series of maps in order to analyze locations of existing facilities, locations for future facilities, existing undeveloped areas zoned for Climate Controlled Storage Facilities, and developed and undeveloped areas zoned C-3; and

WHEREAS, the Mayor and Board of Aldermen have a desire to remove the Climate Controlled Storage Facility Use from the C-3 Convenience Commercial District but allow the use to be continued in other previously approved districts; and

WHEREAS, the Mayor and Board of Aldermen conducted a Public Hearing for the consideration of this City-initiated Amendment after acknowledgement by the City Clerk that the Public Hearing had been properly noticed.

NOW THEREFORE BE IT RESOLVED, the Mayor and Board of Aldermen find that the Preamble of this amendment is true and correct and adopt the following sections as amendments to the Official Zoning Ordinance of the City of Ridgeland, Mississippi:

Section 1

Delete Section 430.03.B.

Section 2

Add Section 440.03.J. Climate Controlled Storage Facilities.

Section 3

The City of Ridgeland, Mississippi, Zoning Ordinance is hereby amended to reflect the foregoing changes from and after thirty (30) days from the date of the adoption by the Board.

SO ORDAINED by the Mayor and Board of Aldermen of the City of Ridgeland, Mississippi at a meeting thereof held on the 3rd day of April, 2018.