



**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  
March 2, 2023 @ 2:00 p.m.

**I. ROLL CALL**

**II. MINUTES:** Approval of Minutes for the Planning Commission Meeting of February 16, 2023.

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

**IV. CONTINUED PUBLIC HEARING: None**

**V. NEW PUBLIC HEARINGS:**

**Case No. 23-019-PC – Joshua Lee on behalf of Corlee, LLC –** to consider an application requesting **Conditional Use Approval** with a Variance, to authorize the establishment of an **Outdoor Storage Facility** with gravel parking material, instead of asphalt, concrete, brick, stone, pavers, aligned concrete strips, or an equivalent material, as required by Section 23-6-2(C)(3) of the Land Development Ordinance within an **RB-Regional Business** zoning district, for property identified as 11811 Old Highway 67 (re: Tax Parcel No. 1308D-02-012.000).

**VI. TREE HEARING: None**

**VII. CITY COUNCIL ACTION:**

**Case No. 23-014-PC – W.C. Fore, LLC (owner), and Keesler Federal Credit Union (applicant) –** to consider an application for a **Zoning Map Amendment**, to authorize a change in zoning district classification for a portion of a parcel measuring nineteen and forty-seven one-hundredth (19.47) acres (more or less) in size, from its present zoning district classification of **RS-5 High-Density Single-Family Residential** to **LB Limited Business** identified as an unaddressed parcel fronting to Pass Road (re: Tax Parcel No. 1110F-03-042.000). ***The City Council will hold a first reading on this case on February 28, 2023.***

**VIII. OLD BUSINESS: None**

**IX. NEW BUSINESS:**

**X. CITIZEN COMMENTS:**

## **XI. COMMUNICATIONS:**

The next regularly scheduled Biloxi Planning Commission meeting will be held at 2:00 p.m. on Thursday, March 16, 2023, 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  
March 2, 2023

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 February 16, 2023.

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

**IV. CONTINUED PUBLIC HEARING:** None

**V. NEW PUBLIC HEARINGS:**

**Case No. 23-021-BZA – Keith & Christina Switzer (Owners), and Bay Homes, LLC (applicant)** – to consider an application a nine thousand nine-hundred eighty-five (9,985) square foot **Lot Size Variance**, to allow the construction of a **Guest Cottage** upon a parcel of land approximately ten thousand fifteen (10,015) square feet in overall size, instead of upon a parcel of land measuring twenty thousand (20,000) square feet in size or larger, as required by ordinance to accommodate a **Guest Cottage**, as prescribed in Section 23-4-4(C)(8)b of the Land Development Ordinance, for property identified as 117 Hopkins Boulevard (re: Tax Parcel No. 1410L-03-018.000).

**Case No. 23-022-BZA – Larry D. Watson** – to consider an application for a sixteen foot (16') **Rear Yard Setback Variance**, to authorize construction of an attached carport to be situated four foot (4') from the rear property line, instead of at the twenty foot (20') rear yard setback required by ordinance, and a **Driveway Width Variance** to add an additional 20' to the existing width of the driveway to have a total width of 45'8" driveway across the front property line, for the property presently identified as 972 Riverview Drive (i.e., Tax Parcel No. 1209D-01-009.001).

**VI. OLD BUSINESS:** None

**VII. NEW BUSINESS:** None

**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, March 16, 2023 in the Auditorium of the Dr. Martin Luther King, Jr., Municipal Building, located at 676 Dr. Martin Luther King, Jr. Boulevard.

**IX. ADJOURNMENT**