

The Minutes of the City of Ocean Springs Zoning & Adjustment Board Tuesday February 11, 2025

1. Call meeting to order

A meeting of the City of Ocean Springs Zoning and Adjustment Board (ZAB) was called to order by Chairman Nick Gant at 5:00 PM on Tuesday February 11, 2025. Other members present were Don Atwell, Shannon Pfeiffer, John O'Hara and Michael Smith. Also present was Planner Elizabeth Dill, Planning Administrator Hannah Sullivan, City Attorney Will Norman and former City Planner Wade Morgan.

2. Approval of Minutes

- a. none

3. Old Business

- a) None

4. New Business

- a. 96 Sheridan Ct – PIDN: 61150002.000 – James Homan – A variance request to reduce the north side setback from 5 feet to 3.5 feet. The property is zoned R-D: Two Family Residential.
Shannon Pfeiffer recused herself from this agenda item

A motion was made by Michael Smith, seconded by John O'Hara to recommend approval of the variance request at 96 Sheridan Ct. to reduce the north side setback from 5 feet to 3.5 feet The motion carried unanimously.

- b. **DEFERRED TO APRIL 8, 2025**, 2828 Lawnwood Dr – PIDN: 61250015.000 – Kenneth Pfanders & Laura Dollinger – A variance request for a reduction of the rear setbacks from 25 feet to 21 feet. The property is zoned R-2: Low-Medium Density.
- c. 414 Magnolia Ave – PIDN: 60130790.025 – Shane Jackson – A variance request to reduce the north side setback from 10 ft to 8 ft. The property is zoned R-1: Low Density Residential.

A motion was made by Shannon Pfeiffer and seconded by John O'Hara to recommend approval of the variance request at 414 Magnolia ave. to reduce the side setback from 10 feet to 8 feet. The motion carried unanimously.

5. Audience Request

a) None

6. Adjourn

A motion was made by Michael Smith, seconded by Don Atwell to adjourn the meeting. The motion carried unanimously.