

**BEFORE THE PUBLIC SERVICE COMMISSION OF
THE STATE OF MISSISSIPPI**

ASHLEY HILL, ET AL

vs.

DOCKET NO. 2018-AD-36

**PUNKIN WATER ASSOCIATION
WA-003-0558-00**

**IN RE: COMPLAINT OF ASHLEY HILL, ET AL, AGAINST PUNKIN
WATER ASSOCIATION FOR FAILURE TO PROVIDE
REASONABLY ADEQUATE SERVICE TO CUSTOMERS IN
LAFAYETTE COUNTY, MISSISSIPPI AND REQUEST FOR
HEARING PURSUANT TO MISS. CODE ANN. 77-3-5 ET. SEQ.**

NOTICE OF EX PARTE COMMUNICATION


Pursuant to Miss. Code Ann. § 77-2-13, the Commission hereby provides notice to all parties to the above referenced matter of an ex parte communication received by the hearing examiner in this matter, Chairman Brandon Presley, from complainant Max Hill.

On June 5, 2018, Chairman Presley received an email from Mr. Hill in which Mr. Hill commented on Punkin Water Association's adequacy of service, the subject matter of this case. No representative of Punkin Water Association was included in the communication. The email and attachment are attached hereto as Exhibit "A."

Upon request made within ten (10) days of the date of this Notice, any party desiring to rebut the communication shall be allowed to place a written rebuttal statement on the record. Portions of the record pertaining to ex parte communications or rebuttal statements do not constitute evidence of any fact at issue in the matter unless a party moves the admission of that portion of the record for purposes of establishing a fact at issue and that portion of the record is so admitted.

WITNESS MY HAND AND THE OFFICIAL SEAL of the Mississippi Public
Service Commission, on this, the 05th day of June, 2018.




KATHERINE COLLIER
Executive Secretary

Richardson, James

From: Brandon Presley <brandonepresley@gmail.com>
Sent: Wednesday, June 06, 2018 1:29 PM
To: Richardson, James
Subject: Fwd: Supervisors approve 409 Rentals Commercial development | The Oxford Eagle

I assume this will need to be entered in the record.

Begin forwarded message:

From: Max Hill <maxhill38655@gmail.com>
Date: June 5, 2018 at 4:47:44 PM CDT
To: Brandon Presley <brandonepresley@gmail.com>
Subject: Supervisors approve 409 Rentals Commercial development | The Oxford Eagle

Another development approved to be served by Punkin's sorry ass water!

<https://shar.es/an6Hvd>

Sent using ShareThis

Sent from my iPad

Exhibit A



Supervisors approve 409 Rentals Commercial development

(<https://www.oxfordeagle.com/author/anna.gibbs/>)

By Anna Gibbs (<https://www.oxfordeagle.com/author/anna.gibbs/>)

Email the author (<mailto:anna.gibbs@oxfordeagle.com>)

Published 10:30 am Tuesday, June 5, 2018

The Lafayette County Board of Supervisors approved a request for conditional use permit for a new project from 409 Rentals during Monday night's meeting.

Located on Highway 6 East near County Road 409, the project consists of three commercial spec buildings, which will feature a small office space and a garage area with a rolling door. The challenge the supervisors faced concerning the conditional use request is the fact that, because the buildings will be rented out, the uses for them are not yet known.

County building inspector Joel Hollowell explained the dilemma, saying each renter will have to go to the board to request conditional use permits individually, because of the differences between C1 and C2 districts and the wide range of businesses they allow.



Read Inverted by Teads

"This property is zoned A1 as one of our rural districts. As a conditional use in the A1 district, our zoning ordinance will allow C1 and C2 uses," Hollowell said. "If you grant the conditional use tonight, for the commercial buildings that we don't know what those uses will be, when those uses come, they will have to come back for a public hearing on those conditional uses as well."

For example, businesses zoned as C1 would be more akin to office buildings, while those zoned C2 would be more akin to a convenience store.

District 1 Supervisor Kevin Frye admitted he was not quite comfortable with approving a C2 use, because of potential complaints he might receive from those living nearby.

"Once the building's built, it's harder to say no. Looking at these buildings, they have a little office, they have a roll-up door that's intended for having a business where you're coming and going with construction materials or as a plumber," Frye said. "That's what it looks like to me and not a gas station. I think there's going to be a lot of objection from the neighborhood if it's a convenience store. I think there's some things that could go on that are perfectly acceptable to the residents there. But I also think there's some things that are the opposite of that."

Frye also presented the point that the area the property is in is a rural development district, which is designed for commercial uses that are compatible with the surrounding area. With this in mind, the supervisors agreed to move forward, treating the request as a C1 use.

The supervisors approved the conditional use permit and preliminary site plan for the 409 Rentals commercial development, on the condition that the developer brick the front of the buildings, add landscaping and pave the entire driveway leading up to the buildings.

COPYRIGHT

© 2018, The Oxford Eagle