



**PRELIMINARY PLANNING COMMISSION AGENDA**

Community Development Auditorium  
676 Dr. Martin Luther King, Jr. Boulevard  
August 1, 2024 @ 2:00 p.m.

**I. ROLL CALL**

**II. MINUTES:** Approval of Minutes for the Planning Commission Meeting of July 18, 2024.

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

**IV. CONTINUED PUBLIC HEARING:** None

**V. NEW PUBLIC HEARINGS:**

**Case No. 24-043-PC, a PD-C: Planned Development - Commercial District Master Plan**, coupled with a **Preliminary Subdivision** under the working title: Monarch Villas, upon one and fifty-one one-hundredths acre (1.51) (more or less) in size, presently zoned **RB-Regional Business**, and identified as 955 Motsie Road (re: Tax Parcel No. 1308M-02-002.004).

**Case No. 24-044-PC, a Conditional Use** approval, to authorize an existing unit within a Commercial Building to be utilized as a Bar/Lounge, for property located within an **NB Neighborhood Business**, and identified by municipal address 2667 Pass Road (i.e., Tax Parcel No. 1110F-02-006.000).

**Case No. 24-045-PC, a Conditional Use** approval, to authorize an existing Single-Family Residence, situated upon a parcel of land approximately 50' x 159', to be utilized as a Short-Term Rental, for property located within an **RM-30 High-Density Multi-Family** Residential zone, and identified by municipal address 1538 Beach Boulevard (i.e., Tax Parcel No. 1310L-02-136.001).

**VI. TREE HEARING:** None

**VII. CITY COUNCIL ACTION:** will be posted on final Agenda on 7/25/2024

**VIII. OLD BUSINESS:**

**IX. NEW BUSINESS:**

**X. CITIZEN COMMENTS:**

Written comments can be mailed to the address above, faxed to the facsimile number 228-435-6188, or emailed to [planning@biloxi.ms.us](mailto:planning@biloxi.ms.us) any time *before* the scheduled hearing.

**XI. COMMUNICATIONS:**

This agenda is a preliminary draft of submitted cases for the Biloxi Planning Commission Meeting on Thursday, August 1, 2024. A final copy will be reposted on Thursday, July 25, 2024. At this public hearing, any person is invited to comment on the particular matters and requests presented by the application. Additional information regarding this notice can be obtained from the Planning & Zoning office – 228-435-6266.

**XII. ADJOURNMENT**



**PRELIMINARY BOARD OF ZONING ADJUSTMENTS (BZA)**  
**AGENDA**

Community Development Auditorium  
676 Dr. Martin Luther King, Jr. Boulevard  
August 1, 2024

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 July 18, 2024.
- III. **PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS**
- IV. **CONTINUED PUBLIC HEARING:** None
- V. **NEW PUBLIC HEARINGS:** None
- VI. **OLD BUSINESS:**
- VII. **NEW BUSINESS:**
- VIII. **COMMUNICATIONS:**

This agenda is a preliminary draft of submitted cases for the Biloxi Board of Zoning Adjustments (BZA) Meeting on Thursday, August 1, 2024. A final copy will be reposted on Thursday, July 25, 2024. At this public hearing, any person is invited to comment on the particular matters and requests presented by the application. Additional information regarding this notice can be obtained from the Planning & Zoning office – 228-435-6266.

- IX. **ADJOURNMENT**