

The Minutes of the City of Ocean Springs
Planning Commission
Tuesday, October 10, 2023

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, October 10, 2023. Members present were Matthew Hinton, Kevin O'Connell, Marshall Johnson, Joey Conwill, and Joseph McCormick. Also present were City Planner Wade Morgan, Planning & Grants Administrator Carolyn Martin, Planning & Grants Coordinator Camille Anderson, and City Attorney Will Norman. Michael Davis was absent.

2. Approval of Minutes

- a. September 12, 2023

A motion was made by M. Johnson seconded by K. O'Connell to accept the minutes as submitted. The motion was unanimously carried.

3. Old Business

- a. **DEFERRED: Date to be determined.** 100 Winchester Drive / PID# 61087028.000 – Marisol Buckley – Request for a residential short-term permit.

4. New Business

- a. 2207 & 2209 Government Street / PID# 61230003.000 & 61230004.000 – Joe Cloyd-Cloyd Investment, LLC – Request Approval of the Lot Split/Reconfiguration.

Wade presented the application. A motion was made by J. Conwill seconded by M. Hinton to recommend approval of Lot Split at 2207 2209 Government Street. The motion was unanimously carried.

- b. **PUBLIC HEARING:** 613 Clark Avenue / PID# 601057023.000 – Robbie Chandler – Request for a residential short-term rental permit.

A motion was made by K. O'Connell seconded by M. Johnson to go into public hearing. The motion was carried unanimously. C. Martin presented the application. A motion was made by K. O'Connell seconded by M. Hinton to come out of public hearing. The motion was carried unanimously. A motion was made by M. Hinton seconded by J. Conwill to recommend approval of a Residential Short-Term Rental permit subject to annual renewal for 613 Clark Avenue. The motion was unanimously carried.

- c. **PUBLIC HEARING:** 706 Russell Avenue / PID# 60137082.000 – Eleanor Rice Henken (Victor Henken) – Request for a residential short-term permit.

A motion was made by K. O'Connell seconded by J. Conwill to go into public

hearing. The motion was carried unanimously. C. Martin presented the application. A motion was made by K. O'Connell seconded by M. Johnson to come out of public hearing. The motion was carried unanimously. A motion was made by K. O'Connell seconded by M. Hinton to recommend approval of a Residential Short-Term Rental permit subject to annual renewal for 706 Russell Avenue. The motion was unanimously carried.

- d. **PUBLIC HEARING:** 219 Washington Avenue / PID# 61360001.000 – Joanna & Greg Worch – Request for a residential Bed & Breakfast permit.

A motion was made by M. Hinton seconded by J. Conwill to go into public hearing. The motion was carried unanimously. C. Martin presented the application. A motion was made by J. Conwill seconded by M. Johnson to come out of public hearing. The motion was carried unanimously. A motion was made by J. Conwill seconded by J. McCormick to recommend approval of a Residential Bed & Breakfast permit subject to annual renewal for 219 Washington Avenue. The motion was unanimously carried.

- e. **DEFERRED - Date to be determined. PUBLIC HEARING:** PID# 61473000.000, Northwest Corner of Front Beach Dr. and Martin Ave., The Sands at Front Beach. Request to rezone from R-1A Special Apartment District to the R-6 Residential District
- f. **DEFERRED - Date to be determined. PUBLIC HEARING:** PID# 61473000.000, Northwest Corner of Front Beach Dr. and Martin Ave., The Sands at Front Beach. Request Outline Plan approval of a Planned Unit Development (PUD) consisting of 31 detached dwelling units and common open space.

5. General Public Comment

Dee Frances Whitman - 1518 Porter Avenue, spoke about problems with her water bill and mentioned that Martin Avenue is a very narrow road and the Planning Commission members should drive through there before any decisions are made on the proposed development. A. Phelan said Planning Commission has no authority over water bills and suggested she bring it up at a Board of Alderman meeting. C. Martin suggested she get in touch with the City Clerk's office.

6. Commissioner's Forum

M. Johnson, W. Norman, and C. Martin briefly discussed the Urban Renewal Plan.

7. Adjourn

A motion was made by M. Johnson seconded by M. Hinton to adjourn the meeting. The motion was unanimously carried.