

The Minutes of the City of Ocean Springs
Planning Commission
Tuesday March 11, 2025

1. Call Meeting to Order

A meeting of the City of Ocean Springs Planning Commission was called to order by Chairman Andy Phelan at 6:00 p.m. on Tuesday March 11, 2025. The members present were Matthew Hinton, Kevin O'Connell, Joey Conwill and Marshall Johnson. Absent was Joseph McCormick and Nicholaus Geiser. Also present was Wade Morgan Planning Director, Planner Elizabeth Dill, Planning Administrator Hannah Sullivan, and City Attorney Will Norman.

2. Approval of Minutes:

- a) February 11, 2025

A motion was made by Kevin O'Connell, seconded by Marshall Johnson to accept the minutes from February 11, 2025, as submitted. The motion carried unanimously.

3. Old Business:

- a) None.

4. New Business:

- a. Public Hearing: Approve a request for Harper Grove Townhomes Subdivision Groveland Road – PIDN: 60127330.100 – 24 Hour Storage - Requesting a Plat Amendment. The property is zoned CH**

A motion was made by Matthew Hinton and seconded by Kevin O'Connell to open public hearing. The motion was carried unanimously. The Applicant Freddie Fountain spoke about the application. A motion was made by Matthew Hinton and seconded by Kevin O'Connell to close public hearing. The motion carried unanimously. A motion was made by Kevin O'Connell and seconded by Marshall Johnson to recommend approval of the plat amendment. The motion carried unanimously.

- b. Public Hearing: Approve a request for a Short-Term Rental permit at 1112 Lafontaine Unit A – PIDN: 61080005.010-Adrienne Radakovic - The property is zoned R-1.**

A motion was made by Matthew Hinton and seconded by Marshall Johnson to open public hearing. The motion was carried unanimously. A motion was made by Kevin O'Connell and seconded by Marshall Johnson to close public hearing. The motion carried unanimously. A motion was made by Kevin O'Connell and seconded by Marshall Johnson to recommend approval of the short term rental. The motion carried unanimously.

- c. **DEFERRED TBD: Public Hearing: Approve a Commercial Subdivision Final Plat for 3419 Bienville Blvd – PIDN: 60127491.050 – KD Ocean Springs, LLC – Property is zoned CH.**
- d. **Approve a request for a lot split at 0 Rayburn Ave – PIDN: 60137006.000 & 60137008.100, East side of Rayburn Ave., south of Desoto St. and north of Porter Ave. – Mike Fritz - The property is zoned RM2**

A motion was made by Matthew Hinton and seconded by Kevin O'Connell to add in a letter from resident Aaron Ringo into the minutes. The motion carried unanimously. The Applicant Donovan Scruggs spoke about the application. Resident Cindy Wilder spoke against the application. Resident Ronald Morano spoke against the application. Resident Aaron Ringo spoke against the application. Resident Jane Farmersburg spoke against the application. Resident Steve Powell spoke against the application. Resident Cindy woods spoke against the application. Applicant Donovan Scruggs spoke about the residents' comments and questions. A motion was made by Joey Conwill and seconded by Kevin O'Connell to recommend approval of the lot split. The motion carried unanimously.

5. General Public Comment

6. Commissioners Forum

7. Adjourn

A motion was made by Marshall Johnson, seconded by Kevin O'Connell to adjourn the meeting. The motion carried unanimously.