



**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  
December 17, 2020  
2:00 p.m.

- I. **ROLL CALL**
- II. **MINUTES:** Approval of Minutes for the Planning Commission Meeting of December 3, 2020.
- III. **PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS**
- IV. **CONTINUED PUBLIC HEARINGS: None**
- V. **NEW PUBLIC HEARINGS:**

**Case No. 20-054-PC James B. & Naomi A. Foster** – a request for **Conditional Use** Approval, to authorize an existing Single-Family Residence to be utilized as a **Short-Term Rental**, for property situated within an **RM-30 High-Density Multi-Family Residential** zone and identified by municipal address 1502 Beach Boulevard (formerly addressed as 107 Saint George Avenue) (re: Tax Parcel No. 1310L-02-042.000).

**Case No. 20-055-PC – John Mikovich** – a request for **Conditional Use** Approval, to authorize an **RV Park**, proposed to be constructed upon three parcels of land, and situated within an **NB Neighborhood Business** zoning district, for three contiguous un-addressed parcels situated along or near Debuys Road (re: Tax Parcel Nos. 1110M-03-009.000, 1110M-03-009.001 & 1110M-03-007.000).

- VI. **TREE HEARINGS: None**
- VII. **CITY COUNCIL ACTION:**

**Case No. 20-044-PC – RW Development, LLC (owner) and Terry Moran (applicant)** – a request for **Conditional Use**, to authorize the establishment of **Bulk Fuel/Storage Tanks** upon two parcels of land collectively measuring approximately two (2) acres (more or less) in overall size, and currently situated within a **WF WaterFront District** zone, for a property site originally advertised as 1820 Beach Boulevard, but now identified as 1816 Beach Boulevard & 143 McDonnell Avenue (re: Tax Parcel Nos. 1210J-02-020.000 & 1210J-02-021.000).

***The City Council will hear this Conditional Use request on December 15, 2020.***

**Case No. 20-045-PC – Richard & Rebecca Johnson (owners) and Tanya Darrow (applicant) – a request for Conditional Use**, to authorize an existing Single-Family Residence to be utilized as a **Short-Term Rental**, for property situated within an **RM-20 Medium-Density Multi-Family Residential** zone and identified by municipal address 134 Lee Street (re: Tax Parcel No. 1410J-04-052.000).

*The City Council will hear this Conditional Use request on December 15, 2020.*

**Case No. 20-046-PC – Andre Huu – a request for Conditional Use**, to authorize an existing Single-Family Residence to be utilized as a **Short-Term Rental**, for property situated within an **NB Neighborhood Business** zone and identified by municipal address 306 Fourth Street (re: Tax Parcel No. 1410H-03-012.000).

*The City Council will hear this Conditional Use request on December 15, 2020.*

**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, January 7, 2021, 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  
December 17, 2020

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

**I. ROLL CALL**

**II. MINUTES:** Approval of Minutes for the Board of Zoning Adjustments (BZA) Meeting of December 3, 2020.

**III. PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS**

**IV. CONTINUED PUBLIC HEARINGS: *None***

**V. NEW PUBLIC HEARINGS:**

**Case No. 20-056-BZA – John Mikovich –** an application for a **Parking Lot Paving Material Variance**, to authorize the use of limestone instead of asphalt, concrete, brick, stone, pavers, aligned concrete strips, or an equivalent material as the paving material of choice, as required by **Section 23-6-2(C)(3)** of the Land Development Ordinance, which alternate material will be utilized to construct driveways associated with **RV Park**, proposed to be constructed upon three parcels of land, collectively measuring two and thirty-six one-hundredths (2.36) acres (more or less), and situated within an **NB Neighborhood Business** zoning district, for three contiguous un-addressed parcels situated along or near Debuys Road (re: Tax Parcel Nos. 1110M-03-009.000, 1110M-03-009.001 & 1110M-03-007.000).

**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, January 7, 2021, in the Auditorium of the Dr. Martin Luther King, Jr., Municipal Building located at 676 Dr. Martin Luther King, Jr. Boulevard.

**IX. ADJOURNMENT**