AGENDAS FOR THE BILOXI PLANNING COMMISSION AND THE BILOXI BOARD OF ZONING ADJUSTMENTS (BZA)

BILOXI PLANNING COMMISSION REGULAR MEETING

Community Development Auditorium
676 Dr. Martin Luther King, Jr. Boulevard
November 2, 2017
2:00 p.m.

I. ROLL CALL

II. MINUTES: Approval of Minutes for the Biloxi Planning Commission Meeting of October 19, 2017.

III. PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS

IV. CONTINUED PUBLIC HEARINGS: None

V. NEW PUBLIC HEARINGS: *None*

VI. TREE HEARINGS:

Case No. TR-17-005 — Lonnie Fountain for **Catapillar Development Center —** an application requesting the removal of 8 protected trees – to allow construction of a new Daycare Center – 1 Magnolia and 7 Oaks, upon a 2.92 acre property identified as 9319 Woolmarket Road.

VII. CITY COUNCIL ACTION

Case No. 17-039-PC — Andrew Cahanin, on behalf of DSLD Homes Gulf Coast — an application for **Preliminary Subdivision Re-Plat** of Reunion Place Subdivision Phases 1 and 2, to authorize thirty (31) lots in Phase 1 to be considered for transformation into fourteen (14) single family lots and a common area, and thirteen (13) lots in Phase 2 to be considered for transformation into five (5) single family lots and a common area.
City Council approved this case on October 17, 2017.

Case No. 17-042-PC — Circle K Stores, Inc. — an application for **Subdivision Pla**t approval for a two (2) lot commercial subdivision submitted under the working title: Circle K Store Subdivision, for land comprising two and fifty-two one-hundredths (2.52) acres in overall size (more or less), and presently identified as 1000 Cedar Lake Road, and also an unaddressed parcel situated north of Medical Park Drive and west of Cedar Lake Road (re: Tax Parcel Nos. 1208P-01-001.000 & 1208P-01-002.002).
City Council approved this case on October 17, 2017.

Case No. 17-044-PC — David A. Wheeler (applicant) on behalf of Community Bank, Coast (owner) — an application for **Vacation** of a portion of an improved **Public Right-of-Way** approximately 32.39’ feet in

length and 37.08' feet in width, identified as a section of Maycock Street presently situated immediately adjacent to three properties identified as 166 Main Street, 677 Dr. Martin Luther King, Jr. Boulevard, and an unaddressed parcel located on Dr. Martin Luther King, Jr. Boulevard.
City Council approved this case on October 17, 2017.

Case No. 17-045-PC — Serita Hutton (owner) and Michael Woods, Jr. (applicant) — an application for **Conditional Use** approval, to grant authorization for Short–Term Rentals within a single family residential unit, for property situated within an **RM-20 Medium–Density Multi–Family Residential** zone, identified by municipal address 131 Comfort Place.
City Council approved this case on October 17, 2017.

Case No. 17-046-PC — Serita Hutton (owner) and Michael Woods, Jr. (applicant) — an application for **Conditional Use** approval, to grant authorization for Short–Term Rentals within a single family residential unit, for property situated within an **RM-20 Medium–Density Multi–Family Residential** zone, identified by municipal address 133 Comfort Place.
City Council approved this case on October 17, 2017.

Case No. 17-049-PC — Chevis C. Swetman — an application requesting **Conditional Use Approval**, to authorize the establishment of a Duplex within a property which at one time supported two separate rental units in the 1940's and 1950's and was later converted into a single unit as part of a church expansion in the 1960's, upon a parcel of land approximately 96' x 175' in size, for property situated within an **RS-7.5 Medium-Density Single–Family Residential** zone, and presently identified as 1211 Father Ryan Avenue.
City Council will hear this case on November 7, 2017.

Case No. 17-052-PC — David and Glenda Shackelford — an application submitted requesting **Minor Subdivision Final Plat** approval for property which presently involves 6.88 Acres (More or Less) of land, which land site has been submitted for consideration of dividing same into two (2) distinct lots of record – Parcel "A" totaling approximately 2.2 acres (More or Less) and Parcel "B" totaling 4.68 acres, identified as 13582 Old Highway 67.
City Council approved this case on October 17, 2017.

VIII. OLD BUSINESS

IX. NEW BUSINESS

X. CITIZENS COMMENTS

XI. COMMUNICATIONS:

The next regularly scheduled Biloxi Planning Commission meeting will be held at 2:00 p.m. on Thursday, November 16, 2017, in the Auditorium of the Dr. Martin Luther King, Jr., Municipal Building located at 676 Dr. Martin Luther King, Jr. Boulevard.

XII. ADJOURNMENT

BILOXI BOARD OF ZONING ADJUSTMENTS (BZA)
REGULAR MEETING
Community Development Auditorium
676 Dr. Martin Luther King, Jr. Boulevard
November 2, 2017

To Commence Immediately Following the 2:00 p.m. Biloxi Planning Commission Meeting

I. ROLL CALL

II. MINUTES: Approval of Minutes for the Biloxi Board of Zoning Adjustments (BZA) Meeting of October 19, 2017.

III. PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS

IV. CONTINUED PUBLIC HEARINGS: *None*

V. NEW PUBLIC HEARINGS:

Case No. 17-051-BZA — Todd Raziano on behalf of Premier Entertainment Biloxi, LLC — an application to consider a request for a 110 square foot **Sign Size Variance**, to authorize two (2) additional business identification signs to be placed on the West Wall of the parking garage of the Hard Rock Casino, which additional signage exceeds the 200 square feet of signage allowed by ordinance, upon land presently identified as 777 Beach Boulevard.

Case No. 17-053-BZA — Dan & Sally Finch — an application to consider a request for a three and one-half foot (3.5') **Height Variance**, to authorize construction of a seven and one-half foot (7.5') tall fence –part of which will be of wrought iron construction, and the remainder of brick – which fencing has been proposed for erection upon the side property line along Benachi Avenue, for property identified as 1016 Beach Boulevard.

VI. OLD BUSINESS

VII. NEW BUSINESS

VIII. COMMUNICATIONS:

The next regularly scheduled Biloxi Board of Zoning Adjustments (BZA) meeting will be held immediately following the 2:00 p.m. Biloxi Planning Commission Meeting on Thursday, November 16, 2017, in the Auditorium of the Dr. Martin Luther King, Jr., Municipal Building located at 676 Dr. Martin Luther King, Jr. Boulevard.

IX. ADJOURNMENT