

INFORMATION FOR APPLICANTS FOR ZONING CHANGE  
CITY OF LAUREL, MISSISSIPPI

The City of Laurel adopted the Zoning Ordinance of 1985, which includes maps assigning zoning classifications to all properties within the city. Only those uses listed within each zoning district in the ordinance are permitted. A property owner wishing to use property for a purpose for which it is not zoned may request a zoning change.

PLEASE NOTE: The State Supreme Court has ruled that the only bases for rezoning properties are the following:

1. A mistake in the original (or last) zoning.
2. Change in the character of the neighborhood since the last zoning change.
3. Public need for additional land in the requested zoning classification.

A request for a zoning change may be initiated by a petition to the City Council, containing a legal description of the property involved, the existing zoning and the requested zoning, together with the City of Laurel, MS, Application for Zoning Change form and an application fee of \$200.00, payable to the City of Laurel (the fee, which is not refundable, is to defray expenses in processing the petition).

After the petition is filed, the following steps will be taken:

1. A notice of public hearing will be published in the Laurel Leader-Call. This notice must be published 15 days prior to the date of the public hearing. **PLEASE CALL FOR SUBMISSION DEADLINE.**
2. A written notification will be mailed to the adjoining property owners.
3. The public hearing will be held by the Zoning Board of the City of Laurel Planning Commission at 5:30 P.M. on the 2nd Thursday of the month (following satisfaction of the publication requirement in 1. above) in the Laurel City Hall Council Chambers. The Board will hear testimony from the petitioner and from any other person with an interest in the matter, both for and against the petition. Testimony from those in favor of the petition should offer proof of one or more of the court-ruled bases for a zoning change listed above. Testimony from those opposing the petition should offer proof that those bases are not met. The Committee will then vote on whether to recommend that the City Council approve or deny the petition.
4. Consideration of the petition will be placed on the City Council agenda for the next Council meeting--within the Council's deadline for such placement. The City Council will review the findings of the Zoning Committee and make its decision as to whether the petition will be granted. If the Council decides to approve the petition, it must be done in the form of an amendment to the ordinance. The amendment will become effective thirty (30) days after its adoption.
5. The petitioner will be informed of the City Council's decision.
6. If the petitioner, or any other interested party, disagrees with the Council's decision, an appeal may be filed in Circuit Court.

CITY OF LAUREL, MS APPLICATION FOR ZONING CHANGE

Applicant's Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Telephone No.: \_\_\_\_\_

**Information on property(ies) included in petition:**

Street Address(es) or location of property(ies): \_\_\_\_\_

Square Footage (or Acreage) of property: \_\_\_\_\_

Is property a vacant lot \_\_\_\_\_ or is it improved \_\_\_\_\_  
 If improved, square footage of each building: \_\_\_\_\_

Current or last use of each building: \_\_\_\_\_

Intended use of property if re-zoning is approved (optional): \_\_\_\_\_

**Basis for Petition:**

- \_\_\_\_\_ Mistake in original zoning (1985) or last zoning change
- \_\_\_\_\_ Change in the character of the neighborhood (since the last zoning change)
- \_\_\_\_\_ Public Need for additional land zoned as the requested classification

**Attachments Required:**

- \_\_\_\_\_ Completed and signed Zoning Petition
- \_\_\_\_\_ Copy of deed (required as proof of ownership)
- \_\_\_\_\_ \$200 Application fee

For Office Use Only:						
Date Recv'd	Docket No.	PH Notice to LLC	Notices Given			Posted on Bulletin Board
			App	Adj	Comm	
To Council	Council Action	Applicant Notified	Remarks			

PETITION FOR ZONING CHANGE

COMES NOW, \_\_\_\_\_ (property owner),  
\_\_\_\_\_ (address), requesting the  
following described property be changed from its present  
zoning of \_\_\_\_\_  
to the new zoning classification of \_\_\_\_\_  
on the Zoning Map of the City of Laurel:

Respectfully submitted,

(Property Owner) \_\_\_\_\_

or

(Representative) \_\_\_\_\_

Date: \_\_\_\_\_

NOTE: A COPY OF THE PROPERTY OWNER'S DEED IS REQUIRED BEFORE  
THIS REQUEST CAN BE PROCESSED.