

**A PUBLIC HEARING REGARDING AMENDMENTS TO LAFAYETTE COUNTY  
SUBDIVISION REGULATIONS WAS HELD AT THIS TIME. THE PUBLIC HEARING  
WAS PUBLISHED ACCORDING TO LAW IN THE OXFORD EAGLE AND BY  
PUBLIC NOTICE ON THE BULLETIN BOARD AT THE LAFAYETTE COUNTY  
CHANCERY BUILDING.**

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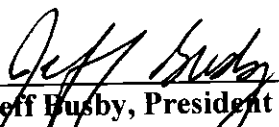
**ORDER: TABLE DISCUSSION ON BURNING ORDINANCE AT THIS TIME**


Motion was made by Kevin Frye, duly seconded by Chad McLarty, to table  
the discussion of the Burning Ordinance at this time.

The vote on the motion was as follows:

Supervisor Kevin Frye. voted yes  
Supervisor Jeff Busby. voted yes  
Supervisor David Rikard. voted yes  
Supervisor Chad McLarty. voted yes  
Supervisor Mike Roberts. voted yes

After the vote, President Busby, declared the motion carried, this the 21<sup>st</sup> day of  
November, 2016

  
\_\_\_\_\_  
Jeff Busby, President  
Board of Supervisors

  
\_\_\_\_\_  
Sherry Wall, Chancery Clerk

\* Just highlighted items  
are being proposed  
at this time.

#### Trade Licensing

I recommend the Subdivision Regulations be amended by removing Article II Section 4 D and Article III Section 7 C and replacing with:

Any person engaged in the business of electrical, plumbing, gas fitting, or mechanical work (excluding utility company employees), shall obtain a license from the county to perform such work, provided such work is regulated by the county electrical, plumbing, gas or mechanical codes. The owner of his/her personal residence is exempt from being licensed except for gas fitting. (Information for licensure can be obtained through the Lafayette County Building Department)

#### Trade Permits

I recommend the Subdivision Regulations be amended by adding the following paragraph to Article II Section 4 and Article III Section 7

Any owner or authorized agent who intends to install, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by the county code or to cause such work to be done, shall obtain a permit.

#### Commercial Building Permit Fees

Our fee structure is unfair based on square feet.

Example:

Paul Badour (King of Cubes) installed a 200 sq ft ice machine. His permit fee was \$230.00. His valuation was \$75,000.00. Using the valuation method his permit fee would have been \$494.00.

Todd Paine (HWY 334 Mini Storage) added on 4500 sq ft of storage space. His permit fee was \$1950.00. His valuation was \$65,000.00. Using the valuation method his permit would have been \$444.00.

I have provided a fee schedule for review.

#### Burning Regulation

I recommend the Subdivision Regulations be amended by adding the following statement at the end of the second paragraph of Article I Section 3 (D)

Burning within the parameters of 11 Miss. Admin. Code Pt. 2, Ch. 1 Rule 1.3 (G) Open Burning (2) (a)(b)(c), must be permitted through the Lafayette County Building Department.

11 Miss. Admin. Code Pt. 2, Ch. 1 Rule 1.3

##### G. Open Burning

- (2) Open burning of land-clearing debris must not use a starter or auxiliary fuels which cause excessive smoke (rubber tires, plastics, etc.); must not be performed if prohibited by local ordinances; must not cause a traffic hazard; must not take place where there is a High Fire

Danger Alert declared by the Mississippi Forestry Commission or emergency Air Pollution Episode Alert imposed by the Executive Director and must meet the following buffer zones.

- (a) Open burning without a forced-draft air system must not occur within 500 yards of an occupied dwelling.
- (b) Open burning utilizing a forced-draft air system on all fires to improve the combustion rate and reduce smoke may be done within 500 yards of but not within 50 yards of and occupied dwelling.
- (c) Burning must not occur within 500 yards of commercial airport property, private air fields, or marked off-runway aircraft approach corridors unless written approval to conduct burning is secured from the proper airport authority, owner or operator.

#### **Working hours for permitted work governed by the Lafayette County Subdivision Regulations**

I receive numerous complaints about working hours in subdivisions. The city of Oxford has an ordinance that I believe is too restrictive.

City of Oxford

Sec 98-157 Work conducted or pursued in accordance with a permit shall be between the hours of 7:00 a.m. and 7:00 p.m., Monday through Saturday, except in case of urgent necessity in the interest of public safety, and then only with permission from the mayor and board of aldermen for a specified time. Starting or warming up equipment prior to 7:00 a.m. is prohibited.

I recommend the Subdivision Regulations be amended by adding the following paragraph to Article II Section 4 and Article III Section 7

Work conducted with a permit shall be between the hours of 7:00 a.m. to 8:00 p.m. Monday through Friday, 9:00 a.m. to 7:00 p.m. on Saturday and 1:00 p.m. to 7 p.m. on Sunday. Work conducted indoors that will not create a disturbance to neighboring property is not regulated. Work needing to be performed outside of the permitted hours for special circumstances may be approved through the Lafayette County Building Department.

#### **Waste Water Ordinance**

IBC 101.4.3 Plumbing. The provisions of the International Plumbing Code shall apply to the installation, alteration, repair and replacement of plumbing systems, including equipment, appliances, fixtures, fittings and appurtenances, and where connected to a water or sewage system and all aspects of a medical gas system. The provisions of the International Private Sewage Disposal Code shall apply to private sewage disposal systems.

Since there is no Mississippi State Health Department office in Lafayette County, supervision over waste water systems is limited to new installation inspections and complaints. Residents can get water with

only a pink slip indicating application for inspection. Residents can get electricity with no application for or inspection of waste water systems.

Numerous counties have adopted (map provided) or are planning to adopt waste water ordinances. The Health Department recommends the adoption of an ordinance as long as it strengthens the State Regulations.

As of now, IBC code 101.4.3 authorizes the use of the International Private Sewage Disposal Code as our waste water code, however, it only applies to subdivisions and commercial developments.

I recommend the county make the International Private Sewage Disposal Code applicable county wide.

## ARTICLE V

### Section 4 – Water System

Add new wording below to Paragraph A:

A. The developer may submit his project for review and consideration but must show evidence that the proposed water supply and fire protection plans have been approved by the water supplier's engineer for submittal to the MS Dept. of Health. The developer or his engineer must provide evidence that the water supply and fire protection plans have been submitted to the MS Dept. of Health for review and approval. The developer can request Preliminary and Final approval of the development while plans are being reviewed by the MS Dept. of Health. The Lafayette County Planning Commission may approve Preliminary and Final approval subject to the MS Dept. of Health's approval. However, Final approval by the Lafayette County Board of Supervisors cannot be obtained until approval by the MS Dept. of Health has been received. TO CLARIFY: Final plat approval requests will not be submitted for approval to the Lafayette County Board of Supervisors until written approval by the MS Dept. of Health has been received.

Change last sentence to read:

F. A minimum six (6) inch waterline will serve all fire hydrants. The MS Dept. of Health and the engineer for the water supplier will determine if a line larger than six (6) inches is required. If it is determined that a larger line is required the plans shall have the larger waterline shown and installed.

### Section 9 – Approval of Construction Plans

Add Sentence to Paragraph B: Also, see Article V, Section 4 and Section 5 for water and sanitary sewer approval requirements

## ARTICLE V

### Section 5 – Sanitary Sewer System

Add new at the end of Paragraph B:

B. The developer may submit his project for review and consideration but must show evidence that the proposed sanitary sewer treatment and collection facilities plans have been approved or provide evidence that the sanitary sewer treatment and collection facilities plans have been submitted to the MS Dept. of Health and/or the MS Dept. of Environmental Quality. The developer can request Preliminary and Final approval of the development while plans are being reviewed. The Lafayette County Planning Commission may approve Preliminary and Final approval subject to the MS Dept. of Health's or MS Dept. of Environmental Quality's approval. However, Final approval by the Lafayette County Board of Supervisors cannot be obtained until approval by the MS Dept. of Health or MS Dept. of Environmental Quality has been received. TO CLARIFY: Final plat approval requests will not be submitted for approval to the Lafayette County Board of Supervisors until written approval by the MS Dept. of Health and/or MS Dept. of Environmental Quality has been received.

### Section 9 – Approval of Construction Plans

Add Sentence to Paragraph B: Also, see Article V, Section 4 and Section 5 for water and sanitary sewer approval requirements