

**MINUTES OF A SPECIAL MEETING OF
THE MADISON COUNTY PLANNING AND ZONING COMMISSION**

A special meeting of the Madison County Planning and Zoning Commission was held on November 21, 2001 at 10:00 a.m. at the Madison County Chancery Administrative Building, Canton, Mississippi.

The following were present:

Bennie Lockett - Chairman
L. W. Ellis
Willie Hamilton
Bill Presley
Lamar Warnock
Brad Sellers - Zoning Administrator
Don McGraw, Attorney

There came on for consideration the Petition of HD&H seeking to rezone property from R-1 Residential to R-2 Residential being located on Gluckstadt Road and being Phase II of Arrington Subdivision consisting of approximately 57 acres. Upon motion of Commissioner Ellis and second of Commissioner Hamilton, with all present voting "aye", it was recommended that the Petition be approved with the additional restrictions and requirements as submitted by the Petitioners and the Arrington Home Owners and contingent upon a letter from John Harreld guaranteeing the \$30,000.00 payment as described in the Addendum. Commissioner Hamilton seconded the motion and all present voted "aye". The following is the Addendum containing the restrictions and requirements.

**Addendum to the Rezoning of the 50+ acres north of
Arrington Drive (adjacent to the Arrington Subdivision),
Gluckstadt, Mississippi, Madison County**

November 20, 2001

Per the meetings of September 2001 and November 2001 with Mr. Bucky Gideon, Mr. Hollis Shoemaker, and Mr. John Harreld of HD&H, Inc., we, the residents of the Arrington Subdivision, agree to the rezoning of the 50+ acres of land adjacent to the Arrington Subdivision **predicated/dependent** on the fulfillment of the following agreements:

1) The lots and homes adjacent to the current Arrington homeowners (e.g., Mr. Rob and Mrs. Frances Davis, Mr. Dan and Mr. Martha D'Amico, Mr. Terry Rodriguez, Mr. Randy and Mrs. Leigh Anne Riddle, and other home owners who haven't built yet that form northern boundary of Arrington-in relation to the proposed land to be rezoned) should be

Minimum Lot Size (Adjacent to current Arrington residents): 25,000 square feet

Minimum House Size (Adjacent to current Arrington residents): 2000 square feet (heated and cooled).

2) The lots and homes throughout the remainder of the proposed subdivision (not adjacent to the Arrington Subdivision) should be

Minimum Lot Size (Not adjacent to current Arrington residents): 12,500 square feet

Minimum House Size (Not adjacent to current Arrington residents): 1,800 square feet (heated and cooled).

3) Pending the sale of the HD&H property to be rezoned and developed by Mr. Gideon and Mr. Shoemaker, Mr. John Harreld or the HD&H, Inc., will give the Arrington Homeowners' Association \$30,000 (plus an additional \$3,000 if the county doesn't pave the cul-de-sac at the east end of Arrington Drive) in escrow to be used to

construct the aforementioned and promised Arrington Subdivision sign and appropriate landscaping for the entryway,

Construct two (2) cul-de-sacs to seal off Arrington from Flow-through traffic, and large enough for school busses and garbage trucks to use for turning

mend the irrigation system at the entrance of the Arrington Subdivision to a state which renders the irrigation system functional (it is not currently functional).

4) Prior to any other construction on the property north and adjacent to the Arrington Subdivision,

a storm water pollution prevention plan permit to construct should be obtained from the Mississippi Department of Environmental Quality
stormwater pollution prevention control measures should be installed and maintained to prevent transport of additional stormwater and sediment unto the property of Arrington residents

a berm of at least four (4) feet in height (or greater height depending on water flow during the period of construction in the 50+ acres north of the Arrington Subdivision) should be constructed and should start at the house of Mr. and Mrs. Riddle run in a continuous line of berm east past the house of Mr. Rob and Mrs. Francis Davis (in order to decrease the risk of flooding due to stormwater redirected from the 50+ acres north of Arrington Subdivision).
the berm should be planted with cedar trees, pine trees and sufficient grass to maintain the integrity of the berm during the period of construction prior to the installment of the stormwater and sanitary sewage collection system.

appropriate and sufficient detention/retention pond(s) should be installed at the east end of the berm to ease the flooding east of the Arrington Subdivision and IN the Arrington Subdivision.

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There being no further business to come before the meeting, upon motion of Commissioner Hamilton and second of Commissioner Ellis, with all present voting “aye”, the meeting was adjourned.

Bennie Lockett
Chairman