

# Fleet Morris Petroleum, Inc.

P.O. Box 2347

Madison, MS 39130

601-898-3830

Fax 601-898-3214

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March 31, 2015

Mr. Scott Weeks  
Planning and Zoning Administrator  
Office Complex Building  
125 West North Street  
Canton, MS 39046

Re: Request for Variance

Mr. Weeks:

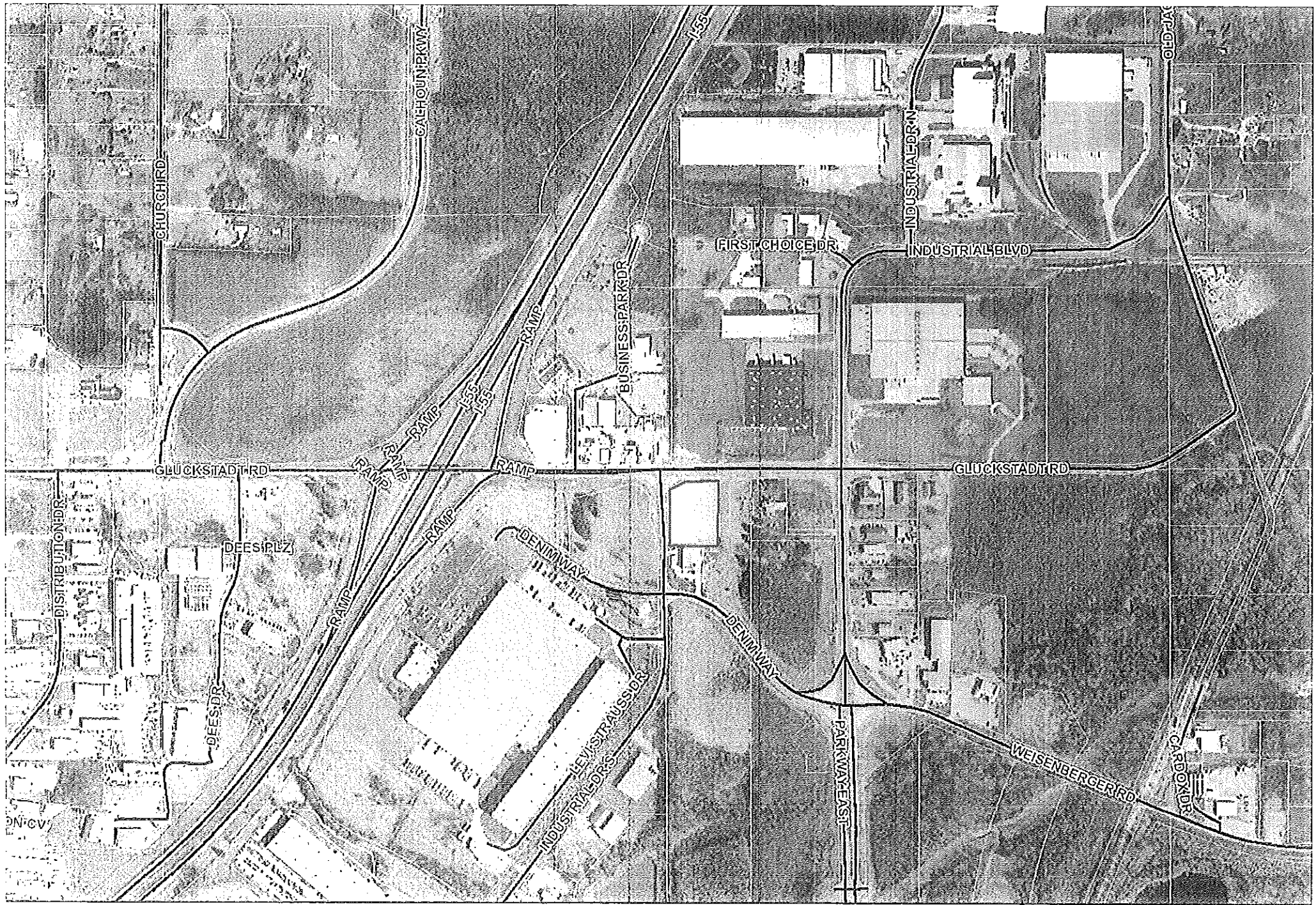
For your consideration I would like to submit a request for a variance in the landscape buffer on the west side of the property at the new shell gas station we are building at 1227 Gluckstadt Road, Madison.

This will allow the building to be moved to the west and enable large trucks to maneuver safely around the rear of the site. I request that the buffer be reduced from 10 feet to 2.5 feet.

I have enclosed a site plan for your review.

Thank you for your consideration in this matter.

Bradley Morris  
Fleet Morris Petroleum



# Fleet Morris Petroleum, Inc.

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RECEIVED  
MAY 22 2015

May 22, 2015

Mr. Scott Weeks  
Planning and Zoning Administrator  
Office Complex Building  
125 West North Street  
Canton, MS 39046

Re: Appeal Variance Decision

Mr. Weeks:

For your consideration I would like to submit an appeal of the Planning and Zoning Board's decision concerning a variance request for the new shell gas station we are building at 1227 Gluckstadt Road, Madison

I requested that the landscape buffer on the west side of the property along Industrial Drive be reduced from 10 feet to 2.5 feet to allow large trucks to maneuver safely around the rear of the site.

The board expressed concern about the prospect of Industrial Drive being widened in the future and decided to approve a 5 foot buffer.

Attached is an email from the county engineer concerning Industrial Drive.

Thank you for your considering my appeal.



Bradley Morris  
Fleet Morris Petroleum

## Bradley Morris

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**From:** Rudy Warnock <[rwarnock@warnockeng.com](mailto:rwarnock@warnockeng.com)>  
**Sent:** Thursday, May 21, 2015 9:10 AM  
**To:** Bradley Morris  
**Cc:** Scott Weeks  
**Subject:** Re: Latest Site Layout 05-14-2015

Bradley,

Currently there are no immediate plans to widen industrial drive south. However, I have been contacted by MCEDA and informed that new businesses are looking at buying some land in the area. Depending on what type business and depending on the growth in that are over the next several years it might be possible that Madison County would have to widen industrial drive south to accommodate traffic increase.

Warnock & Associates, LLC  
Rudy M. Warnock, Jr., P.E.  
President

On May 21, 2015, at 9:05 AM, Bradley Morris <[bradleymorris@fleet-way.com](mailto:bradleymorris@fleet-way.com)> wrote:

<[image001.gif](#)>

Rudy,

Thank you for returning my call yesterday. At your earliest convenience please respond to my inquiry below about Industrial Drive.

Thank you,

Bradley Morris

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**From:** Bradley Morris [<mailto:bradleymorris@fleet-way.com>]  
**Sent:** Thursday, May 14, 2015 11:00 AM  
**To:** [rwarnock@warnockeng.com](mailto:rwarnock@warnockeng.com)  
**Subject:** FW: Latest Site Layout 05-14-2015

Rudy,

Attached is the site plan for the new Shell at the corner of Gluckstadt Rd and Industrial Dr. I made a presentation before the Madison County site review committee last week to request a variance in the landscape buffer on the west side of the property along the island that is adjacent to Industrial Drive. My request was for the buffer to be reduced from 10 feet to 2.5 feet. The committee granted 5 feet. The committee's concern was that Industrial Drive may be widened in the future. Are there any plans or projected plans to widen Industrial Drive?

Thank you,

Bradley Morris

Morris Real Estate, LLC  
Fleet Morris Petroleum

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**From:** Bryan Battenfield [<mailto:BBattenfield@benchmarkms.net>]  
**Sent:** Thursday, May 14, 2015 10:33 AM  
**To:** 'Bradley Morris'  
**Subject:** Latest Site Layout 05-14-2015

Bryan Battenfield  
Senior Design Technician

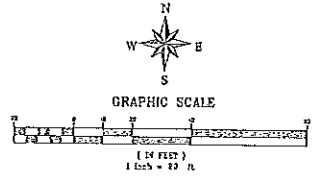
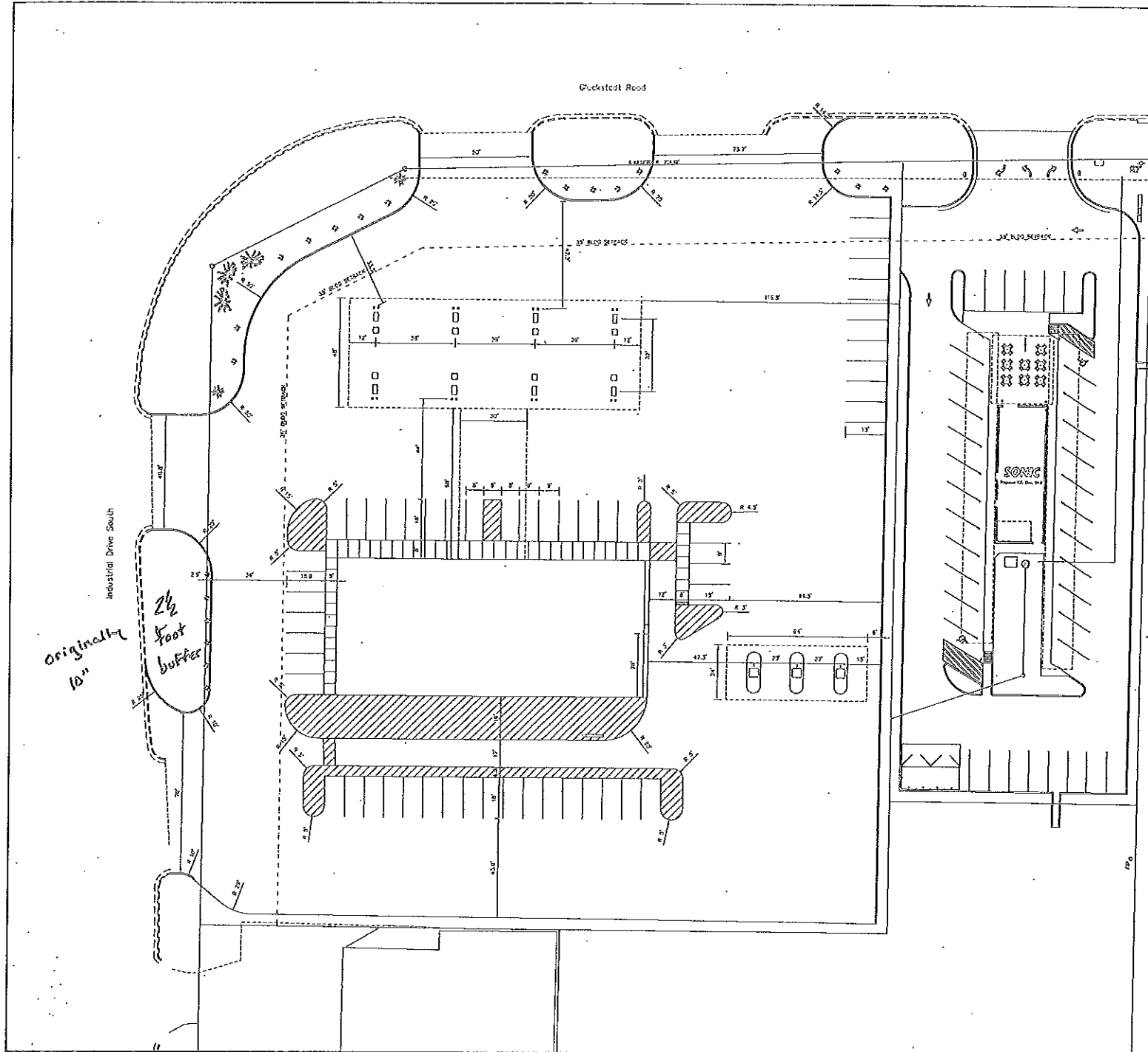
## **Benchmark Engineering & Surveying, LLC**

101 Highpointe Court, Suite B  
Brandon, MS 39042  
Office: 601-591-1077  
Fax: 601-591-0711

Email: [bbattenfield@benchmarkms.net](mailto:bbattenfield@benchmarkms.net)

<image002.jpg>

<Fleetway Fuel Center 05-14-2015.pdf>



 <b>BENCHMARK</b> ENGINEERING & SURVEYING, LLC <small>1911 Highway 200, Suite 100, Madison, Mississippi 39110          Phone: 662-261-1111</small>		
DATE: 03/27/12	DRAWN: LSC	REVISIONS:
DESIGNED: GMS	SCALE: 1/8" = 1'-0"	
REV: CA	DATE: 03/27/12	
BY: GMS	DATE: 03/27/12	
PROJECT:	PROJECT LOCATION: CUCKERSTREET ROADS MADISON COUNTY, MISSISSIPPI CLIENT: MORRIS REAL ESTATE, LLC MADISON, MS 39110	
SHEET NUMBER: <b>C1.0</b>		
PROJECT NUMBER: B-4179		