



PRELIMINARY PLANNING COMMISSION AGENDA

Community Development Auditorium
676 Dr. Martin Luther King, Jr. Boulevard
April 16, 2026 @ 2:00 p.m.

- I. **ROLL CALL**
- II. **MINUTES:** Approval of Minutes for the Planning Commission Meeting of April 2, 2025.
- III. **PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS**
- IV. **CONTINUED PUBLIC HEARING:** None
- V. **NEW PUBLIC HEARINGS:**

Case No. 26-024-PC – Elliott Land Development, LLC (owner) and Donovan Scruggs (applicant) – a request for a Zoning Map Amendment, to authorize a change in zoning district classification for a parcel of land measuring approximately seventeen and five-tenths (17.5) (more or less) acres in size, from its present zoning district classification of **RS-10 Low-Density Single-Family Residential to **RS-5 Low-Density Single-Family Residential**, 2003 Lawrence Street (re: Tax Parcel No. 1210F-03-012.000).**

Case No. 26-025-PC – Morgan D. Hoda & Michael V. Speranzo (owners) and Robert Heinrich (applicant) – a request for a Zoning Map Amendment, to authorize a change in zoning district classification for four parcels of land measuring approximately one-hundred three and five tenths (103.5) acres (more or less) in size, from their present zoning district classification of **LB Limited Business, NB Neighborhood Business and **RB Regional Business** to **RS-5 Low-Density Single-Family Residential**, identified as four unaddressed parcels fronting to Woolmarket Road (re: Tax Parcel Nos. 1207O-01-005.003, 1208B-01-011.000, 1208G-01-008.000 & 1208B-01-015.000).**
- VI. **TREE HEARING:** none
- VII. **CITY COUNCIL ACTION** will be posted on the final Agenda on April 9, 2026.
- VIII. **OLD BUSINESS:**
- IX. **NEW BUSINESS:**
- X. **CITIZEN COMMENTS:**

XI. COMMUNICATIONS:

This agenda is a preliminary draft of submitted cases for the Biloxi Planning Commission Meeting on April 16, 2026. A final copy will be reposted on Thursday, April 9, 2026. 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



BILOXI BOARD OF ZONING ADJUSTMENTS (BZA) AGENDA

Community Development Auditorium
676 Dr. Martin Luther King, Jr. Boulevard
April 16, 2026

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 April 2, 2026.

III. PLANNING STAFF/LEGAL COUNSEL/COMMITTEE REPORTS

IV. CONTINUED PUBLIC HEARING: none

V. NEW PUBLIC HEARINGS:

Case No. 26-023-BZA – Jennifer Foster – request for a seven thousand and fifty-two one-hundredths (7052) square feet **Lot Size Variance**, to authorize a Guest Cottage to be constructed upon a parcel of land approximately twelve-thousand nine-hundred and forty-eight (12,948) square feet in overall size, instead of the twenty thousand (20,000) square foot lot size required by the Land Development Ordinance, for property identified as 2191 Sherwood Place (re: Tax Parcel No.1210D-03-068.000).

VI. OLD BUSINESS:

VII. NEW BUSINESS:

VIII. COMMUNICATIONS:

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IX. ADJOURNMENT