

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

**AGENDA
JUNE 10, 2021
REGULAR MEETING OF THE PLANNING and DEVELOPMENT COMMISSION
CITY OF LONG BEACH, MISSISSIPPI
5:30 O'CLOCK P.M.
LONG BEACH CITY HALL
MEETING ROOM
201 JEFF DAVIS AVENUE**

I. CALL TO ORDER

II. ROLL CALL AND ESTABLISH QUORUM

III. PUBLIC HEARINGS

1. Variance- 904 Saratoga Drive, Tax Parcel 0511H-01-109.000, Submitted by Joseph B. Phelps.
2. Variance- 103 Summer Lane, Tax Parcel 0611K-01-020.000, Submitted by Bernie and Kay Parker.
3. Short Term Rental- 501 Magnolia Street, Tax Parcel 0612F-02-047.000, Submitted by Joseph T. and Anne W. Serpente.

IV. ANNOUNCEMENTS

V. APPROVE MINUTES

1. May 27, 2021

VI. UNFINISHED BUSINESS

VII. NEW BUSINESS

1. Tree Removal- 601 North Island View Avenue, Tax Parcel 0612D-02-001.000, Submitted by Debbie Curtis.
2. Tree Removal- 3 Donna Circle, Tax Parcel 0612D-02-026.000, Submitted by LeRoy and Mary Wilson.
3. Final Plat Approval- Winter Garden Estate, 225 Winter Garden Drive, Tax Parcel 0611N-02-068.000, Submitted by Joseph and Karen Gauci.

VIII. DEVELOPMENT & RESEARCH

IX. ADJOURN

*****NOTES*****

**All decisions made at this meeting are subject to a ten (10) day appeal for a Public Hearing and/or the Mayor and Board of Aldermen approval on June 15, 2021.

**The agenda for the Planning Commission meeting closes at 12:00 O'Clock (noon), and/or in accordance with applicable ordinances, the Thursday prior to the meeting day.

Commissioner Shawn Barlow read the Opening Statement for the Planning and Development Commission.

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Be it remembered that three (3) Public Hearings were heard before the Long Beach Planning and Development Commission, Long Beach, Mississippi, and begun at 5:30 o'clock p.m., Thursday, the 10TH day of June 2021, in said City, and the same being the time, date and place fixed for holding said Public Hearings.

There were present and in attendance on said Commission and at the Public Hearings the following named persons: Chairman Frank Olaivar, Commissioners Shawn Barlow, Junior Husband, Larry Ward, Kevin McKenzie, Jennifer Glenn and Marcia Kruse, City Advisor Bill Hessel, Building Official Mike Gundlach and Minutes Clerk Tina M. Dahl.

Absent the Public Hearings were Commissioners Mark McMillan and Jeff Hansen.

There being a quorum present and sufficient to transact the business of the Public Hearings, the following proceedings were had and done.

The first public hearing to consider a Variance for property located at 904 Saratoga Drive, Tax Parcel 0511H-01-109.000, submitted by Joseph B. Phelps, as follows:

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LONG BEACH PLANNING and DEVELOPMENT COMMISSION



CITY OF LONG BEACH
201 Jeff Davis Avenue/ PO BOX 929
Long Beach, MS 39560
(228) 863-1554 office
(228) 863-1558 fax

Office use only
Date Received 5-5-21
Zoning R-1
Agenda Date 6-10-21
Check Number CASH

VARIANCE REQUEST

I. Tax Parcel Number(s): 05714-01-109,000

II. Address of Property Involved: 904 Saratoga Drive L.B. 39560

III. Statement clearly explaining the request being made. (Attach supplemental pages if necessary.)
Please extend my variance to include my Boat shed. I'm requesting a 7' variance. My shed is 1' from the side property line.

****PLEASE COMPLETE THE FOLLOWING:**

A. Describe any special condition that justify the granting of this request and that are peculiar to the property and do not apply to other properties in the general area. What are the reasons for the request and why the applicant cannot meet the stated code requirement?
I had a shed was destroyed by destroyed by 2 eta pro I brought on the same slab but I changed the roof line

B. Describe how the special condition discussed above is not the result of actions taken by the applicant. Show that the applicant did not cause the need for this request.
The slab was already there

C. Show that an unnecessary hardship exists due to the character of the property and that this hardship makes the request necessary. State what hardship is caused if the applicant is required to meet code requirements? What is the result of this hardship? What would result if the Zoning Board denied this request?
The way the shed to built is off the side of behind the house

D. Show that denial of this request will deprive the applicant of rights commonly enjoyed by other properties in the general area and that the granting of this variance request will make possible the reasonable use of land while not conferring any special privilege. Outline how the subject of the variance is common in the area and if the applicant were to be denied this variance a right would be taken away which is granted to other properties. State how the variance makes reasonable use of the existing land and why the same action cannot be done in a way that does not require a variance. Show that granting of this variance does not give the applicant any special privileges that the properties in the area would find desirable.
The shed is already built I will have to destroy the shed and loose my storage

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LONG BEACH PLANNING and DEVELOPMENT COMMISSION

IV. REQUIRED ATTACHMENTS:

- A. **Interest and Ownership.** The applicant's name, address and interest of every person, firm or corporation represented by the applicant in the application, the name of the owner or owners and their respective addresses of the entire land area proposed to be changed in classification or to be included within the structures then existing thereon, and sufficient evidence to establish that the applicant has the right of possession to the land area and structures, the names and address of all owners of adjacent property (exclusive of the width of intervening streets, alleys, or bodies of water). Claims of support or "no objection" from owners of adjoining property should be substantiated in writing or by the appearance of such owner(s) at the hearing. Such support is usually considered material but not conclusive.
- B. **Survey and Site Plan.** a site plan showing the land area which would be affected, easements bounding and intersecting the designated area, the locations of existing and proposed structures with supporting open facilities, and the ground area to be provided and continuously maintained for the proposed structure or structures;
- C. **Recorded Warranty Deed.** A deed which includes a legal description of the specific piece of property involved in the request. If, several parcels are included in a request, individual parcel deeds AND a composite legal description of all parcels involved in the request must be provided.
- D. **Fee.** Attach a check in the amount of \$100.00. This check should be made payable to the **City of Long Beach** to cover administrative cost. You will also be responsible to actual costs, such as advertising and mailing incurred with the processing of your application.

*****NOTE*** APPLICATION WILL NOT BE ACCEPTED WITHOUT THE ABOVE LISTED DOCUMENTS.**

V. OWNERSHIP AND CERTIFICATION:

READ BEFORE EXECUTING, Attendance by the applicant(s) at the public hearing is mandatory; however, the applicant may designate a representative to attend the public hearing on his/her behalf, provided said representative has been properly designated to speak on the applicant's behalf either by written permission or oral designation by the applicant at the Public Hearing. If a continuance is to be granted, the applicant must request same in writing a minimum of seven (7) days in advance of the scheduled public hearing. The applicant acknowledges that, in signing this application, all conditions and requirements inherent in the process have been fully explained and understood, including the timetable for processing the application, the completed application with all necessary documents and payments must be returned to the Planning office not later than 21 days before the 2nd or 4th Thursday of each month. Receipt of fee(s) does not constitute receipt of a completed application.

Ownership: I the undersigned do hereby agree to all the rules and regulations as set forth in the Long Beach Zoning Ordinance and also agree to pay all fees and charges as stated.

Joseph B. Phelps
Name of Rightful Owner (PRINT)

Name of Agent (PRINT)

904 Saratoga Drive
Owner's Mailing Address

Agent's Mailing Address

Long Beach, CA 90806
City State Zip

City State Zip

228-209-6443
Phone

Phone

Joseph B. Phelps 5/4/21
Signature of Rightful Owner Date

Joseph B. Phelps 5/4/21
Signature of Applicant Date

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LONG BEACH PLANNING and DEVELOPMENT COMMISSION

after 2 eta things were up in the air for me. Trying to satisfy everybody needs came before mine and I got kinda sloppy, over a period of several months.

I'm hoping you folks will give me another chance.

I have satisfy my neighbor and cutting the overhang off, place guttering on his side, going to the ditch north of the shed.

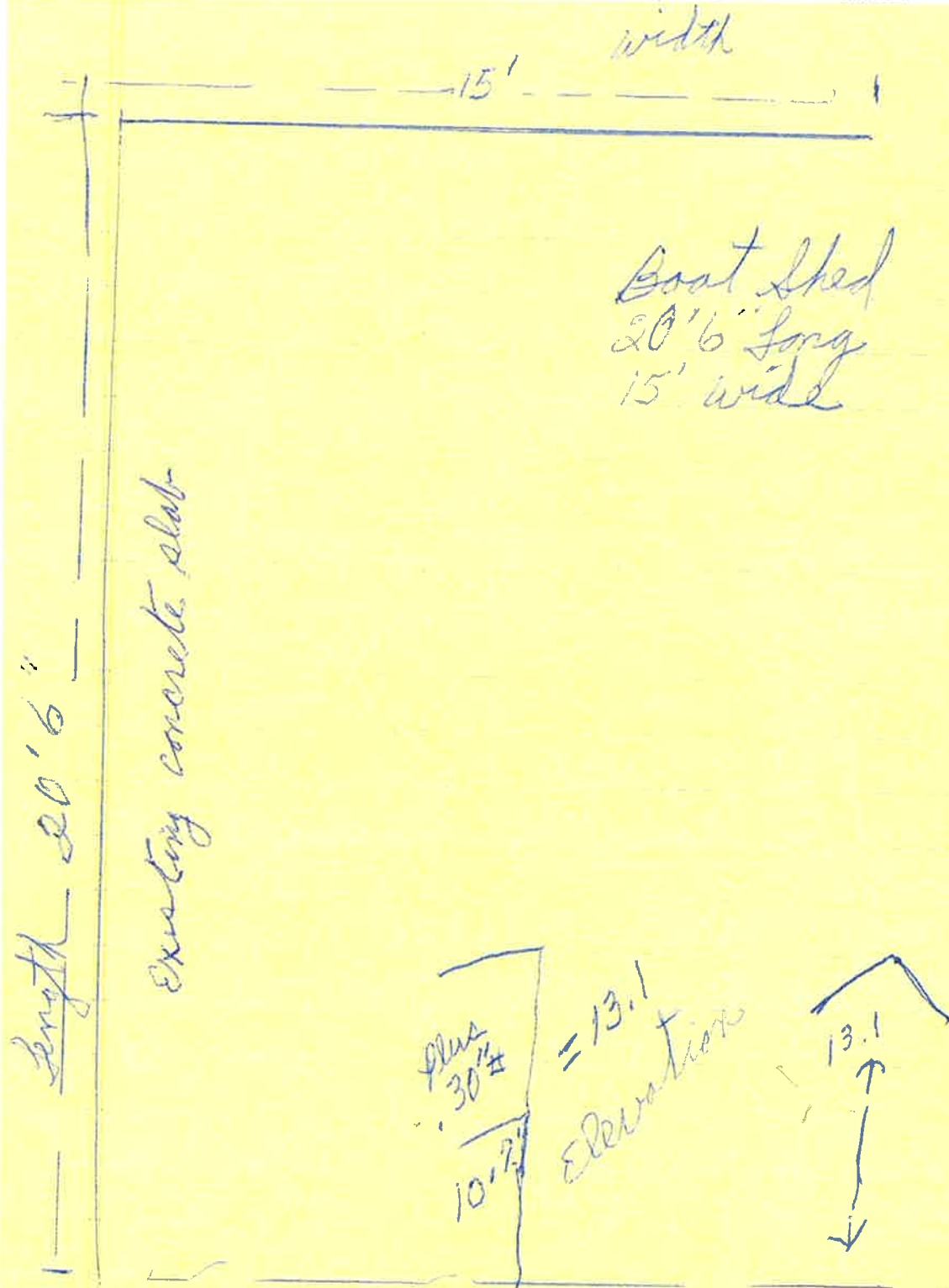
I'm 75 yrs. old and its getting hard to take care of these things around the house put these things on 20% Diabetes Neuropathy and no insurance.

I have had three Back Fusions since 1995. I had to retire in 2000 because I couldn't do the work, and was put on Disability at that time

Thanks

J. Bruce Phelps

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Entrance ↑

this Boat Shed has no windows, doors a ~~concrete~~ concrete floor the rest is open.

Sign of Bruce Phelps was responsible for getting the job brached.

99

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

STATE OF MISSISSIPPI 503-001
COUNTY OF HARRISON
FIRST JUDICIAL DISTRICT

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 (\$10.00) Dollars, cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, I, JOHN FREDERICK SEARLES, a single person, do hereby sell, convey and warrant unto JOSEPH BRUGH PHELPS and VICKI MARIE PHELPS, his wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real property situated in Harrison County, Mississippi, First Judicial District, to-wit:

Lot 37 of the Replat of DAY NERTY PARK SUBDIVISION, in Harrison County, Mississippi, as per map or plat thereof on file and of record in the office of the Chancery Clerk of Harrison County, Mississippi, in Plat Book 24, Page 9.

The above described property is subject to any restrictive covenants and easements of record.

The grantee hereby assumes the payment of the balance due on that certain indebtedness represented by promissory note and deed of trust in favor of Bridges Loan and Investment Company, Inc. which is filed in the Record of Mortgages and Deeds of Trust on Land in Harrison County, Mississippi, in Deed of Trust Book 448 Page 4, and do hereby agree to abide by the terms and conditions of said note deed of trust as set forth in the original instruments.

Taxes for the year 1980 are prorated as of the date of this deed and are assumed by the grantee herein.

WITNESS MY SIGNATURE on this the 20th day of June, 1980.

John Frederick Searles
JOHN FREDERICK SEARLES

STATE OF MISSISSIPPI
COUNTY OF HARRISON

THIS DAY personally appeared before the undersigned Notary Public in and for said County and State, the within named JOHN FREDERICK SEARLES, who acknowledged that he signed and delivered the foregoing instrument on the day and year therein mentioned.

Witness my signature and official seal on this the 20th day of June, 1980.

Frank P. [Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES:
June 31, 1981

3286
STATEMENT OF FEES
Filing _____
Recording _____
Certification _____
Indexing _____
Total Fees _____

STATE OF MISSISSIPPI, COUNTY OF HARRISON, FIRST JUDICIAL DISTRICT.
I hereby certify that this instrument was received and that its record is _____
and recorded on the _____ day of _____, 1980.
and recorded on _____, 1980, Book _____, Page _____

Clerk, Chancery Clerk

The Clerk reported that eighteen (18) notices of Public hearing were sent by regular mail to property owners within one hundred sixty feet (160') of the subject property. Notices were also posted on the bulletin boards at City Hall, the Building Official's Office and the Water Department, 201 Jeff Davis Avenue and at the Long Beach Public Library, 209 Jeff Davis Avenue; said notice was ordered as part of these proceedings:

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City of Long Beach



LEGAL NOTICE
PUBLIC HEARING

In accordance with Article XIX of the Comprehensive Long Beach Unified Land Ordinance 598 of the City of Long Beach, Mississippi (2013) as amended, notice is hereby given advising that the Planning Commission for the City of Long Beach will hold a Public Hearing for the purpose of considering a Variance.

Bernie and Kay Parker have filed an application for a Variance in accordance with the Comprehensive Long Beach Unified Land Ordinance. The applicant is requesting a 7 feet side yard variance for the purpose of construction of a boat shed. The City's required setback is 8 feet from the side property line. The location of the request is 904 Saratoga Drive, Long Beach, Mississippi, 39560, Tax Parcel Number 0511H-01-109,000.

The legal description is as follows:

LOT 37 REPLAT OF DAUGHERTY PARK SUBD

A Public Hearing to consider the above variance will be held in the City of Long Beach, Mississippi, 39560, Thursday, June 10, 2021, at 5:30 p.m., in the Long Beach City Hall Meeting Room located at 201 Jeff Davis Avenue. The City encourages all residents, groups and organizations to contact the City if they have any questions concerning the petition.

/s/ signed
Chairman
Planning and Development Commission

201 Jeff Davis • P.O. Box 929 • Long Beach, MS 39560 • 863-1554 • FAX 863-1558



Rose, Dorothy S
902 Saratoga Drive
Long Beach, MS 39560



Ladner, Laura G and Bryan T
904 Marjorie Street
Long Beach, MS 39560



Shelby, Kristen Emily
22165 Derrick Road
Pass Christian, MS 39571

Debord, Betty M -EST-
903 Saratoga Drive
Long Beach, MS 39560

Berry, Ernest T
901 Saratoga Drive
Long Beach, MS 39560

Frizzell, Dina M
1001 Saratoga Drive
Long Beach, MS 39560

Wilson, Q J
1000 Saratoga Drive
Long Beach, MS 39560

Rauch, Patrick G
906 Saratoga Drive
Long Beach, MS 39560

Davis, Victor A
1109 Alverado Drive
Long Beach, MS 39560

McAllister, Penelope C and Waldon
1107 Alverado Drive
Long Beach, MS 39560

Byrne, Mark W and Anastasia P
1105 Alverado Drive
Long Beach, MS 39560

Beaver, Larry Gene -ETAL-
1103 Alverado Drive
Long Beach, MS 39560

Gebhart, Glenn M JR and Kendrick
Jenni
1101 Alverado Drive
Long Beach, MS 39560

Watts, Gene E
1007 Alverado Drive
Long Beach, MS 39560

Jamerson, Nicholas and Gerald Candi
1104 Alverado Drive
Long Beach, MS 39560

Gentile, Theodore J Jr., ETAL
5 Warwick Circle
Long Beach, MS 39560

Blaine, William C and Freda M
1100 Alverado Drive
Long Beach, MS 39560

Keller, Frank L and Justina H -Trustees-
910 Burdette Street
New Orleans, LA 70118

**MINUTES OF JUNE 10, 2021
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LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

AFFIDAVIT

STATE OF MISSISSIPPI
COUNTY OF HARRISON
CITY OF LONG BEACH

BEFORE ME, the under signed legal authority authorized to administer oaths in and for the jurisdiction aforesaid, on this day personally appeared before me, TINA M DAHL, known to me to be the Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission, who being by me first duly sworn, deposes and says on oath as follows, to-wit:

1. That she is the duly appointed and acting Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission;
2. That in such capacity, she is responsible for mailing Notices of Public Hearing for the purpose of notifying property owners within One Hundred Sixty Feet (160'), excluding public right of ways, of the subject property, when applications for zoning map changes, variances, appeals, etc., are filed, all as stipulated in The Zoning Ordinance Number 598 of the City of Long Beach; and other matters pertaining to such Public Hearings and the business of the Planning and Development Commission in and for the City of Long Beach;
3. That on May 17, 2021, she did cause to be mailed, Notice of Public Hearing, a copy of which is attached hereto, to 18 (eighteen) property owners within One Hundred Sixty Feet (160'), excluding public right of ways, of, Tax Parcel 0511H-01-109.000, notifying them that a Public Hearing will be held, June 10, 2021 to consider an application for a Variance.

Given under my hand this the 17th day of May 2021.

Stacey Dahl
STACEY DAHL, AFFIANI

SWORN TO AND SUBSCRIBED before me on this the 17th day of May 2021.

Kini Gonsoulin
NOTARY PUBLIC

-My Commission Expires-



The Clerk reported that she did cause to be published in the Gazebo Gazette, a newspaper with general circulation in the City of Long Beach, and published in Harrison County, Legal Notice of Public Hearing, as evidenced by the Publisher's Proof of Publication as follows:

Proof of Publication

<p style="text-align: center;">PUBLIC HEARING</p> <p><small>In accordance with Article 37B of the Constitution of the State of Mississippi, the City of Long Beach, Mississippi, hereby gives notice to the public that a public hearing will be held on the following date and time:</small></p> <p>DATE: Thursday, June 10, 2021, at 5:30 p.m. in the Long Beach City Hall Meeting Room, 200 West 1st Avenue, Long Beach, Mississippi 38601. The City encourages all residents, groups and organizations to attend the City of Long Beach public hearing.</p> <p><small>The legal description is as follows:</small></p> <p>LOT 27 REPARCEL OF DALOUBERTY PARK SUBD.</p> <p><small>IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the City of Long Beach, Mississippi, this 17th day of May, 2021.</small></p> <p style="text-align: right;"><small>Tina M. Dahl Minutes Clerk Planning and Development Commission</small></p>	<p>STATE OF MISSISSIPPI COUNTY OF HARRISON</p> <p>PERSONALLY appeared before me the undersigned notary in and for said County and State, HUNTER DAWKINS, publisher of THE GAZEBO GAZETTE, a newspaper printed and published in Harrison County, who being duly sworn, deposes and says the publication of this notice hereunto attached has been made to the said publication _____ weeks in the following numbers and on the following dates of such paper:</p> <p>Vol. <u>XVI</u> No. <u>21</u> dated <u>21</u> day of <u>May</u>, 20<u>21</u></p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Vol. ___ No. ___ dated ___ day of ___, 20__</p> <p>Affiant further states on oath that said newspaper has been established and published continuously in said county for period of more than twelve months prior to the first publication of said notice.</p> <p style="text-align: right;"><i>Hunter Dawkins</i> Publisher</p> <p>Sworn to and subscribed before me this <u>17</u> day of <u>May</u>, A.D. 20<u>21</u>.</p> <p style="text-align: right;"><i>Debbie A. Orr</i> Notary Public</p>
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The applicant, Joseph B. Phelps, did not attend the public hearing.

Commission Chairman Olaivar asked for anyone speaking in favor or opposition of the request and Sharon Rauch of 906 Saratoga Drive spoke against the request. She stated that the storage building is too close to her property and creates water shed and flooding to her property. She also stated that the structure is an eye sore and was constructed without a building permit.

Commissioner Barlow made motion, seconded by Commissioner Ward and unanimously carried to close the Public Hearing.

After considerable discussion, Commissioner Kruse made motion, seconded by Commissioner Husband recommending to deny the Variance as submitted.

The second public hearing to consider a Variance for property located at 103 Summer Lane, Tax Parcel 0611K-01-020.000, submitted by Bernie and Kay Parker, as follows:

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REGULAR MEETING

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LONG BEACH PLANNING and DEVELOPMENT COMMISSION



CITY OF LONG BEACH
201 Jeff Davis Avenue/ PO BOX 929
Long Beach, MS 39560
(228) 863-1554 office
(228) 863-1558 fax

Office use only	
Date Received	5-10-21
Zoning	R-1
Agenda Date	6-10-21
Check Number	6333

VARIANCE REQUEST

- I. Tax Parcel Number(s): 0611K-01-020.000
- II. Address of Property Involved: 103 SUMMER LN
- III. Statement clearly explaining the request being made. (Attach supplemental pages if necessary.)

6' Side yard VARIANCE FOR THE PURPOSE OF CONSTRUCTION OF
35'X15'X12' BUILDING

****PLEASE COMPLETE THE FOLLOWING:**

- A. Describe any special condition that justify the granting of this request and that are peculiar to the property and do not apply to other properties in the general area. What are the reasons for the request and why the applicant cannot meet the stated code requirement? IF I WERE TO PLACE THE STRUCTURE 8' FROM THE PROPERTY LINE, I WOULD BE TOO CLOSE TO THE HOUSE & BREAKING THE FIRE CODE
- B. Describe how the special condition discussed above is not the result of actions taken by the applicant. Show that the applicant did not cause the need for this request. SMALLER LOT WITH HOUSE BUILT BEFORE BUILDING CODE WAS IN EFFECT
- C. Show that an unnecessary hardship exists due to the character of the property and that this hardship makes the request necessary. State what hardship is caused if the applicant is required to meet code requirements? What is the result of this hardship? What would result if the Zoning Board denied this request? WILL NOT ~~BE~~ PROTECT MY MOTOR HOME
- D. Show that denial of this request will deprive the applicant of rights commonly enjoyed by other properties in the general area and that the granting of this variance request will make possible the reasonable use of land while not conferring any special privilege. Outline how the subject of the variance is common in the area and if the applicant were to be denied this variance a right would be taken away which is granted to other properties. State how the variance makes reasonable use of the existing land and why the same action cannot be done in a way that does not require a variance. Show that granting of this variance does not give the applicant any special privileges that the properties in the area would find desirable. I AM NOT ASKING FOR A SPECIAL PRIVILEGE

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

IV. REQUIRED ATTACHMENTS:

- A. **Interest and Ownership.** The applicant's name, address and interest of every person, firm or corporation represented by the applicant in the application, the name of the owner or owners and their respective addresses of the entire land area proposed to be changed in classification or to be included within the structures then existing thereon, and sufficient evidence to establish that the applicant has the right of possession to the land area and structures, the names and address of all owners of adjacent property (exclusive of the width of intervening streets, alleys, or bodies of water). Claims of support or "no objection" from owners of adjoining property should be substantiated in writing or by the appearance of such owner(s) at the hearing. Such support is usually considered material but not conclusive.
- B. **Survey and Site Plan.** a site plan showing the land area which would be affected, easements bounding and intersecting the designated area, the locations of existing and proposed structures with supporting open facilities, and the ground area to be provided and continuously maintained for the proposed structure or structures;
- C. **Recorded Warranty Deed.** A deed which includes a legal description of the specific piece of property involved in the request. If, several parcels are included in a request, individual parcel deeds AND a composite legal description of all parcels involved in the request must be provided.
- D. **Fee.** Attach a check in the amount of \$100.00. This check should be made payable to the **City of Long Beach** to cover administrative cost. You will also be responsible to actual costs, such as advertising and mailing incurred with the processing of your application.

*****NOTE*** APPLICATION WILL NOT BE ACCEPTED WITHOUT THE ABOVE LISTED DOCUMENTS.**

V. OWNERSHIP AND CERTIFICATION:

READ BEFORE EXECUTING. Attendance by the applicant(s) at the public hearing is mandatory; however, the applicant may designate a representative to attend the public hearing on his/her behalf, provided said representative has been properly designated to speak on the applicant's behalf either by written permission or oral designation by the applicant at the Public Hearing. If a continuance is to be granted, the applicant must request same in writing a minimum of seven (7) days in advance of the scheduled public hearing. The applicant acknowledges that, in signing this application, all conditions and requirements inherent in the process have been fully explained and understood, including the timetable for processing the application, the completed application with all necessary documents and payments must be returned to the Planning office not later than 21 days before the 2nd or 4th Thursday of each month. Receipt of fee(s) does not constitute receipt of a completed application.

Ownership: I the undersigned due hereby agree to all the rules and regulations as set forth in the Long Beach Zoning Ordinance and also agree to pay all fees and charges as stated.

<p><u>Bernie & Kay Parker</u> Name of Rightful Owner (PRINT)</p> <p><u>103 Summer Ln</u> Owner's Mailing Address</p> <p><u>Long Beach Ms</u> <u>39560</u> City State Zip</p> <p><u>228-868-2116</u> Phone</p> <p><u>Bernie A. Parker</u> <u>5-10-21</u> Signature of Rightful Owner Date</p>	<p>_____ Name of Agent (PRINT)</p> <p>_____ Agent's Mailing Address</p> <p>_____ City State Zip</p> <p>_____ Phone</p> <p>_____ Signature of Applicant Date</p>
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**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

BOOK 1374 PAGE 198 TITLE NOT EXAMINED

STATE OF MISSISSIPPI
COUNTY OF HARRISON

ENTERED

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, James H. L. Thompson and Lawrence E. Thompson, both single persons, do hereby sell, convey, and quitclaim unto Bernie Dale Parker and wife, Ellen Kay Parker, as joint tenants with full rights of survivorship, all of our right, title and interest in and to the following described property situated in the First Judicial District of Harrison County, Mississippi, and being more particularly described as follows, to-wit:

Land and property lying and being situated in Lot 8 of Seal's Subdivision, Section 11, T8S, R12W, City of Long Beach, First Judicial District of Harrison County, Mississippi, and being more particularly described as follows, to-wit:

Commencing at the mid-point on the West line of Lot 8 of Seal's Subdivision; thence N90° E 140.0 ft. to the POINT OF BEGINNING; thence N1° 15' 43" E 130.0 ft.; thence N90° E 15.0 ft.; thence S1° 12' 43" W 130.0 ft. to the North line of Summer Lane; thence N90° W along said North line 15.0 ft. to the point of beginning. Said parcel contains 1949.55 sq. ft., more or less.

Said parcel is shown as "Parcel 2" on the survey of James R. Clarke, P.L.S., dated February 1, 1996, a copy of which survey is attached hereto as Exhibit "A".

Ad valorem taxes for the year 1997 are assumed by the grantees.

WITNESS our signatures, this the 14th day of June, 1997.


JAMES H. L. THOMPSON


LAWRENCE E. THOMPSON

STATE OF MISSISSIPPI
COUNTY OF HARRISON

PERSONALLY appeared before me, the undersigned authority in and for the said County and State, on this 14th day of June

BOOK 1374 PAGE 199

1997, within my jurisdiction, the within named JAMES H. L. THOMPSON and LAWRENCE E. THOMPSON, who acknowledged that they executed and delivered the above and foregoing instrument.




NOTARY PUBLIC

Grantor(s):

James H. L. Thompson and
Lawrence E. Thompson
101 Summer Lane
Long Beach, MS 39560
Tel: (601) _____

Grantee(s):

Bernie Dale Parker and
Ellen Kay Parker
103 Summer Lane
Long Beach, MS 39560
Tel: 601-868-2116

Prepared by and return to:

Mr. Bernie Parker
103 Summer Lane
Long Beach, MS 39560
601-868-2116

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**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

6827

STATE OF MISSISSIPPI
COUNTY OF HARRISON

Personally appeared before me the undersigned authority in and for the above named jurisdiction the within named BERNIE DALE PARKER, who after first being duly sworn, depose and say that he signed and delivered the above and foregoing WARRANTY DEED on the day and year last mentioned above for the purposes stated therein, of his own free act and deed.

GIVEN UNDER MY HAND AND SEAL this the 10th day of November, 1982.

[Signature]
NOTARY PUBLIC

(Seal)
My Commission Expires: _____

STATEMENT OF FEES	STATE OF MISSISSIPPI, COUNTY OF HARRISON, FIRST JUDICIAL DISTRICT
First Page _____ \$2.00	I hereby certify that this instrument was prepared and filed for record:
Adm. Page at \$1.00 _____ \$1.00	and _____ PLONKES _____ M. on _____ day of _____ A.D. 1982
Abstracting/Session at \$1.00 _____ \$1.00	and recorded <u>NOV 16 1982</u> in the office of Clerk
Marshal & My at .00 _____	Book <u>1159</u> Page <u>63783</u>
Other _____	W. <u>Corey W. P.</u>
Total Fees _____	

The Clerk reported that ten (10) notices of Public hearing were sent by regular mail to property owners within one hundred sixty feet (160') of the subject property. Notices were also posted on the bulletin boards at City Hall, the Building Official's Office and the Water Department, 201 Jeff Davis Avenue and at the Long Beach Public Library, 209 Jeff Davis Avenue; said notice was ordered as part of these proceedings:

City of Long Beach



**LEGAL NOTICE
PUBLIC HEARING**

In accordance with Article XIX of the Comprehensive Long Beach Unified Land Ordinance 598 of the City of Long Beach, Mississippi (2013) as amended, notice is hereby given advising that the Planning Commission for the City of Long Beach will hold a Public Hearing for the purpose of considering a Variance.

Bernie and Kay Parker have filed an application for a Variance in accordance with the Comprehensive Long Beach Unified Land Ordinance. The applicant is requesting a 6 feet side yard variance for the purpose of construction of a 35'X15'X12' building. The City's required setback is 8 feet from the side property line. The location of the request is 103 Summer Lane, Long Beach, Mississippi, 39560, Tax Parcel Number 0611K-01-020,000. The legal description is as follows:

BEG 140 FT E OF INTER OF E MAR OF SEAL AVE & N MAR OF SUMMER LANE N 136 FT E 15 FT N 200 FT E 60 FT S 330 FT TO SUMMER LANE W ALONG RD 75 FT TO POB BEING PART OF LOT 6 SEAL SUBD PART OF SE 1/4 OF NE 1/4 OF SEC 11-8-12

A Public Hearing to consider the above variance will be held in the City of Long Beach, Mississippi, 39560, Thursday, June 10, 2021, at 5:30 p.m., in the Long Beach City Hall Meeting Room located at 201 Jeff Davis Avenue. The City encourages all residents, groups and organizations to contact the City if they have any questions concerning the petition.

/s/ signed
Chairman
Planning and Development Commission

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**



Carrubba, Leonard and Barbara E. B.
105 Summer Lane
Long Beach, MS 39560



Hauer, Jean B
107 Summer Lane
Long Beach, MS 39560



Cameron, Judy
101 Summer Lane
Long Beach, MS 39560

McCarty, Bobby John and Alma Leticia
110 Wisteria Way
Jackson, GA 30233

Carrubba, Catherine C
668 Seal Avenue
Long Beach, MS 39560

Wedgeworth, Scott N and Dana R
669 North Seal Avenue
Long Beach, MS 39560

Sweeting, Michael L and Patricia M
673 North Seal Avenue
Long Beach, MS 39560

Laubmeier, Dennis R and Brenda S
122 Willow Lane
Pass Christian, MS 39571

Dickens, C L and Nola M
230 East 5th Street
Long Beach, MS 39560

Ray, Celia Joyce and Floyd J
19073 Commission Road
Long Beach, MS 39560

AFFIDAVIT

STATE OF MISSISSIPPI
COUNTY OF HARRISON
CITY OF LONG BEACH

BEFORE ME, the under signed legal authority authorized to administer oaths in and for the jurisdiction aforesaid, on this day personally appeared before me, TINA M DAHL, known to me to be the Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission, who being by me first duly sworn, deposes and says on oath as follows, to-wit:

1. That she is the duly appointed and acting Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission;

2. That in such capacity, she is responsible for mailing Notices of Public Hearing for the purpose of notifying property owners within One Hundred Sixty Feet (160'), excluding public right of ways, of the subject property, when applications for zoning map changes, variances, appeals, etc., are filed, all as stipulated in The Zoning Ordinance Number 598 of the City of Long Beach; and other matters pertaining to such Public Hearings and the business of the Planning and Development Commission in and for the City of Long Beach;

3. That on May 17, 2021, she did cause to be mailed, Notice of Public Hearing, a copy of which is attached hereto, to 10 (ten) property owners within One Hundred Sixty Feet (160'), excluding public right of ways, of, Tax Parcel 0611K-01-020.000, notifying them that a Public Hearing will be held, June 10, 2021 to consider an application for a Variance.

Given under my hand this the 17th day of May 2021.

STACEY DAHL, AFFIANT

SWORN TO AND SUBSCRIBED before me on this the 17th day of May 2021.

NOTARY PUBLIC

-My Commission Expires-



The Clerk reported that she did cause to be published in the Gazebo Gazette, a newspaper with general circulation in the City of Long Beach, and published in Harrison County, Legal Notice of Public Hearing, as evidenced by the Publisher's Proof of Publication as follows:

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

CITY OF LONG BEACH, MISSISSIPPI APPLICATION FOR SHORT-TERM RENTAL			
PHYSICAL ADDRESS: 201 JEFF DAVIS AVENUE LONG BEACH, MS 39560	PHONE: (228) 863-1554 FAX: (228) 863-1558	MAILING ADDRESS: POST OFFICE BOX 929 LONG BEACH, MS 39560	
PROPERTY INFORMATION: ADDRESS: <u>501 Magnolia St.</u> Tax Parcel # <u>0612F-02-047.000</u> <small>(Location of Short-Term Rental)</small>			
OWNER'S INFORMATION: Property Owner's Name: <u>Joseph T Serpente</u> Property Owner's Address: <u>Anne W Serpente</u> Property Owner's Mailing Address, if different from above: <u>315 Oakdale Ave.</u> <u>Mill Valley</u> <u>CA</u> <u>94941</u> <small>City State Zip</small> Property Owner's Phone No: <u>415-320-3655</u> Email Address: <u>magnolia.sands11c@gmail.com</u>			
Is there a homeowner's association for the neighborhood? <u>No</u> If so, please provide written statement of support of short term rental?			
PROPERTY MANAGER INFORMATION: Property Manager's Name: <u>Janet L Serpente</u> Property Manager's Address: (Must be a local contact) <u>429 Magnolia St</u> <u>Long Beach</u> <u>MS</u> <u>39560</u> <small>City State Zip</small> Property Manager's Phone No.: <u>601-331-3962</u> Email Address: <u>CJMJAS@gmail.com</u>			
PLEASE PROVIDE THE FOLLOWING: <ul style="list-style-type: none"> • Mississippi Sales Tax ID # <u>85-1803086</u> • Recorded Warranty Deed • Parking Rules & Plan • Trash Management Plan • Copy of Proposed Rental Agreement • Proof of Liability Insurance, which included short term rental coverage 			
ADDITIONAL INFORMATION: <ul style="list-style-type: none"> • OWNERSHIP: Please provide a recorded warranty deed • FEES: \$200. nonrefundable application fee, plus mailing cost. \$100, yearly renewable fee. Checks should be made payable to the City of Long Beach. • LICENSE: A Privilege Tax License must be applied and paid for after approval (\$20/yearly fee). • INCOMPLETE APPLICATIONS will not be processed. 			
<p align="center">AFFIDAVIT</p> I HEREBY CERTIFY THAT I HAVE READ THIS APPLICATION AND THAT ALL INFORMATION CONTAINED HEREIN TRUE AND CORRECT; I ACKNOWLEDGE RECEIPT OF AND AGREE TO COMPLY WITH THE RULES & REGULATIONS OF SHORT TERM RENTALS (Ord 622). ALL APPLICABLE CODES, ORDINANCES AND STATE LAWS. VIOLATION OF ANY CODES OR REGULATIONS SHALL RESULT IN THE SUSPENSION OR REVOCATION OF THE PERMIT.			
PRINT NAME: <u>Joseph T Serpente</u>	SIGNATURE:	DATE: <u>4/22/21</u>	
BELOW IS FOR OFFICE USE ONLY			
Maximum Occupancy:	Maximum Vehicles allowed:	Number of bedrooms:	Number of people home can accommodate:
I AFFIRM THAT THE APPLICANT IS IN COMPLIANCE WITH ALL APPLICABLE ZONING REQUIREMENTS, BUILDING & FIRE CODES; AND THAT ALL APPLICABLE TAXES, FEES AND OTHER CHARGES HAVE BEEN PAID.			
Building Official Signature: _____		Date: _____	
Fire Inspector Signature: _____		Date: _____	
COMMENTS: _____			
Date Received: <u>4-30-21</u> Agenda Date: <u>6-10-21</u> Amount Due/Paid: <u>200.00</u> Check #: <u>CC</u>			

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**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

RECORDED ORIGINAL



1st Judicial District
Instrument 2021-1260-C-31
Filed/Recorded 01/28/2021 12:08 PM
Total Fees \$26.00
2 Pages Recorded

Our File: B201073
PREPARED BY & RETURN TO: Schwartz, Orgler & Jordan, PLLC,
Po Box 4682, Biloxi MS 39535, 228-388-7441

STATE OF MISSISSIPPI
COUNTY OF HARRISON

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned,

CHARLES M. GANT,

14397 Creosote Road, Gulfport, MS 39503, 228-669-7071,

does hereby sell, convey and warrant unto

MAGNOLIA SANDS, LLC,

501 Magnolia Street, Long Beach, MS 39560, 415-320-3655,

the following described land and property being located in the First Judicial District of Harrison County, Mississippi, being more particularly described as follows, to-wit:

Lot One (1), SHELTER ROCK ESTATES, a subdivision according to the official map or plat thereof, on file and of record in the office of the Chancery Clerk of the First Judicial District of Harrison County, Mississippi in Plat Book 19 at Page 39 thereof; reference to which is hereby made in aid of and as a part of this description.

The above described property is no part of the homestead of the Grantor(s) herein.

THIS CONVEYANCE is subject to any and all recorded restrictive covenants, rights-of-way and easements applicable to subject property, and subject to any and all prior recorded reservations, conveyances and leases of oil, gas and minerals by previous owners.

AD VALOREM TAXES for the current year have been pro-rated and are hereby assumed by the Grantee herein.

WITNESS MY SIGNATURE, on this the 20th day of January, 2021.


Charles M. Gant

STATE OF MISSISSIPPI
COUNTY OF HARRISON

THIS DAY PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, Charles M. Gant, who acknowledged that the above and foregoing instrument was signed and delivered as the free and voluntary act and deed of the Grantor on the day and in the year therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 20th day of January, 2021.



My Commission Expires:

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION
501 Magnolia Parking Rules**

Maximum 4 cars and must use cement driveway facing Magnolia.

Driveway and underneath house are only permitted parking areas.

Please do not block sidewalk or park on the grass.

Boats, trailers, and campers may use parking as long as stated rules are followed.

501 Magnolia Trash Management

Guests will be provided with detailed instructions for recycling and waste disposal.

Overnight guests on Sunday's will be asked to place recycling and trash bins at roadside before Monday morning.

If no guests are present on Sunday the property manager will place cans on street for pickup.

SHORT-TERM RENTAL AGREEMENT

I. The Parties

This Short-Term Rental Agreement ("Agreement") made on May 17 2021 is between the following:

Six (6) individual(s) known as John Doe, Jane Doe, John Doe1, Jane Doe1, John Doe2, and Jane Doe2 with a mailing address the same as the Property Address. ("Tenant(s)")

AND

A business entity known as Magnolia Sands LLC with a mailing address of 315 Oakdale Ave, Mill Valley, California, 94941 ("Landlord").

Landlord and Tenant(s) ("Parties") agree to the following terms and conditions:

II. The Property

The Tenant(s) agrees to rent the residential dwelling described as a(n) single-family home with a mailing address of 501 Magnolia Street, Long Beach, Mississippi, 39560 ("Property"). The Property consists of 3 bedroom(s) and has 2 bathroom(s).

III. Furnishings

The Property shall be furnished by the Landlord. Landlord shall provide the following furnishings as part of this Agreement:

Bedroom Set(s) - Including but not limited to beds, pillows, sheets, nightstands, and lighting fixtures.

Dining Room Set(s) - Including but not limited to tables, chairs, and other items that complete a dining room set.

Kitchenware - Including but not limited to pots, pans, utensils, cleaning supplies, and other everyday items that complete a kitchen set.

Living Room Set(s) - Including but not limited to couches, chairs, sofas, televisions, desks, and other common living room items.

IV. Parking

The Landlord shall provide parking as part of this Agreement in the form of 4 parking space(s). There shall be no fee for the parking space(s).

V. Period and Guests

The total amount of individuals allowed to stay at the Property for any period will be limited to 6 people. In addition, the Tenant(s) are allowed to have a total number of 6 Guests on the Property.

VI. Start and End Dates

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**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

The term of this Agreement shall begin June 14 2021 and end on June 18 2021 ("Rental Period").

The Tenant(s) shall be allowed to check-in at 03:00 PM and check-out at 11:00 AM.

VII. Rent

The rent due by the Tenant(s) to the Landlord shall be in the amount of \$275.00 per night during the Rental Period.

VIII. Security Deposit

The Tenant(s) shall not be obligated to pay a Security Deposit as part of this Agreement.

IX. Pets

Under no circumstance shall the Tenant(s) be allowed to have any type of pet on the Property unless a licensed physician has authorized its use due to a psychiatric or physical disability.

X. Fees, Taxes, and Deposit

The Tenant(s) shall be responsible for the following fee(s):

AirbnB Cleaning Fee - \$125.00

XI. Termination

Landlord has the right to inspect the premises with prior notice in accordance with applicable State laws. Should the Tenant(s) violate any of the terms of this agreement, the rental period shall be terminated immediately in accordance with State law. Tenant(s) waive all rights to process if they fail to vacate the premises upon termination of the rental period. Tenant(s) shall vacate the premises at the expiration time and date of this agreement.

XII. Utilities

The Landlord shall be responsible for providing the following utilities: Cable / Satellite TV, Electricity, Internet, Trash Collection, Water and Sewer, and all other utilities to be paid by the Tenant(s).

XIII. Maintenance and Repairs

The Tenant(s) shall maintain the premises in a good, clean, and ready to rent condition, and use the premises only in a careful and lawful manner. Tenant(s) shall leave the premises in a ready to rent condition at the expiration of the rental agreement, defined by the Landlord as being immediately habitable by the next tenants. Landlord shall pay for maintenance and repairs should the premises be left in a lesser condition.

XIV. Trash

Landlord requires the Tenant(s) to use the following instructions for trash removal on the Property: All trash must be placed outside on Sunday night for Monday removal.

XV. Subletting

Tenant(s) shall not be allowed to sublet the Property. If Landlord does allow the Tenant(s) the right to sublet, an amendment must be signed by both Landlord and Tenant(s) and shall be attached to this Agreement.

XVI. Quiet Enjoyment

The Tenants shall behave in a civilized manner and shall be good neighbors respecting the rights of the surrounding property owners. The Tenants shall not create noise or disturbances likely to disturb or annoy the surrounding property owners. Creating a disturbance of the above nature shall be grounds for immediate termination of this agreement and Tenants shall then immediately vacate the premises.

Any and all noise must be kept to a minimum each night beginning at 10:00 PM

XVII. Smoking

Any and all forms of smoking shall not be permitted inside the Property. All smoking activities MUST occur outside.

XVIII. Landlord's Liability

The Tenants and Tenants' Guests shall hereby indemnify and hold harmless the Landlord against any and all claims of personal injury or property damage or loss arising from use of the premises regardless of the nature of the accident, injury or loss. Tenant(s) expressly recognize that any insurance for property damage or loss which the Landlord may maintain on the property does not cover the personal property of Tenant(s), and that Tenant(s) should purchase their own insurance for Tenant(s) and Guest(s) if such coverage is desired.

XIX. Attorney's Fees

Tenants agree to pay all reasonable costs, attorney's fees and expenses that shall be made or incurred by Landlord enforcing this agreement.

XX. Use of Property

Tenant(s) expressly acknowledge and agree that this Agreement is for transient occupancy of the Property, and that Tenant(s) do not intend to make the property a residence or household.

XXI. Shortened Stays and Conditions

There shall be no refunds of rents due to shortened stays or ruined expectations because of weather conditions.

XXII. Showings

If the property should go on the MARKET FOR SALE, it may be shown to qualified buyers during the stay of the Tenant(s). Every effort will be made to schedule the showing at a convenient time and not interrupt the day-to-day activities of the Tenant(s). Tenant(s) shall allow reasonable viewings of the Property during standard hours.

XXIII. Firearms

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

Only legally owned and permitted firearms shall be allowed on the premises in accordance with State and local laws.

XXIV. Fireworks

The Parties agree that Fireworks and other hazardous materials may not be used in or around the Property.

XXV. Illegal Use

Tenant(s) shall use the property for legal purposes only and other use, such as but not limited to, illegal drug use, abuse of any person, harboring fugitives, etc. shall cause termination of this Agreement with no refund of rents or deposits.

XXVI. Fire Alarms

If the Property has fire alarms the Tenant(s) must notify the Landlord without delay if a fire alarm "chirps" or has a low battery condition.

XXVII. Keys

There shall be a total number of 1 keys given to the Tenant(s) at the time of possession. If Tenant(s) should lose any of the keys, there shall be a penalty for every set of keys lost in the amount of \$25.00.

XXVIII. Possessions

Valuable items left behind by Tenant(s) will be held with every reasonable effort made to contact in order for a safe return. If items are not claimed for longer than 6 months they shall become the property of the Landlord. Landlord shall not be held liable for the condition of said items left by the Tenant(s).

XXIX. Notice

In the event written notice is required the Parties shall be recognized by the mailing addresses set forth in Section I of this Agreement.

XXX. Landlord's Contact

In the event the Landlord needs to be contacted immediately, the Tenant(s) shall use the following:

Property Manager: Jan Serpente
E-Mail: cjmjas@gmail.com
Telephone: (601) 331-3962

XXXI. Governing Law

This agreement is governed under the laws in the State where the Property is located.

XXXIII. Lead-Based Disclosure

It is acknowledged by the Parties that the Property was not constructed prior to 1978. Therefore, the Lead-Based Paint Disclosure Form is not required per federal law.

XXXIV. Disclosures

It is acknowledged by the Parties that the Property may have been constructed prior to 1978 requiring the Buyer and Seller to initial and sign the attached Lead-Based Paint Disclosure Form.

XXXV. Severability

In the event any provision or part of this Agreement is found to be invalid or unenforceable, only that particular provision or part so found, and not the entire Agreement, will be inoperative.

XXXVI. Entire Agreement

This Agreement together with any attached addendums or disclosures shall supersede any and all other prior understandings and agreements, either oral or in writing, between the parties with respect to the subject matter hereof and shall constitute the sole and only agreements between the parties with respect to the said Property. All prior negotiations and agreements between the parties with respect to the Property hereof are merged into this Agreement. Each party to this Agreement acknowledges that no representations, inducements, promises, or agreements, orally or otherwise, have been made by any party or by anyone acting on behalf of any party, which are not embodied in this Agreement and that any agreement, statement or promise that is not contained in this Agreement shall not be valid or binding or of any force or effect.

SIGNATURE AREA

Tenant's Signature _____ Date _____
John Doe

Tenant's Signature _____ Date _____
Jane Doe

Tenant's Signature _____ Date _____
John Doe1

Tenant's Signature _____ Date _____
Jane Doe1

Tenant's Signature _____ Date _____
John Doe2

Tenant's Signature _____ Date _____
Jane Doe2

Landlord's Signature _____ Date _____
Anne Serpente acting as Member on behalf of Magnolia Sands LLC. Anne Serpente declares with their above-signature that they hold the legal power and authority to act in the presence of Magnolia Sands LLC.

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

Palomar Specialty Insurance Company
D-BILL: MAGNOLIA STATE BANK
NEW POLICY
PAGE: 1

PRODUCER: 801985 (228) 206-3853
UNITED RISK AGENCY INC.
1310 27TH AVE # 2B
GULFPORT, MS 39501-1937
NAMED INSURED: JOSEPH T SERPENTE
LOCATION OF RESIDENCE PREMISES: 501 MAGNOLIA ST, LONG BEACH, MS 39560
POLICY NO: MSD0000336 Policy Period: 1/20/2021 to 1/20/2022
DWELLING DECLARATIONS 12:01 A.M. Standard Time at the Address of the Named Insured as Stated Herein.
Mortgagee: Loan Nbr: 660602500 2nd Mortgagee: Loan Nbr:
MAGNOLIA STATE BANK
1130 EVELYN GANDY PKWY
PETAL, MS 39465-3947
SEASONAL Construction: 2020/FRAME Units/Families: 1 Class: P Program: DP3 DWELL Terr: 701

COVERAGES AND LIMIT OF LIABILITY: COVERAGE IS PROVIDED ONLY WHERE A PREMIUM AND A LIMIT OF LIABILITY IS SHOWN FOR THE COVERAGE

Table with 4 columns: PROPERTY COVERAGES, LIMIT OF LIABILITY, PERILS INSURED AGAINST, PREMIUM. Rows include DWELLING, PERSONAL PROPERTY, and ADDITIONAL LIVING EXP.

FOR LOSS UNDER SECTION I, WE COVER ONLY THAT PART OF LOSS OVER THE DEDUCTIBLE STATED: WINDSTORM OR HAIL DEDUCTIBLE IS 1% = \$3,400 ALL OTHER PERILS DEDUCTIBLE IS \$1,000

Table with 4 columns: FORM NO, EDITION, DESCRIPTION, LIMITS. Lists various policy forms and their descriptions.

Date Issued: 04/30/21

* CONTINUED *
Countersigned by: [Signature]
Authorized Representative

Palomar Specialty Insurance Company
D-BILL: MAGNOLIA STATE BANK
ADDITIONAL INFORMATION
PAGE: 2

PRODUCER: 801985 (228) 206-3853
UNITED RISK AGENCY INC.
1310 27TH AVE # 2B
GULFPORT, MS 39501-1937
NAMED INSURED: JOSEPH T SERPENTE
LOCATION OF RESIDENCE PREMISES: 501 MAGNOLIA ST, LONG BEACH, MS 39560
POLICY NO: MSD0000336 Policy Period: 1/20/2021 to 1/20/2022
DWELLING DECLARATIONS 12:01 A.M. Standard Time at the Address of the Named Insured as Stated Herein.
Mortgagee: Loan Nbr: 660602500 2nd Mortgagee: Loan Nbr:
MAGNOLIA STATE BANK
1130 EVELYN GANDY PKWY
PETAL, MS 39465-3947
SEASONAL Construction: 2020/FRAME Units/Families: 1 Class: P Program: DP3 DWELL Terr: 701


Table with 4 columns: FORM NO, EDITION, DESCRIPTION, LIMITS. Lists various policy forms and their descriptions.

** IMPORTANT ** THE LIMIT OF LIABILITY FOR THIS STRUCTURE (COVERAGE A) IS BASED ON AN ESTIMATE OF THE COST TO REBUILD YOUR HOME, INCLUDING AN APPROXIMATE COST FOR LABOR AND MATERIALS IN YOUR AREA, AND SPECIFIC INFORMATION THAT YOU HAVE PROVIDED ABOUT YOUR HOME.

Date Issued: 04/30/21

* CONTINUED *
Countersigned by: [Signature]
Authorized Representative

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

Palomar Specialty Insurance Company PO Box 35785, Gainesville, FL 32635 Phone: 352-724-2528		501 MAGNOLIA STATE BANK ADDITIONAL INFORMATION		PAGE: 3
CARRILLA COASTAL GENERAL INS AGENCY PO BOX 35785 GAINESVILLE, FL 32635-7885		PRODUCER/AGENT UNITED RISK AGENCY INC. 1310 21TH AVE 2E BRIEFPORT, MS 38901-1337		
NAMED INSURED JOSEPH T. SERPENTE ANNE W. SERPENTE 315 OAKDALE AVE MILL VALLEY, CA 94941-1247		LOCATION OF RESIDENCE PREMISES If Different from Insured's Address 501 MAGNOLIA ST LONG BEACH, MS 39560		
POLICY NO: 9850200337		Policy Period: 4/20/2021 to 1/30/2022		
DWELLING DECLARATIONS 12:01 A.M. Standard Time at the Address of the Named Insured as Stated Herein				
Mortgage: Loan Nbr: 650622500 MAGNOLIA STATE BANK 1130 PINEAWK GARDEN TOWN PETAU, MD 39465-1347		2nd Mortgage: Loan Nbr:		
SEASONAL Construction: 2020/PASAP Program: DPS DWELL Term: 01				
Units/Families: 1 Class: P				
<p>FRAGD STATEMENT: ANY PERSON WHO KNOWINGLY AND WITH INTENT TO DECEASE ANY INSURANCE COMPANY OR OTHER PERSON FILES AN APPLICATION FOR INSURANCE OR STATEMENT OF CLAIM CONTAINING ANY MATERIALLY FALSE INFORMATION, OR CONCEALS FOR THE PURPOSE OF MISLEADING, INFORMATION CONCERNING ANY FACT MATERIAL THERETO, COMMITS A FRAUDULENT INSURANCE ACT, WHICH IS A CRIME, AND SUBJECTS THE PERSON TO CRIMINAL & CIVIL PENALTIES</p> <p>** IMPORTANT ** THIS POLICY CONTAINS A FLOOD EXCLUSION. FLOOD COVERAGE MAY BE PURCHASED SEPARATELY FROM THE NATIONAL FLOOD INSURANCE PROGRAM, IF AVAILABLE IN YOUR AREA.</p> <p>** IMPORTANT ** THIS POLICY CONTAINS AN EARTHQUAKE EXCLUSION. CONTACT YOUR AGENT FOR INFORMATION CONCERNING THE AVAILABILITY OF EARTHQUAKE COVERAGE.</p> <p>** IMPORTANT ** THIS POLICY CONTAINS A SEPARATE DEDUCTIBLE FOR WINDSTORM OR HAIL LOSSES WHICH MAY RESULT IN HIGH OUT-OF-POCKET EXPENSES TO YOU.</p>				
Date Issued: 06/30/21		* END OF POLICY DECLARATIONS *		
		Countersigned by: 		

The Clerk reported that thirteen (13) notices of Public hearing were sent by regular mail to property owners within two hundred feet (200') of the subject property. Notices were also posted on the bulletin boards at City Hall, the Building Official's Office and the Water Department, 201 Jeff Davis Avenue and at the Long Beach Public Library, 209 Jeff Davis Avenue; said notice was ordered as part of these proceedings:

City of Long Beach



LEGAL NOTICE

PUBLIC HEARING

In accordance with Article XIX of the Comprehensive Long Beach Unified Land Ordinance 598 of the City of Long Beach, Mississippi (2013) as amended, notice is hereby given advising that the Planning Commission for the City of Long Beach will hold a Public Hearing for the purpose of considering a **Short-Term Rental**.

Property owners, Joseph T. and Anne W. Serpente, 315 Oakdale Avenue, Mill Valley, CA, 94941, have filed an application for a Short-Term Rental in accordance with the Comprehensive Long Beach Unified Land Ordinance, Short Term Rentals-Residential (Ordinance 622). The location of the requested Short-Term Rental is 501 Magnolia Street, Long Beach, MS, 39560, Tax Parcel 0612F-02-047.000. The legal description is as follows:

LOT 1 SHELTER ROCK ESTATES

A Public Hearing to consider the above Variance will be held in the City of Long Beach, Mississippi 39560, Thursday, June 10, 2021, at 5:30 p.m., in the Long Beach City Hall Meeting Room located at 201 Jeff Davis Avenue. The City encourages all residents, groups and organizations to contact the City if they have any questions concerning the petition.

/s/ signed
Chairman
Planning Commission

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**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

<p>Stiel, Hugh J. c/o Strata Services 2727 Prytania Suite 19 New Orleans, LA 70130</p>	<p>Serpente, Charles and Janet L 1520 Greymont Avenue Jackson, MS 39202</p>	<p>Gant, David L 1616 26th Avenue Gulfport, MS 39501</p>
<p>Van Alten, Daniel John and Karen R. 120 Shelter Rock Drive Long Beach, MS 39560</p>	<p>Tolar, Terry L and Eilermann Janet 2620 Rue Palafox Biloxi, MS 39531</p>	<p>American Opportunity for Housing 7334 Blanco Suite 200 San Antonio, TX 78216</p>
<p>Dorsett, Terry D and Judy E 11129 Ellis Drive Gulfport, MS 39503</p>	<p>Cooper, Keith A 700 Magnolia Street Long Beach, MS 39560</p>	<p>Wheatley, Kimberly Thompson 380 Fillmore Street Harpers Ferry, WV 25425</p>
<p>Blackledge, Jon J 440 Magnolia Street Long Beach, MS 39560</p>	<p>Welch, Christy 442 Magnolia Street Long Beach, MS 39560</p>	<p>Bishop, Danny Lee and Lynda M 135 Dearman Avenue Long Beach, MS 39560</p>
<p>Hook, Scott E and Mary Catherine 510 Magnolia Street Long Beach, MS 39560</p>		

AFFIDAVIT

STATE OF MISSISSIPPI
COUNTY OF HARRISON
CITY OF LONG BEACH

BEFORE ME, the under signed legal authority authorized to administer oaths in and for the jurisdiction aforesaid, on this day personally appeared before me, TINA M DAHL, known to me to be the Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission, who being by me first duly sworn, deposes and says on oath as follows, to-wit:

1. That she is the duly appointed and acting Minutes Clerk of the City of Long Beach, Mississippi, Planning and Development Commission;
2. That in such capacity, she is responsible for mailing Notices of Public Hearing for the purpose of notifying property owners within Two Hundred Feet (200'), excluding public right of ways, of the subject property, when applications for zoning map changes, variances, appeals, etc., are filed, all as stipulated in The Zoning Ordinance Number 598 of the City of Long Beach; and other matters pertaining to such Public Hearings and the business of the Planning and Development Commission in and for the City of Long Beach;
3. That on May 17, 2021, she did cause to be mailed, Notice of Public Hearing, a copy of which is attached hereto, to 13 (thirteen) property owners within Two Hundred Feet (200'), excluding public right of ways, of, Tax Parcel 0612E-02-047,000, notifying them that a Public Hearing will be held, June 10, 2021 to consider an application for a Variance.

Given under my hand this the 17th day of May 2021.


STACEY DAHL, AFFIANT

SWORN TO AND SUBSCRIBED before me on this the 17th day of May 2021.

-My Commission Expires-


NOTARY PUBLIC



AFFIDAVIT PHOTOS/POST NOTICE

The Clerk reported that she did cause to be published in the Gazebo Gazette, a newspaper with general circulation in the City of Long Beach, and published in Harrison County, Legal Notice of Public Hearing, as evidenced by the Publisher's Proof of Publication as follows:

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION
Proof of Publication

PUBLIC HEARING

In accordance with Article XIX of the Comprehensive Long Beach Unified Land Ordinance 998 of the City of Long Beach, Mississippi (2003) as amended, notice is hereby given advising that the Planning Commission for the City of Long Beach will hold a Public Hearing for the purpose of considering a Short-Term Rental.

Property owners, Joseph T. and Anna W. Scarpento, 315 Oakdale Avenue, Mill Valley, CA 94941, have filed an application for a Short-Term Rental in accordance with the Commission's Long Beach Unified Land Ordinance, Short Term Rentals/Residential Conditional Use Ordinance 622, for the location of the requested Short-Term Rental at 301 Magnolia Street, Long Beach, MS, 39568. Tax Parcel 06121-02-017-000. The legal description is as follows:

LOT 1 SHELTER ROCK ESTATES

A Public Hearing to consider the above Variance will be held in the City of Long Beach, Mississippi, 39568, Thursday, June 10, 2021, at 5:30 p.m., in the Long Beach City Hall Meeting Room located at 201 Jeff Davis Avenue. The City encourages all residents, groups and organizations to contact the City if they have any questions concerning the petition.

(Signed)
Chairman
Planning Commission

STATE OF MISSISSIPPI
COUNTY OF HARRISON

PERSONALLY appeared before me the undersigned notary in and for said County and State, HUNTER DAWKINS, publisher of THE GAZEBO GAZETTE, a newspaper printed and published in Harrison County, who being duly sworn, deposes and says the publication of this notice hereunto attached has been made to the said publication _____ weeks in the following numbers and on the following dates of such paper:

- Vol. XVI No. 21 dated 21 day of May, 2021
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__
- Vol. ___ No. ___ dated ___ day of ___, 20__

Affiant further states on oath that said newspaper has been established and published continuously in said county for period of more than twelve months prior to the first publication of said notice.

(Signature)
Publisher

Sworn to and subscribed before me this 24 day of May, A.D. 2021.

(Signature)
Notary Public



Commission Chairman Olaivar asked for anyone speaking in favor or opposition of the request and no one came forward.

Commissioner Barlow made motion, seconded by Commissioner Ward and unanimously carried to close the Public Hearing.

After considerable discussion, Commissioner Husband made motion, seconded by Commissioner Glenn and unanimously carried recommending to approve the Short Term Rental in accordance with Ordinance 622, as submitted.

Be it remembered that a Regular Meeting before the Long Beach Planning and Development Commission, Long Beach, Mississippi, was begun at 5:30 o'clock p.m., Thursday, the 10th day of June 2021, in the Long Beach City Hall Meeting Room, 201 Jeff Davis Avenue, in said City, and the same being the time, date and place fixed for holding said Regular Meeting.

**MINUTES OF JUNE 10, 2021
REGULAR MEETING**

LONG BEACH PLANNING and DEVELOPMENT COMMISSION

There were present and in attendance on said Commission and at the meeting the following named persons: Chairman Frank Olaivar, Commissioners Shawn Barlow, Junior Husband, Larry Ward, Kevin McKenzie, Jennifer Glenn, and Marcia Kruse, City Advisor Bill Hessell, Building Official Mike Gundlach and Minutes Clerk Tina M. Dahl.

Absent the Regular Meeting were Commissioners Mark McMillan and Jeff Hansen.

There being a quorum present and sufficient to transact the business of this regular meeting, the following proceedings were had and done.

Commissioner Ward made motion, seconded by Commissioner McKenzie and unanimously carried to approve the Regular Meeting minutes of May 27, 2021, as submitted.

It came for discussion under New Business, a Tree Removal Permit Application for the property located at 601 North Island View Avenue, Tax Parcel 0612D-02-001.000, submitted by Debbie Curtis, as follows:

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION



CITY OF LONG BEACH, MISSISSIPPI
201 Jeff Davis Avenue
P.O. Box 929
Long Beach, MS 39560
(228) 863-1554
(228) 863-1558 fax

APPLICATION FOR TREE PERMIT

OFFICE USE ONLY
Date Received 5-24-21
Zoning R-1
Agenda Date 6-10-21
Check Number CC

(Initial on the line that you've read each)

DC Routine trimming does not require a permit. The reason for pruning may include, but are not limited to, reducing risk, maintaining or improving tree health and structure, improving aesthetics, or satisfying a specific need. The City of Long Beach does recommend you obtain a licensed Arborist for your and the tree protection.

DC Any single-family Residential, Multi-Family Residential, Commercial or Industrial Zoned areas need a permit to remove a Live Oak or Magnolia tree with its root system, growing upon the earth usually with one trunk or at least eighteen (18) inches in circumference or larger, measured four and one-half (4 1/2) feet above the surface of the ground, or a multi-stemmed trunk system with a definitely formed crown.

DC Any person desiring a permit for removal of any Live Oak or Magnolia tree, shall submit this application and a filing fee of \$25.00 per parcel of land to which such application pertains.

TODAY'S DATE: 5/14/2021

PROPERTY INFORMATION

TAX PARCEL # 0612D-02-001.000

Address of Property Involved: 601 North Islandview

Property owner name: Debbie Curtis

Are you the legal owner of the above property? Yes No If No, written consent from the owner is needed. Please provide a statement that no person, not listed on this application, has any interest in the title in or to the property.

Property owner address: 12299 Brittany Blvd Gulfport MS 39503

Phone No. (228) 343-0887

CONTRACTOR OR APPLICANT INFORMATION

Company Name: Secure Pro Services LLC

Phone No. 228-547-5918 Fax: _____

Name Grant Curtis

Address 1530 28th Street, Gulfport, MS 39501

PERMIT INFORMATION

Permit for: Removal Trimming _____ Pruning _____

What is the reason the tree needs to be removed? Be specific ex. Construction, street or roadway, recreational area, patio, parking lot, diseased tree not worthy of preservation, etc.: _____
(use separate sheet if needed)

New home being built on this parcel and tree sits in the middle
of the lot where home will be placed.

Number of Trees:

1 Live Oak _____ Southern Magnolia

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all applicable codes, ordinances and state laws regulation construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Debbie Curtis 5/14/2021
Signature Date

ADDITIONAL INFORMATION REQUIRED FROM APPLICANT

(Initial on the line that you've read each)

DC TREE SITE PLAN: Please provide a map or diagram of the parcel of land, specifically designating the area or areas of proposed tree removal and the proposed use of such area. Please include the following: 1) location of all protected and large shade trees on the property, their size and species 2) Designate which are disease/or damaged, 3) designate which are endangering any roadway, pavement, or utility line, 4) any proposed grade changes that might adversely affect or endanger any trees on the site and specify how to maintain them 5) designate the trees to be removed and the trees to be maintained, and 5) location of existing and/or proposed structures.

DC PHOTOGRAPH: You must attach a photograph of the tree to be removed, the photo must show any damage the tree is causing.

DC OWNERSHIP: Please provide a recorded warranty deed.

DC PERMIT FEES: Upon issuance of a Tree Removal Permit, the permit fee will be as follows: For removal of a tree or trees where such removal of such tree or trees is necessitated by material damage caused by such tree or trees to permanent improvement or improvements on the parcel where such tree or trees are situated a fee of \$1.00 per tree permitted to be removed. For removal of all other trees, a fee of \$45.00 per tree permitted to be removed. As per City of Long Beach Tree Ordinance (#364) any person removing any Live Oak or Magnolia tree within the City of Long Beach, Mississippi, without a valid tree removal permit, shall be guilty of a misdemeanor; and upon conviction thereof shall be sentenced to pay a fine not less than \$500.00 nor more than \$1000.00. The removal of each tree without having first secured a valid tree removal permit shall constitute a separate offense and shall be punishable as such.

DC REPLANTING: As a condition of granting the tree removal permit, the City, acting by and through its Mayor and Board of Aldermen, may require the applicant to relocate or replace trees, but may not require the replacement of trees in a number greater than the number of Live Oak or Magnolia trees removed; trees to be of Four (4) inches caliper deciduous trees or five (5) feet in height of evergreen or Live Oak or Magnolia trees.

DC MEETING: You must attend the Planning Commission meeting, not attending may cause your permit for tree removal to be denied or withheld.

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**



MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION
MEMORANDUM

Date: June 1, 2021

To: City of Long Beach Planning Commission

From: Kimberly Lentz, Long Beach Tree Board

Re: Tree Removal Application – 601 N. Island View

.....

The tree must be removed to accommodate new construction.

After considerable discussion and upon the recommendation of the letter submitted by the Tree Board, Commissioner Husband made motion, seconded by Commissioner Glenn and unanimously carried to approve the removal of the Live Oak Tree.

It came for discussion under New Business, a Tree Removal Application for the property located at 3 Donna Circle, Tax Parcel 0612D-02-026.000, submitted by LeRoy and Mary Wilson, as follows:

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION



CITY OF LONG BEACH, MISSISSIPPI
201 Jeff Davis Avenue
P.O. Box 929
Long Beach, MS 39560
(228) 863-1554
(228) 863-1558 fax
APPLICATION FOR TREE PERMIT

OFFICE USE ONLY
Date Received 6-3-21
Zoning R-1
Agenda Date 6-10-21
Check Number Cash

(Initial on the line that you've read each)

R Routine trimming does not require a permit. The reason for pruning may include, but are not limited to, reducing risk, maintaining or improving tree health and structure, improving aesthetics, or satisfying a specific need. The City of Long Beach does recommend you obtain a licensed Arborist for your and the tree protection.

R Any single-family Residential, Multi-Family Residential, Commercial or Industrial Zoned areas need a permit to remove a Live Oak or Magnolia tree with its root system, growing upon the earth usually with one trunk or at least eighteen (18) inches in circumference or larger, measured four and one-half (4 1/2) feet above the surface of the ground, or a multi-stemmed trunk system with a definitely formed crowned.

R Any person desiring a permit for removal of any Live Oak or Magnolia tree, shall submit this application and a filing fee of \$25.00 per parcel of land to which such application pertains.

TODAY'S DATE: 5-26-2021

PROPERTY INFORMATION

TAX PARCEL # 0612D-02-026.00

Address of Property Involved: 3 Donna circle

Property owner name: Keloy + Mary Wilson

Are you the legal owner of the above property? Yes No If No, written consent from the owner is needed. Please provide a statement that no person, not listed on this application, has any interest in the title in or to the property.

Property owner address: 3 Donna Circle

Phone No. (618) 334-2349

CONTRACTOR OR APPLICANT INFORMATION

Company Name: _____

Phone No. _____ Fax: _____

Name _____

Address _____

PERMIT INFORMATION

Permit for: Removal Trimming _____ Pruning _____

What is the reason the tree needs to be removed? Be specific ex. Construction, street or roadway, recreational area, patio, parking lot, diseased tree not worthy of preservation, etc. _____

See ATTACHED letter (use separate sheet if needed)

Number of Trees:

Live Oak _____ Southern Magnolia

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all applicable codes, ordinances and state laws regulation construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

[Signature] 5-26-2021
Signature Date

ADDITIONAL INFORMATION REQUIRED FROM APPLICANT

(Initial on the line that you've read each)

R TREE SITE PLAN: Please provide a map or diagram of the parcel of land, specifically designating the area or areas of proposed tree removal and the proposed use of such area. Please include the following: 1) location of all protected and large shade trees on the property, their size and species 2) Designate which are disease/or damaged, 3) designate which are endangering any roadway, pavement, or utility line, 4) any proposed grade changes that might adversely affect or endanger any trees on the site and specify how to maintain them 5) designate the trees to be removed and the trees to be maintained, and 5) location of existing and/or proposed structures.

R PHOTOGRAPH: You must attach a photograph of the tree to be removed, the photo must show any damage the tree is causing.

R OWNERSHIP: Please provide a recorded warranty deed.

R PERMIT FEES: Upon issuance of a Tree Removal Permit, the permit fee will be as follows: For removal of a tree or trees where such removal of such tree or trees is necessitated by material damage caused by such tree or trees to permanent improvement or improvements on the parcel where such tree or trees are situated a fee of \$1.00 per tree permitted to be removed. For removal of all other trees, a fee of \$45.00 per tree permitted to be removed. As per City of Long Beach Tree Ordinance (#364) any person removing any Live Oak or Magnolia tree within the City of Long Beach, Mississippi, without a valid tree removal permit, shall be guilty of a misdemeanor; and upon conviction thereof shall be sentenced to pay a fine not less than \$500.00 nor more than \$1000.00. The removal of each tree without having first secured a valid tree removal permit shall constitute a separate offense and shall be punishable as such.

R REPLANTING: As a condition of granting the tree removal permit, the City, acting by and through its Mayor and Board of Aldermen, may require the applicant to relocate or replace trees, but may not require the replacement of trees in a number greater than the number of Live Oak or Magnolia trees removed; trees to be of Four (4) inches caliper deciduous trees or five (5) feet in height of evergreen or Live Oak or Magnolia trees.

R MEETING: You must attend the Planning Commission meeting, not attending may cause your permit for tree removal to be denied or withheld.

125

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

*LeRoy & Mary Wilson
3 Donna Circle
Long Beach, MS 39560
618-334-2349/mwi33@aol.com*

May 5, 2021

City of Long Beach
201 Jeff Davis Avenue
Long Beach, Mississippi 39560

RE: Oak Tree removal request, property located at 3 Donna Circle

Dear Sir/Madam:

We have owned the above referenced property for the past 24 years and from day one this particular oak tree has been a nuisance. We have tried to endure the issues and problems caused but it has now become very serious and unbearable. We have made several attempts over the years to rectify the issues by trimming the tree back but this failed.

This letter is a formal request to have the Oak tree that is on the left side of my house near the back yard cut down and/or removed.

The tree has sent roots under the house possibly causing foundation problems. It has completely disabled the plumbing on that side of the house and will make it difficult to install new plumbing. The roots of the tree protrude above ground throughout the back and side yard, this is very dangerous and has caused both young and old to trip when walking in the area. Also, the roots have buckled and damaged our fence (*Fenced is needed and/or required because we have an in-ground Pool*). The tree has large branches that hang over the house. We risk the possibility of the tree and/or its branches crashing through our roof during a major storm. The leaves and shade are damaging the roof, causing mold and plants to grow, prematurely wearing out the roof. We intend on adding to our house and placing a driveway on that side of the house. The tree is blocking and/or preventing our construction projects.

Additional nuisances:

The roots damages our pool and plumbing
The tree blocks the otherwise beautiful view
The leaves clutter our and our neighbor's yard
The tree is ugly, some part appear to be dead and rotting and it's in a bad spot

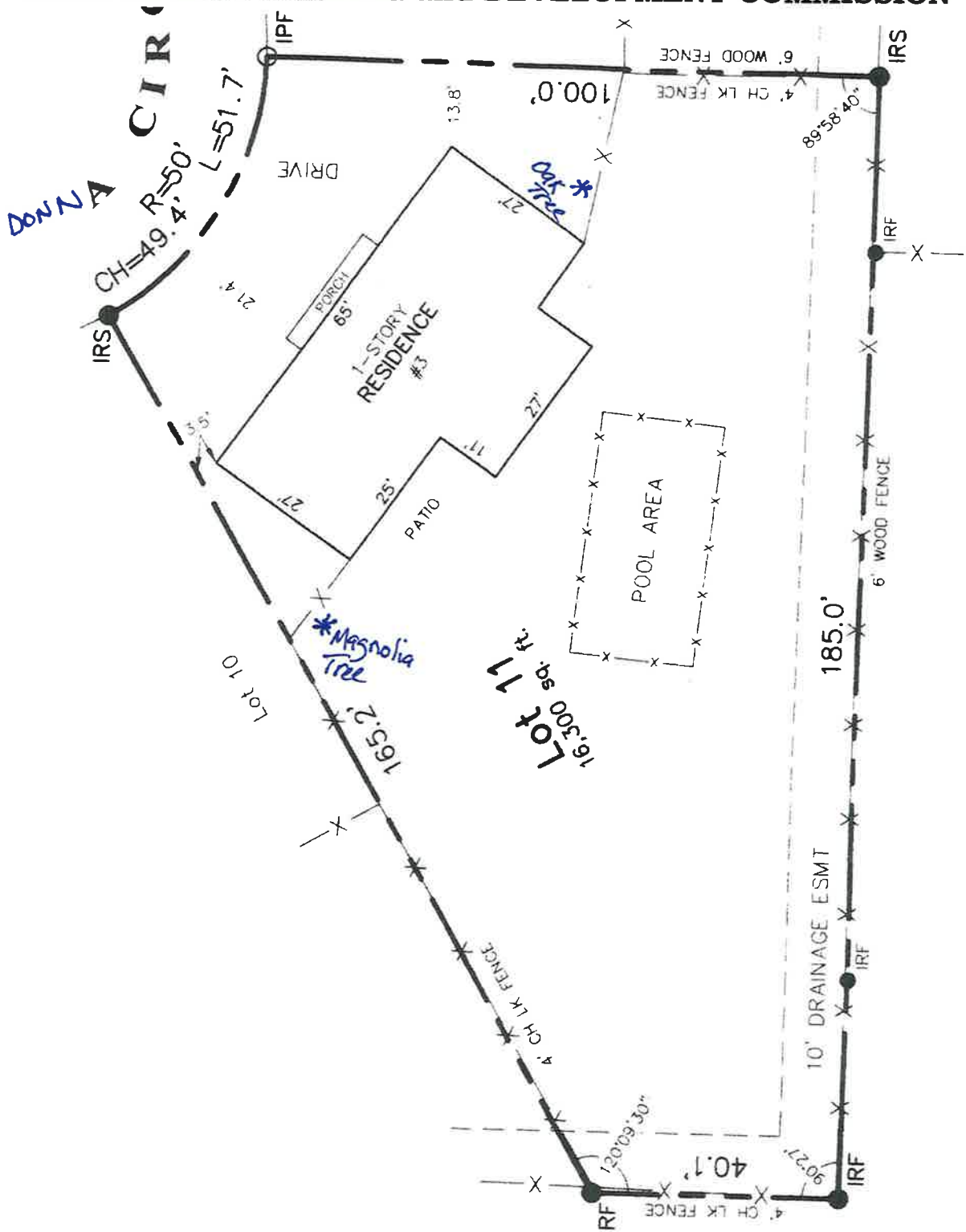
Please see attached pictures of said tree and its damage. I appreciate your consideration in this matter, and am looking forward to coming to a satisfactory compromise for both of us. I can be reached at the above Phone Number and/or Email Address, but I hope to meet you in person soon.

Sincerely,



Mary Wilson

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION



LONG BEACH PLANNING and DEVELOPMENT COMMISSION



pic to show how tree is between
the shed & house and block/interfere
with the gate.



Tree Roots & tree hangs over
house

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**



Tree roots throughout the yard



Pic of Kitchen Plumbing due to
Tree roots

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

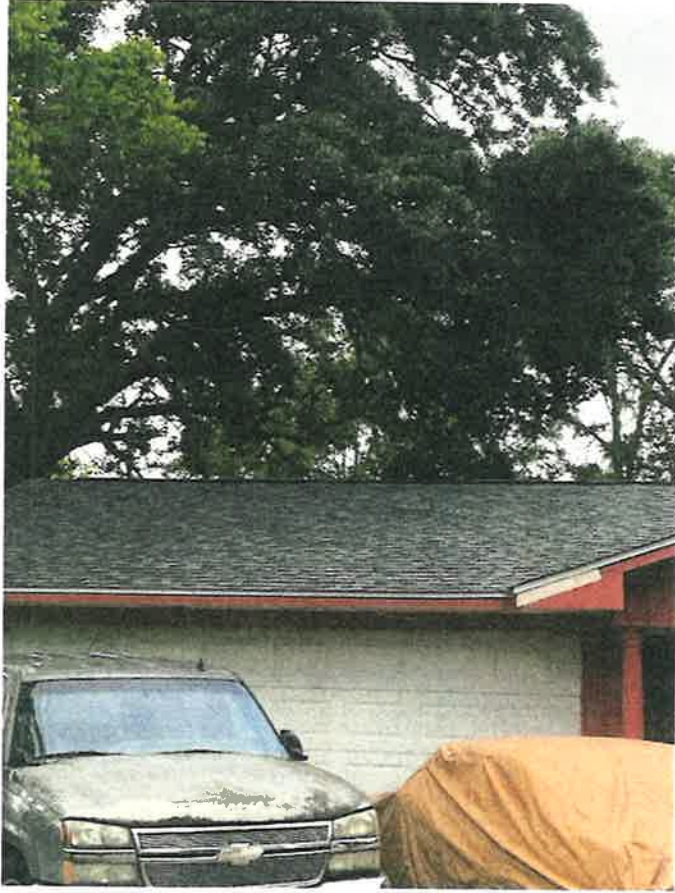


Pic to show how tree interfere
with Gate



Pic of roots from the tree

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

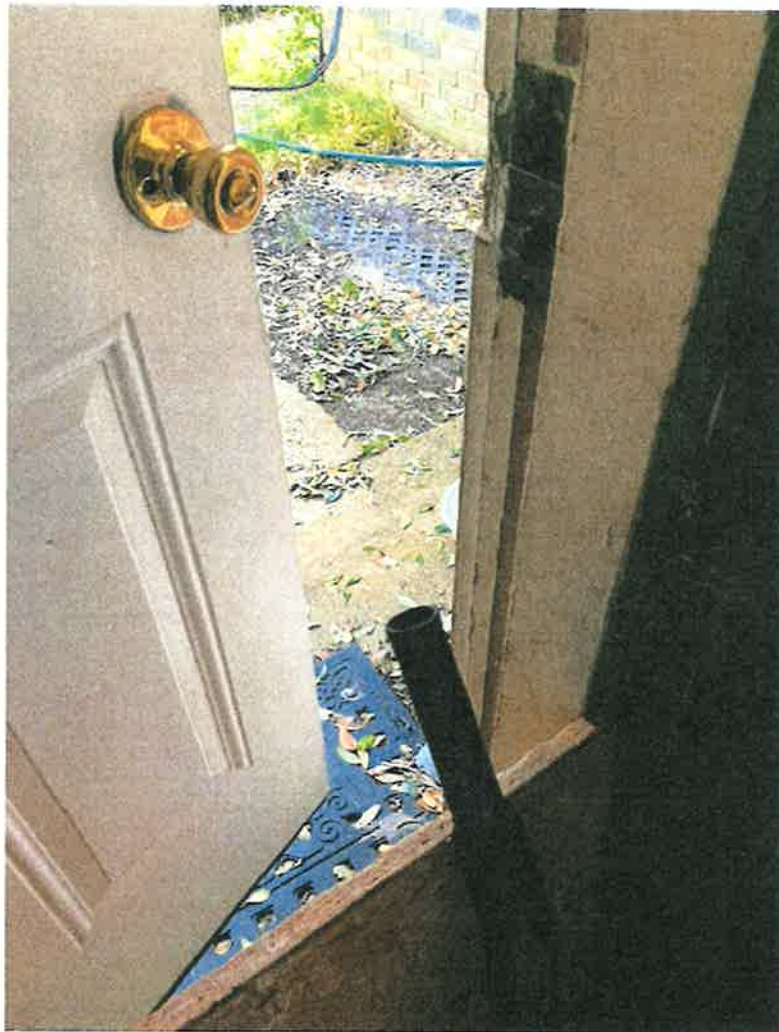


pic to show how tree hangs over the house



pic to show tree over the house

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**



Pic of Laundry Room
Have to drain water outside due to
Plumbing issues (due to the tree)

CERTIFIED TRUE COPY
JOHN McADAMS
CLERK, CHANCERY COURT
HARRISON COUNTY, MISS.
First Judicial District
John McAdams
6/10/21

BOOK 1382 PAGE 467

STATE OF MISSISSIPPI
COUNTY OF HARRISON
FIRST JUDICIAL DISTRICT

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, DORIS H. FONTAINE as Grantor, does hereby sell, convey, and warrant unto LEROY WILSON, JR. and wife, MARY WILSON, as joint tenants with full rights of survivorship and not as tenants in common, as Grantees, the following described property situated in Harrison County, Mississippi, to-wit:

Lot 11, Block 1, COOPER TERRACE SUBDIVISION, Long Beach, Harrison County, Mississippi, as per the map or plat thereof on file and of record in the office of the Chancery Clerk of Harrison County, Mississippi, First Judicial District, in Plat Book 25, Page 7.

All Valorem taxes for the current year are prorated and assumed by the Grantees.

This conveyance is subject to all recorded protective covenants, easements, and prior oil, gas or mineral reservations.

Witness my signature on this the 29th day of August, 1997.

Doris H. Fontaine
Doris H. Fontaine

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

STATE OF MISSISSIPPI
COUNTY OF HARRISON

PERSONALLY came and appeared before me, the undersigned authority in and for the county and state aforesaid, the within named DORIS H. FONTAINE, who acknowledged that she signed and delivered the above and foregoing Warranty Deed on the day and year therein set out.

WITNESS my hand and official seal of office on this the 29th day of August, 1997



William Wilson
NOTARY PUBLIC

My Commission Expires

08-26-98

GRANTOR:
DORIS H. FONTAINE
c/o Laird & Colson
760 Box 160
Gulfport, MS 39502
Phone No. (601) 643-5252

GRANTEES:
LEROY WILSON, JR
MARY WILSON
#5 DONNA CIRCLE
LONG BEACH, MS 39560
Phone No. (601) 377-5289

Prepared By and Return To:
LAIRD & COLSON, P.A.
1201 25TH AVENUE 2ND FLOOR
POST OFFICE BOX 460
GULFPORT, MISSISSIPPI 39502
(601) 863-2612

Instrument No. 1382

STATEMENT OF FEES	
Recording Fee	\$6.00
Federal Management Fee	\$1.00
Abstract & Sinecur Fee @ \$1.00 each	1.00
Marginal Fee @ \$1.00 each	
Other	
TOTAL FEES COLLECTED	\$8.00

STATE OF MISSISSIPPI, COUNTY OF HARRISON, FIRST JUDICIAL DISTRICT
I hereby certify that the instrument was reviewed and filed for record at 8:00 AM and 47 minutes on the 10th day of Sept 1997 and expires Sept 11, 1997 in Record # 1382, Pages 467-468
By *William Wilson*
Notary Public

A letter from the Tree Board was not received.

After considerable discussion, Commissioner Glenn made motion, seconded by Commissioner Barlow recommending to approve the removal of the Live Oak Tree, the question being put to a roll call vote, the result was as follows:

Commissioner Barlow	Voted	Yay
Commissioner Husband	Voted	Yay
Commissioner Ward	Voted	Yay
Commissioner McKenzie	Voted	Yay
Commissioner Glenn	Voted	Yay
Commissioner Kruse	Voted	Nay

The vote having received the affirmative vote of a majority of the Commissioners present and voting, Commission Chairman Frank Olivar declared the motion carried.

It came for discussion under New Business, a Final Plat Approval for Winter Garden Estates located at 225 Winter Garden Drive, Tax Parcel 0611N-02-068.000, submitted by Joseph and Karen Gauci, as follows:

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**



CITY OF LONG BEACH
201 Jeff Davis Avenue
PO BOX 929
LONG BEACH, MS 39560
(228) 863-1554 office
(228) 863-1558 fax

Office use only
Date Received 5-20-21
Zoning C-2
Agenda Date 6-10-21
Check Number 2695

I. TYPE OF CASE: FINAL PLAT APPROVAL

II. AD VALOREM TAX PARCEL NUMBER(S) 0611N-02-068.000 (229 KLONDYKE Rd
LONG BEACH Ms.)

III. GENERAL LOCATION OF PROPERTY INVOLVED KLONDYKE & PARKLANE

IV. ADDRESS OF PROPERTY INVOLVED 225 WINTER GARDEN DRIVE

V. GENERAL DESCRIPTION OF REQUEST: Submission of WINTER GARDEN ESTATES
into FINAL PLAT

VI. The developer shall have all subdivision requirements completed and schedule the final engineering inspection so that it will be accomplished at least fifteen (15) working days prior to the regular monthly meeting of the planning commission. All administrative and construction requirements identified by the final inspection will be complete and all submittals made to the city at least seven (7) working days prior to the regular monthly meeting of the planning commission.

- VII. REQUIRED ATTACHMENTS:
- A. Two (2) working days prior to the scheduled final engineering inspection, the following must be submitted to the city:
 - a. One (1) blue-line copy of the construction drawing to include all items as they were constructed
 - b. One (1) blue-line print of the proposed plat to be recorded
 - c. Developer's performance or surety bond
 - d. The final plat shall be at a scale that is legible and functional on sheets of eighteen (18) by twenty-four (24) inches in size. ****Please refer to the City of Long Beach Subdivision Regulations for additional information to be included on the plat.**
 - e. After satisfactorily passing the final engineering inspection, the developer shall provide the final construction contractor record as-built drawings to the city at least three (3) working days prior to the regular monthly meeting of the planning commission at which final plat will be considered. The copies of the final contractor as-built drawing shall be as follows:
 - i. One (1) mylar three (3) ring
 - ii. One (1) computer disc which contains all of the graphical information of these drawings as well as the final plat used in a format compatible with the city engineer's computer system.

B. Cash or Check payable to the City of Long Beach in the amount as follows:

2-3	Lots	\$100.00
4-10	Lots	\$150.00
11-50	Lots	\$300.00
50-100	Lots	\$400.00
100+	Lots	\$500.00

C. Proof of ownership (copy of recorded warranty deed), if applicable proof of authority to act as agent for owner.
****NOTE** APPLICATION WILL NOT BE ACCEPTED WITHOUT THE ABOVE LISTED DOCUMENTS.**

VIII. OWNERSHIP AND CERTIFICATION:
READ BEFORE EXECUTING, the applicant acknowledges that in signing this application, all conditions and requirements inherent in the process have been fully explained and understood, including the timetable for processing the application, the completed application with all necessary documents and payments must be returned to the Planning office not later than fifteen (15) days before the 2nd or 4th Thursday of each month. Receipt of fee(s) does not constitute receipt of a completed application.

Ownership: I, the undersigned, do hereby agree to all the rules and regulations as set forth in the Long Beach Zoning Ordinance and also agree to pay all fees and charges as stated.

JOSEPH & KAREN GAUCI
Name of Rightful Owner (PRINT)

Name of Agent (PRINT)

229 KLONDYKE Rd STE A
Owner's Mailing Address

Agent's Mailing Address

LONG BEACH Ms. 39560
City State Zip

City State Zip

734.637-4627
Phone

Phone

JG GAUCI@AOL.COM
Email address

Email address

[Signature] May 19 21
Signature of Rightful Owner Date

Signature of Applicant Date

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

WINTER GARDEN ESTATES

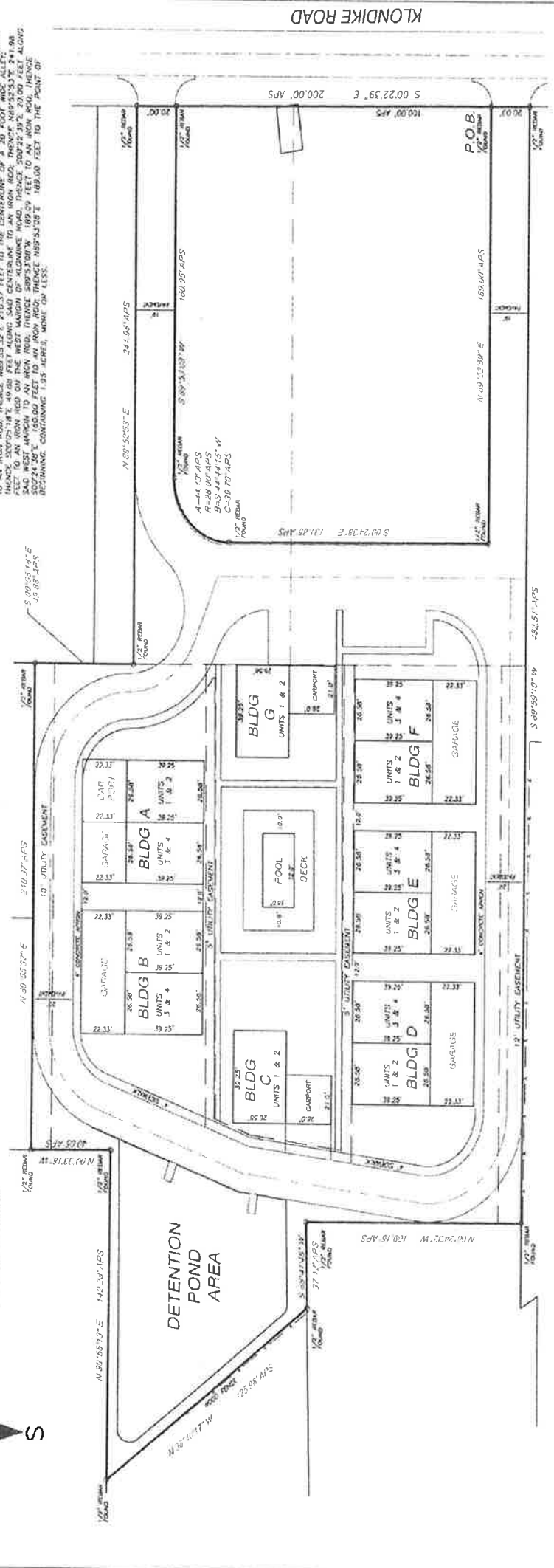
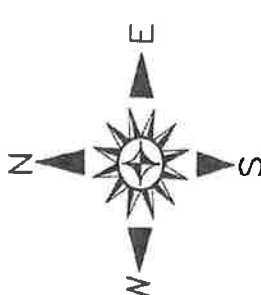
A CONDOMINIUM DEVELOPMENT CONSISTING OF 22 UNITS, SITUATED IN THE CITY OF LONG BEACH, HARRISON COUNTY, MS

LEGAL DESCRIPTION: OVERALL

A PARCEL OF LAND BEING SITUATED IN A PARTS OF LOTS 1, 4, 5, 8, 9, 12, 13, 14 AND 15 OF LOT 4, MALLORY'S HOMESITE SUBDIVISION, CITY OF LONG BEACH, HARRISON COUNTY, MISSISSIPPI, AND BEING MORE FULLY DESCRIBED AS FOLLOWS: THE SOUTHERN PORTION OF THE LAND BEGINNING TO THE CENTERLINE OF SAID MALLORY'S HOMESITE SUBDIVISION AND THE WEST MARSH OF KLONDIKE ROAD, THENCE S09°22'39"E 100.00' A.P.S. TO AN IRON ROD, THENCE S80°22'38"E 20.00' FEET TO AN IRON ROD, THENCE S89°59'10"W 482.51' FEET TO AN IRON ROD, THENCE S02°22'38"E 20.00' FEET TO AN IRON ROD, THENCE S89°59'10"W 482.51' FEET TO AN IRON ROD, THENCE N09°52'57"E 341.89' A.P.S. TO AN IRON ROD ON THE NORTH LINE OF LOT 9 OF SAID MALLORY'S HOMESITE SUBDIVISION, THENCE S89°49'20"W 49.84' FEET ALONG SAID NORTH LINE OF LOT 9 TO AN IRON ROD, THENCE N09°52'57"E 142.28' FEET ALONG SAID NORTH LINE OF LOT 9 TO AN IRON ROD AT THE INTERSECTION OF SAID IRON ROD, THENCE N09°52'57"E 210.37' FEET TO THE CENTERLINE OF A 30 FOOT WIDE ALLEY, THENCE S89°59'10"W 482.51' FEET ALONG SAID CENTERLINE TO AN IRON ROD, THENCE N89°52'57"E 241.98' FEET TO AN IRON ROD, THENCE S80°22'39"E 131.85' A.P.S. TO AN IRON ROD, THENCE S02°22'38"E 20.00' FEET ALONG SAID WEST MARSH TO AN IRON ROD, THENCE S89°52'10"W 188.00' FEET TO AN IRON ROD, THENCE N89°52'10"W 188.00' FEET TO THE POINT OF BEGINNING, CONTAINING 1.95 ACRES, MORE OR LESS.

OVERALL SURVEY - FINAL PLAT

- LEGEND:**
- 1 CENTERLINE
 - 2 IRON ROD FOUND
 - 3 IRON ROD SET
 - 4 IRON PIPE FOUND
 - 5 FENCE CORNER POST
 - 6 POWER POLE
 - 7 AS PER SURVEY
 - 8 AS PER RECORDS



- NOTES:**
- 1.) WALKS, CLUBHOUSE, POOL, POOL AREA, STAIRWAYS, DRIVEWAYS, ROADS AND PONDS ARE ALL CONSIDERED GENERAL COMMON AREAS.
 - 2.) NEITHER STREETS, WATER, SEWER, DRAINAGE SYSTEMS OR EASEMENTS OFFERED TO BE DEDICATED TO OR ACCEPTED BY THE CITY.
 - 3.) THE CITY OF LONG BEACH HAS ACCESS TO REGULATE THE USE OF PUBLIC UTILITIES SUCH AS WATER AND SEWER IN THE EVENT THAT A TENANT OR OWNER DOES NOT COMPLY WITH PAYMENT FOR UTILITIES. THE CITY RESERVES THE RIGHT TO ENTER AND DENT UTILITY USE.
 - 4.) THE CITY OF LONG BEACH ALSO RESERVES THE RIGHT TO ENTER THE PROPERTY FOR MAINTENANCE OF DRAINAGE OR DETENTION FACILITIES IN THE EVENT THAT SUCH FACILITIES ARE NOT PROPERLY MAINTAINED OR FUNCTIONAL. COST OF SUCH ENTRY AND REPAIR WORK MAY BE LENDED AGAINST THE PROPERTY BY THE CITY.

- REFERENCES:**
- 1.) SURVEY BY MICHAEL CASSIDY JOB #46343-05 DATED 12-27-2005.
 - 2.) PLAT BOOK 14, PAGE 16.

- 5.) THIS PROPERTY IS LOCATED IN F.I.R.M. ZONE "X" ACCORDING TO MAP NUMBER 2834700357G, EFFECTIVE DATE 06-16-2009.
- 6.) THIS SURVEY WAS PREPARED FROM INFORMATION PROVIDED BY CLIENT, WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
- 7.) THIS IS A CLASS "B" SURVEY.

DUKE LEVY & ASSOCIATES, P.A.

 4412 LEISURE TIME DRIVE
 DIAMONDHEAD, MS 39525
 (228) 343-9691 PHONE

SCALE:	1" = 60'
DRAWING NO./2021-080	CLIENT Joe Galic
DATE	05-03-2021

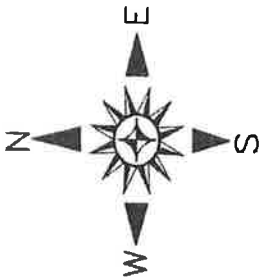
BEARINGS REFERENCED TO GEODETIC BY GPS OBSERVATIONS

MINUTES OF JUNE 10, 2021
REGULAR MEETING

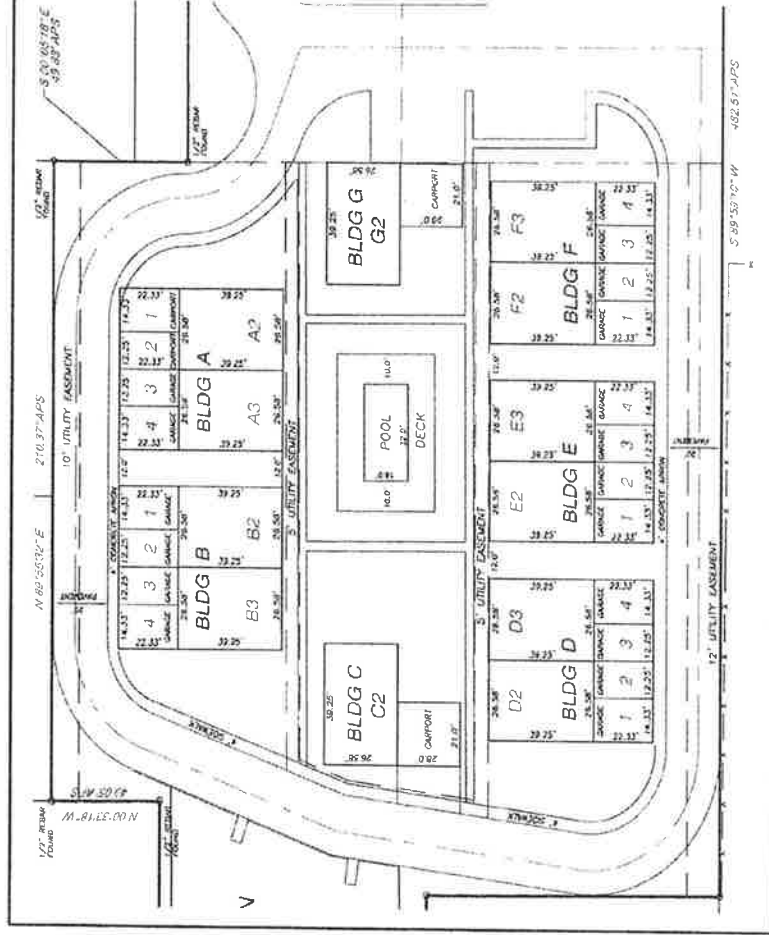
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

WINTER GARDEN ESTATES
A CONDOMINIUM DEVELOPMENT CONSISTING OF 22 UNITS, SITUATED IN THE
CITY OF LONG BEACH, HARRISON COUNTY, MS

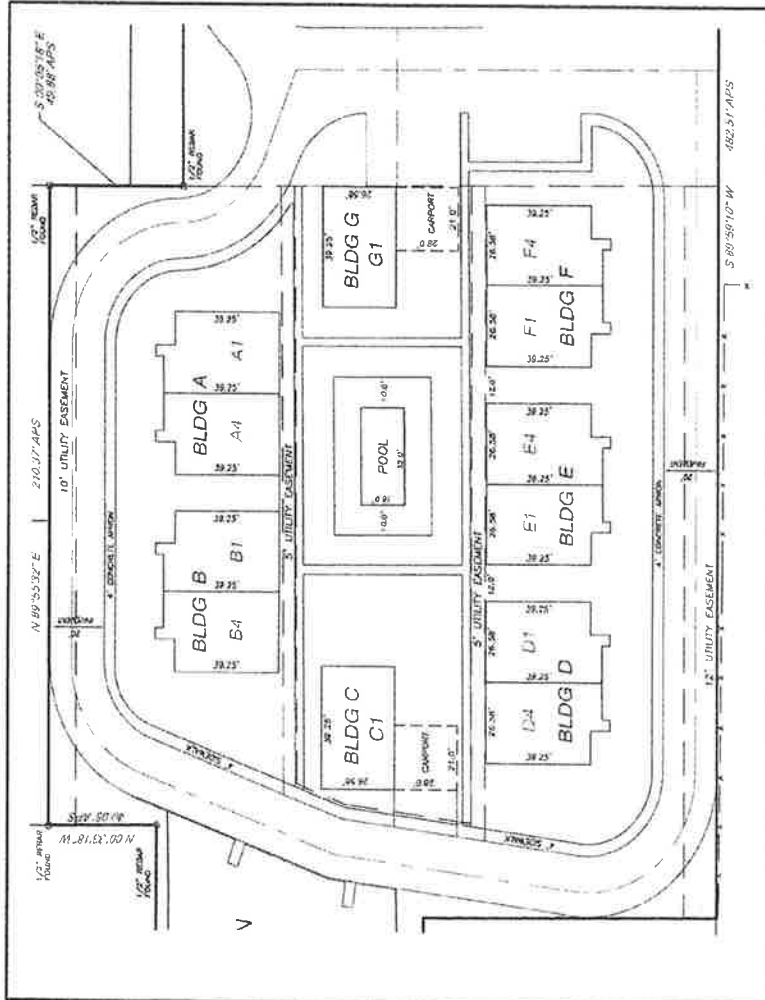
FINAL PLAN



GROUND LEVEL



SECOND FLOOR



DUKE LEVY & ASSOCIATES, P.A.
4412 LEISURE TIME DRIVE
DIAMONDHEAD, MS. 39625
(228) 343-9691 PHONE



SCALE 1" = 60'
DATE: 05-03-2021
DRAWING: WDM 2021-030 CLIENT: Job Gault

MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION

WINTER GARDEN ESTATES

A CONDOMINIUM DEVELOPMENT CONSISTING OF 22 UNITS, SITUATED IN THE CITY OF LONG BEACH, HARRISON COUNTY, MS

CERTIFICATE OF OWNERSHIP

This is to certify that Joe Gaudi, the owner of the land shown on this plat, declare this to be a final plat of Winter Garden Estates and hereby dedicates all platted easements to the City of Long Beach, Harrison County, Mississippi, for the public use hereafter.

All lots are subject to Restrictions and Protective Covenants as recorded in the office of the Chancery Clerk of Harrison County, Mississippi.

Owner - Joe Gaudi Date

STATE OF MISSISSIPPI
COUNTY OF HARRISON

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, Joe Gaudi, who acknowledged that he signed, sealed and delivered the foregoing instrument on the day and year therein mentioned. GIVEN under my hand and seal of office this _____ day of _____, 2021.

Notary Public My Commission Expires

DEDICATION OF CONDOMINIUM PLAT

The undersigned does hereby consent to the recording of the Declaration of Condominiums and declares that said land, easements and all improvements now or hereafter located thereon, together with the plat herewith filed, is declared to be Winter Garden Estates and is the land, easements and improvements covered by Declaration of Condominiums of Winter Garden Estates as recited by the parties hereto and recorded in the Office of the Chancery Clerk of Harrison County, State of Mississippi.

WITNESS my signature and seal this _____ day of _____, 2021.

Owner - Joe Gaudi

STATE OF MISSISSIPPI
COUNTY OF HARRISON

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, Joe Gaudi, who acknowledged that he signed, sealed and delivered the foregoing instrument on the day and year therein mentioned. GIVEN under my hand and seal of office this _____ day of _____, 2021.

Notary Public My Commission Expires

SURVEYORS CERTIFICATION

I, Duke Levy, Professional Land Surveyor in and for the State of Mississippi, do hereby declare that this plat and description are true and correct to the best of my professional knowledge, information and belief.

WITNESS my signature and seal this _____ day of _____, 2021.

Duke Levy, MS RLS # 1722

STATE OF MISSISSIPPI
COUNTY OF HARRISON

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, Duke Levy, who acknowledged that he signed, sealed and delivered the foregoing instrument on the day and year therein mentioned. GIVEN under my hand and seal of office this _____ day of _____, 2021.

Notary Public My Commission Expires

FINAL PLAT

CERTIFICATE OF FINAL PLAT APPROVAL BY PLANNING COMMISSION

This Plat of Winter Garden Estates is hereby approved and accepted by the Long Beach Planning Commission in accordance with its procedure for approving this plat on this the _____ day of _____, 2021.

CITY OF LONG BEACH PLANNING AND ZONING

By: _____
Chairman

CERTIFICATE OF APPROVAL AND ACCEPTANCE

This subdivision plat has been identified to and approved by the Mayor and City Council of the City of Long Beach, by their duly adopted on the _____ day of _____, 2021, and entered in the official minutes of said city in Minute Book _____ Page(s) _____.

STATE OF MISSISSIPPI
FIRST JUDICIAL DISTRICT OF HARRISON COUNTY
CITY OF LONG BEACH

APPROVED

City Clerk, City of Long Beach

Mayor, City of Long Beach

CERTIFICATE OF COMPARISON

We, the undersigned do hereby declare that we have compared the duplicate plat with the original plat of Winter Garden Estates, and find the same to be an exact duplicate thereof.

WITNESS our signatures and seals this _____ day of _____, 2021.

BY: _____
Chancery Clerk Duke Levy, MS RLS # 1722

BY: _____
Deputy Clerk

CHANCERY CLERK CERTIFICATE

Filed and recorded by duplicate in the Records of Plats of Harrison County, Mississippi, in Plat Book _____ Page _____ on this _____ day of _____, 2021.

JOHN McADAMS, Chancery Clerk
HARRISON COUNTY, MISSISSIPPI

By: _____
Deputy Clerk

DUKE LEVY & ASSOCIATES, P.A.
1711 WAVELAND AVENUE
WAVELAND, MS 39576
(228) 343-8681 PHONE



SCALE: 1" = 60' DATE: 05-03-2021
DRAWING: W04 2021-080 CLIENT: Joe Gaudi

REGULAR MEETING

LONG BEACH PLANNING and DEVELOPMENT COMMISSION

LONG BEACH FIRE DEPARTMENT

Plan Review and Inspection Form

Development Name: Winter Garden

Address or Location: 229 Klondyke Rd.

Occupancy Type (according to NFPA code): R2

Type of Development: Subdivision

Occupancy Load if Applicable: NA

Number of Stories: 2

Building Name or Building Number being reviewed: Winter Garden Condominiums

Plan Review and Occupancy Inspection:

For all multi-family (three family or larger), commercial, industrial, and institutional construction, whether new or renovation, a fee of 25% of the building permit fee charged by the issuing building department, but no less than \$50, shall be levied. **The fee includes site review, plan review, and related inspections of the structure according to the Fire Codes adopted by the City of Long Beach.** Not included in this fee is the plan review and related inspections of **specialized fire protection equipment.** The fee is payable upon submittal of the initial plans for review to the Long Beach Building Code Office.

Plan Review: Accepted [x] Rejected []

If Rejected State Reason: The property does not meet subdivision requirements.

Reviewed by: Inspector Timothy Darden

Date: June 1, 2021, 2021



Plan Review Fee: 0 (This fee does not include Specialized Fire Protection Equipment)

Protecting Life and Property

**MINUTES OF JUNE 10, 2021
REGULAR MEETING
LONG BEACH PLANNING and DEVELOPMENT COMMISSION**

161 Lameuse St., Suite 203
Biloxi, MS 39530
228-967-7137



**OVERSTREET
& ASSOCIATES**
CONSULTING ENGINEERS

630 Delmas Ave., Suite B
Pascagoula, MS 39567
228-967-7137

June 10, 2021

City of Long Beach
P.O. Box 929
Long Beach, MS 39560

RE: Winter Garden Estates

Ladies and Gentlemen:

We understand that the developer of the referenced subdivision/condominium development is seeking Final Plat approval from the City. Although this will be a fully private development, with no actual right-of-way or improvements dedicated to the City, we have reviewed the plat to ensure it contains language protecting the City's interests in the development, such as rights to enter the property to read water meters, or to remedy unmaintained drainage facilities impacting the public, if such an event ever happens.

We believe the final plat contains all appropriate certifications and information necessary for a condominium plat. Because the development is fully private, there is no warranty bond or completion bond necessary. In summary, we see no reason to withhold acceptance of the final plat of the referenced development.

Sincerely,

David Ball, P.E.

DB:539
Attachment

**MINUTES OF JUNE 10, 2021
REGULAR MEETING**

LONG BEACH PLANNING and DEVELOPMENT COMMISSION

After considerable discussion and upon the recommendation of the letter submitted by the City of Long Beach Fire Department and the City Engineer, Commissioner Ward made motion, seconded by Commissioner McKenzie and unanimously carried to approve the Final Plat as submitted.

There being no further business to come before the Planning and Development Commission at this time, Commissioner Barlow made motion, seconded by Commissioner Husband and unanimously carried to adjourn the meeting until the next regular scheduled meeting in due course.

APPROVED:

Chairman Frank Olaivar

DATE: _____

ATTEST: _____

Tina M. Dahl, Minutes Clerk