

AGENDA
ZONING BOARD OF ADJUSTMENT AND APPEALS
CITY HALL COUNCIL CHAMBERS
THURSDAY, JULY 16, 2020 AT 3:00 PM

- A. Prayer**
- B. Pledge of Allegiance**
- C. Call to Order**
- D. Determination of a Quorum**
- E. Confirmation of Agenda**

E1. Proof of Publication

- F. Adoption of Minutes**

F1. Zoning Board Meeting - June 18, 2020

- G. Hearing of Cases**

G1. Public Declaration of Appeal Process of Chairman

Any person or any officer, department or agency of the City aggrieved by any decision of the Zoning Board of Adjustment and Appeals may, within fifteen (15) days thereafter appeal there from to the mayor and City Council by filing with the Planning Division a written notice of appeal specifying the decision from which the appeal is taken. In case of such appeal, the Zoning Board shall cause a transcript of the proceedings in the case to be certified to the mayor and City Council, and the matter will be heard on said transcripts. The filing fee for an appeal, is based on the actual cost of the required official transcript and any related miscellaneous charges. Any appeal shall be in writing and submitted to the Department of Urban Development-Planning Division stating what decision is being appealed and detailing how you are aggrieved.

G2. Anyone speaking today is asked to complete a "Speaker's Card".

Please provide the completed card at the time you speak to the Zoning Board. City staff personnel can assist in any questions you may have or in completing the card. This public meeting is open to all for comment.

G3. Routine Agenda

1. Appeal-Warrant 2006SC062: **(Deferred to August Meeting)**

Appeal-Warrant 2006SC062, by owner Gary W. Dean, tax parcel 0711N-02-029.000, Appeal denial of warrant for front setbacks, 826 Regnault Ave, Zone T3 (Sub-Urban zone), Ward 2

2. Variance 2006ZB064:

Variance 2006ZB064, by agent Debra Ann Price, tax parcel 0910B-02-054.000, Variance for accessory structure setbacks, quantity, size, and height, 4608 Jefferson Ave, Zoned R-1-7.5 (Single-family), Ward 4

3. Variance 2007ZB066:

Variance 2007ZB066, by agent Eley Guild Hardy Architects, tax parcels 0811E-05-019.000, 0811E-05-006.000, 0811E-05-005.000, Variances for parking requirements and setbacks, 3300 20th St, Zoned B-2 (General business) and R-2 (Single-family), Ward 1

4. Variance 2007ZB069:

Variance 2007ZB069, by owners Warren & Jennifer Arde, tax parcel 0910A-03-031.006, Variance for setback, 14 High Pointe Dr, Zoned R-1-7.5 (Single-family), Ward 4

5. Variance 2007ZB070:

Variance 2007ZB070, by owners Michael and Kaylee McCormick, tax parcel 0909K-03-003.000, Variance for accessory structure size and quantity, 6002 Vista Cir, Zoned R-1-7.5 (Single-family), Ward 4

6. Variance 2007ZB073:

Variance 2007ZB073, by owner Elisity Development LLC, tax parcel 0911B-02-023.000, Variances for property width and size, 17th St, Zoned T4+ (General Urban Zone "Plus"), Ward 2

7. Variance 2007ZB076:

Variance 2007ZB076, by owner The Salvation Army, tax parcel 0811F-01-028.000, Variances for backing into right-of-way and reduced parking, 2019 22nd St, Zoned R-2 (Single-family), Ward 3

H. Adjournment

MEMORANDUM

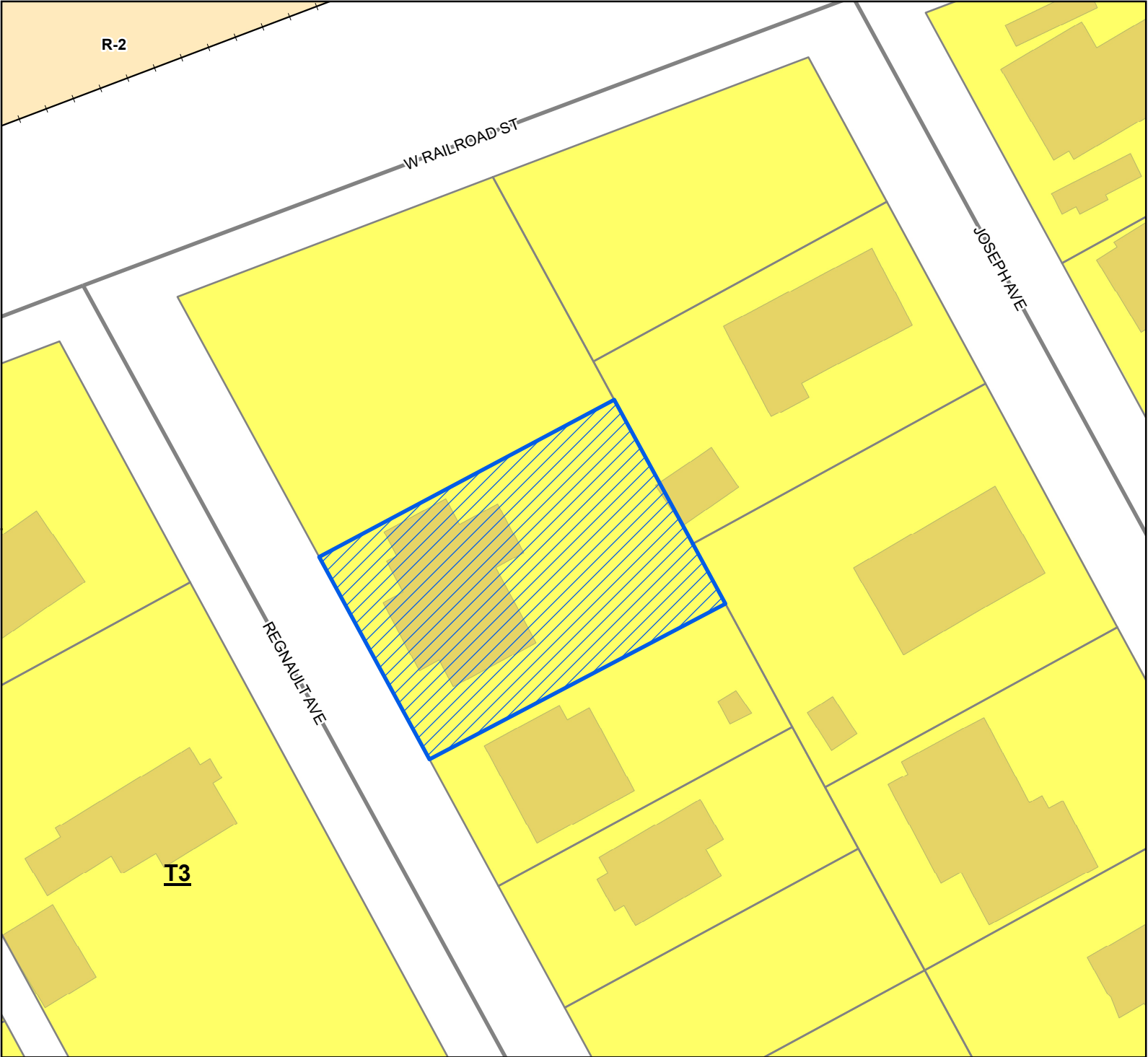
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

Re: Appeal-Warrant 2006SC062:
(Deferred to August Meeting)

Appeal-Warrant 2006SC062, by owner Gary W. Dean, tax parcel 0711N-02-029.000, Appeal denial of warrant for front setbacks, 826 Regnault Ave, Zone T3 (Sub-Urban zone), Ward 2



Site

Street

Railroad

Parcels

Buildings

Smart Code

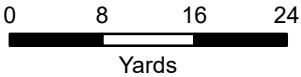
T3

Zoning

R-2 - Single Family
Residence District (Medium Density)

Site Information

0711N-02-029.000
Zoning: T3 (Sub-urban Zone)
Size: 10,064 sq ft
Flood: 0.2%



1 inch = 50 feet



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MEMORANDUM

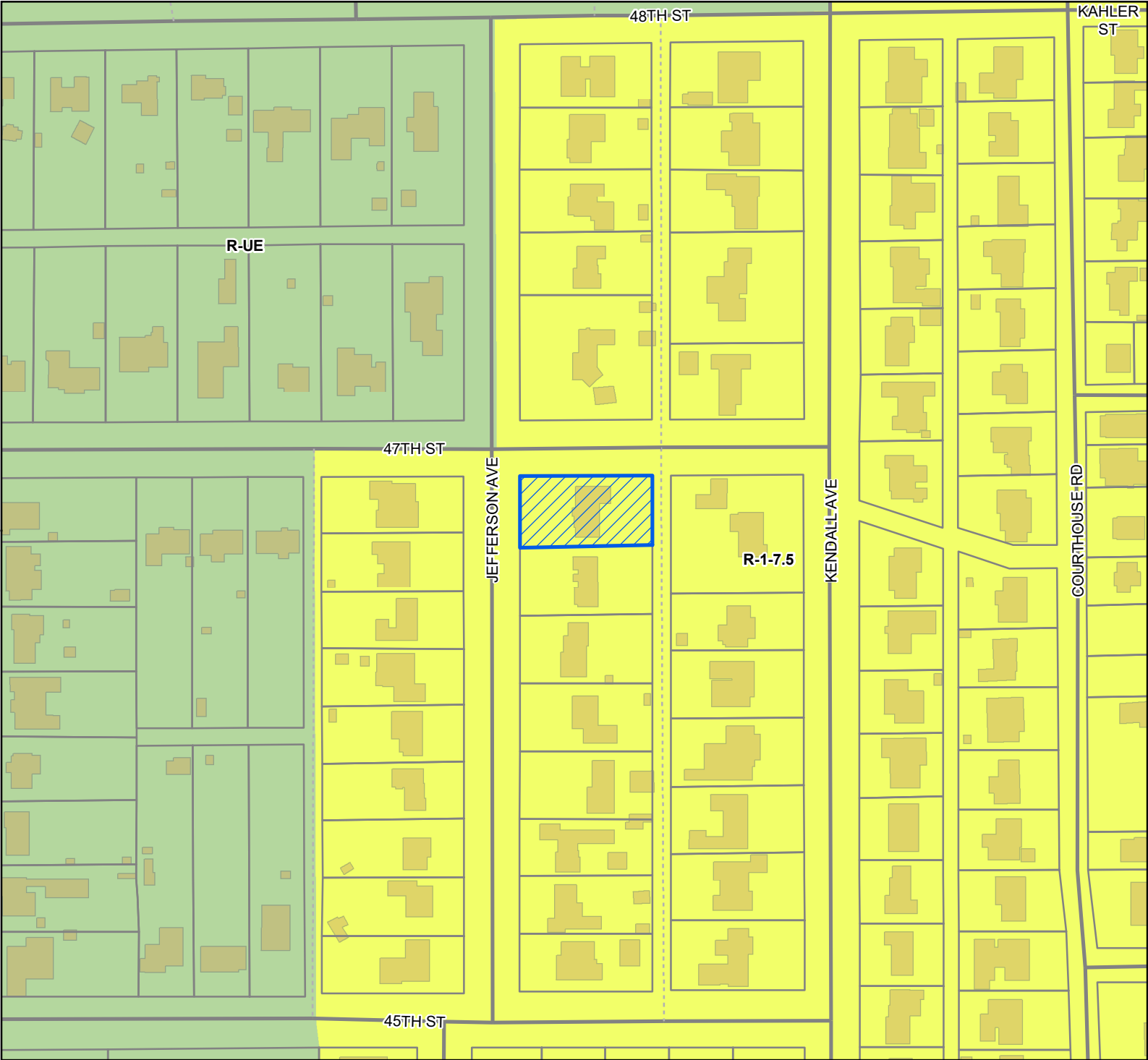
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

Re: Variance 2006ZB064:

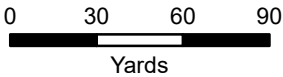
Variance 2006ZB064, by agent Debra Ann Price, tax parcel 0910B-02-054.000, Variance for accessory structure setbacks, quantity, size, and height, 4608 Jefferson Ave, Zoned R-1-7.5 (Single-family), Ward 4



- Site
- Street
- Alley
- Parcels
- Buildings

- Zoning**
- R-1-7.5 - Single Family Residence District (Low Density)
 - R-UE - Residential Urban Estate

Site Information
0910B-02-054.000
Zoning: R-1-7.5 (Single-Family)
Size: 19,471 square feet
Flood: 0.2% annual



1 inch = 200 feet



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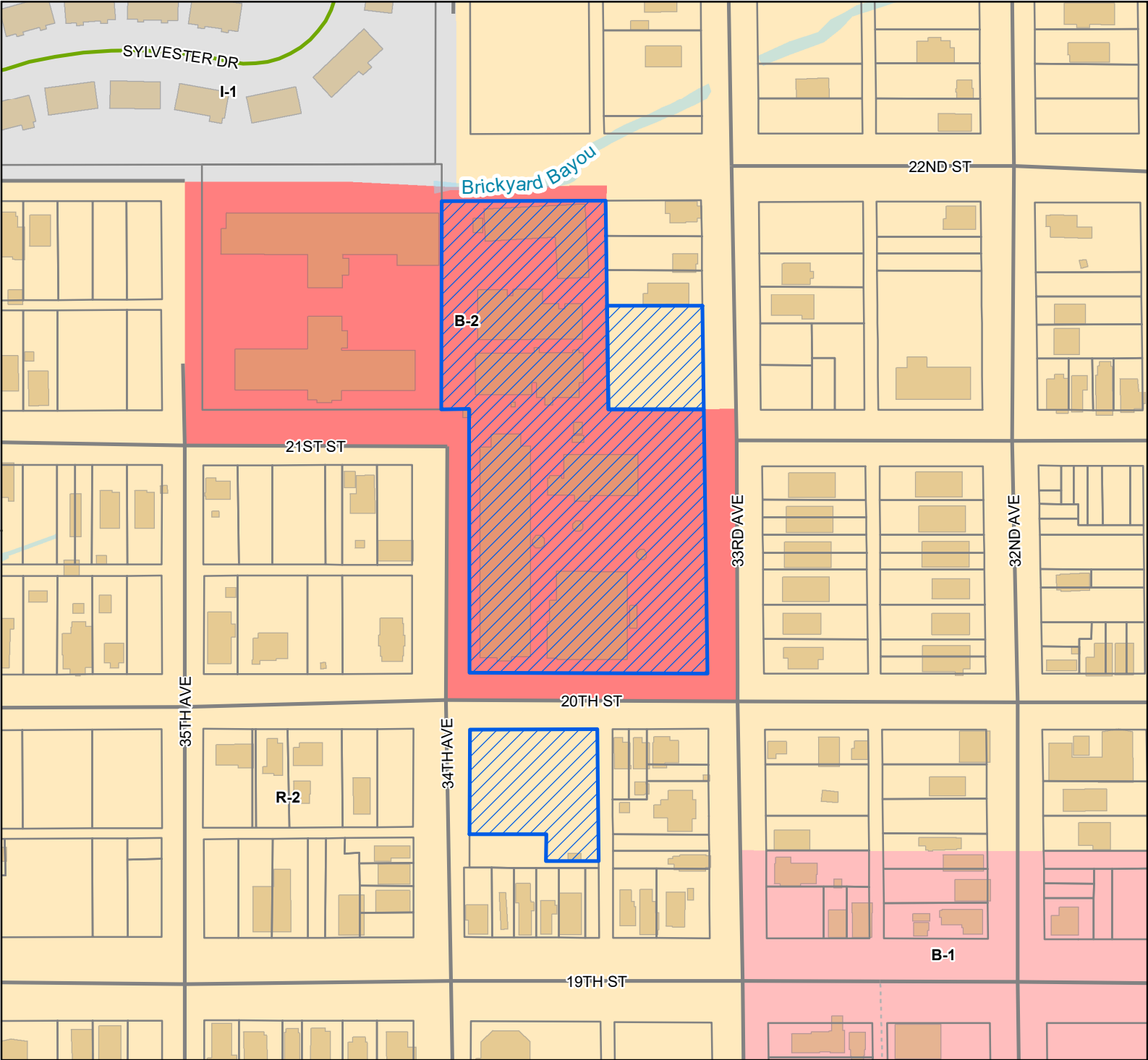
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

Re: Variance 2007ZB066:

Variance 2007ZB066, by agent Eley Guild Hardy Architects, tax parcels 0811E-05-019.000, 0811E-05-006.000, 0811E-05-005.000, Variances for parking requirements and setbacks, 3300 20th St, Zoned B-2 (General business) and R-2 (Single-family), Ward 1



Legend

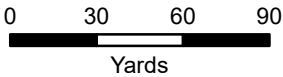
- Site
- Street
- Military Street
- Alley
- Parcels
- Buildings

Zoning

- B-1 - Neighborhood Business District
- B-2 - General Business District
- I-1 - Light Industry District
- R-2 - Single Family Residence District (Medium Density)
- Water Features

Site Information

0811E-05-019.000,
0811E-05-006.000,
0811E-05-005.000
Zoning: B-2 (General business) and
R-2 (Single-family)
Size: 5.79 acres
Flood: X, AE



1 inch = 200 feet



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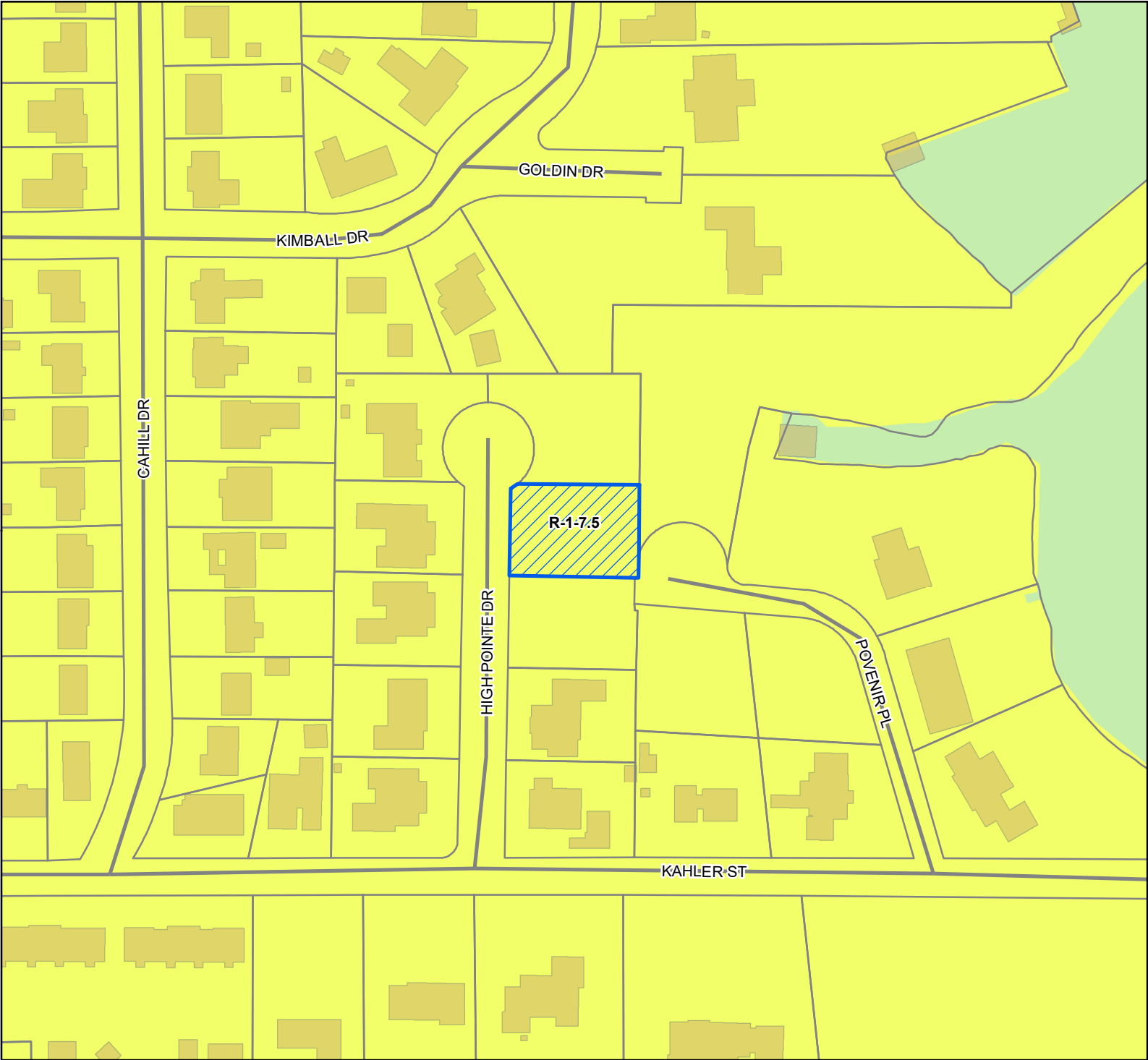
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

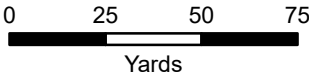
Re: Variance 2007ZB069:

Variance 2007ZB069, by owners Warren & Jennifer Arde, tax parcel 0910A-03-031.006,
Variance for setback, 14 High Pointe Dr, Zoned R-1-7.5 (Single-family), Ward 4



- Site
- Street
- Parcels
- Buildings
- Zoning**
 - R-1-7.5 - Single Family
 - Residence District (Low Density)
 - Water Features

Site Information
0910A-03-031.006
Zoning: R-1-7.5 (Single-family)
Size: 13,916 Sft.
Flood: X



1 inch = 150 feet



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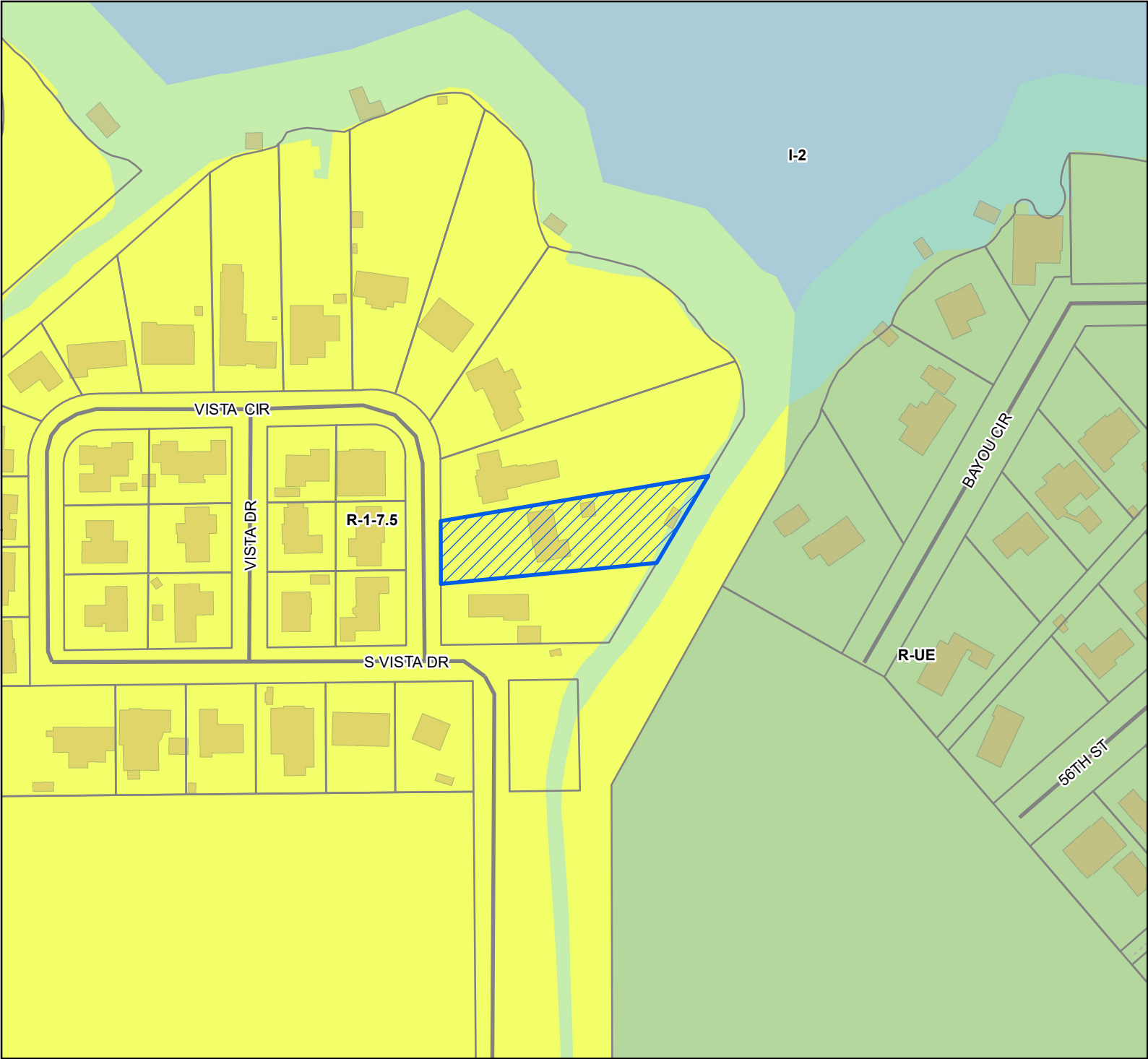
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

Re: Variance 2007ZB070:

Variance 2007ZB070, by owners Michael and Kaylee McCormick, tax parcel 0909K-03-003.000, Variance for accessory structure size and quantity, 6002 Vista Cir, Zoned R-1-7.5 (Single-family), Ward 4



Site

Street

Alley

Parcels

Buildings

Zoning

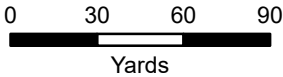
I-2 - Heavy Industry District

R-1-7.5 - Single Family Residence District (Low Density)

R-UE - Residential Urban Estate

Water Features

Site Information
0909K-03-003.000
Zoning: R-1-7.5 (Single-family)
Size: 35,777 sq ft
Flood: AE



1 inch = 200 feet



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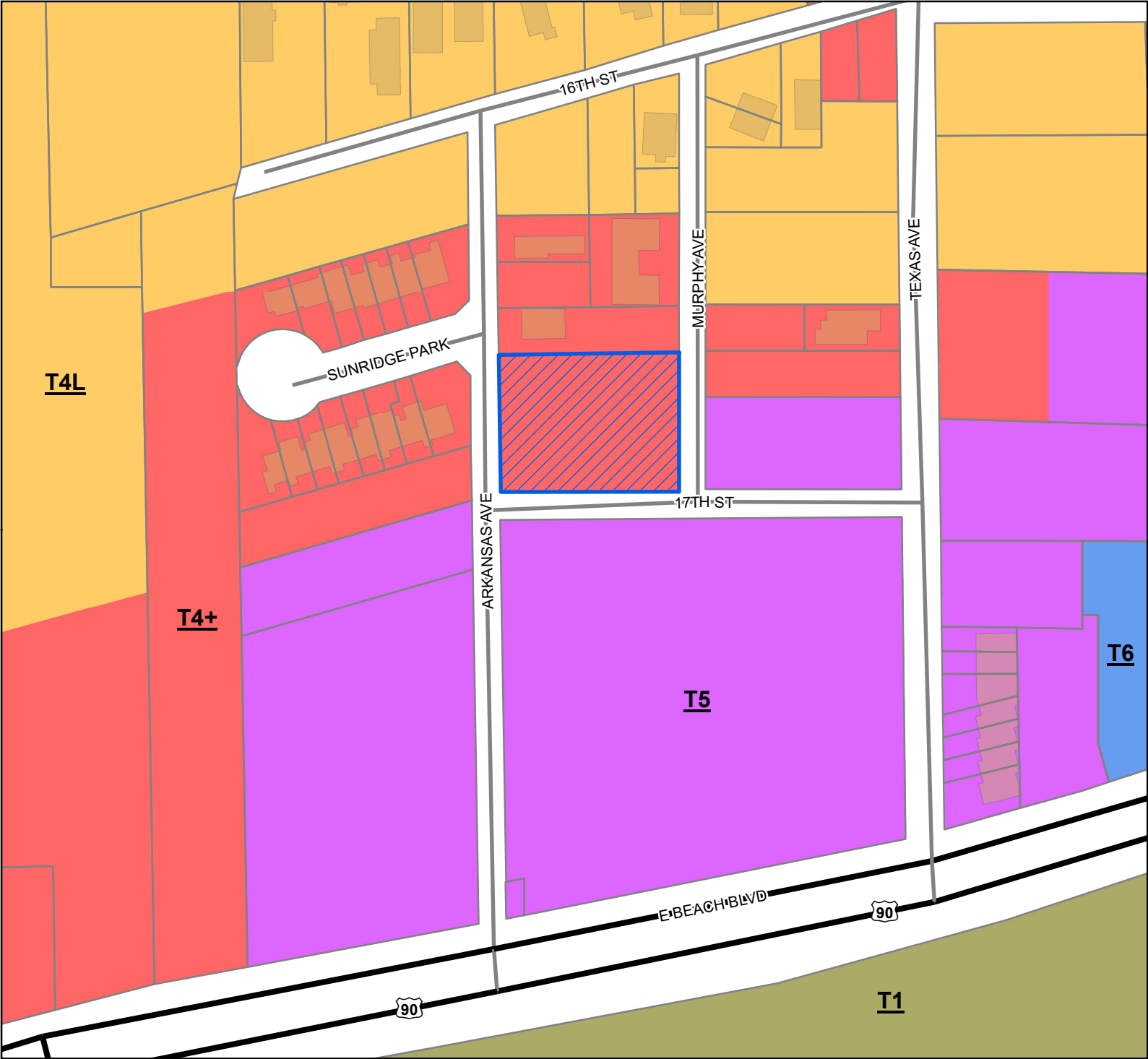
To: City of Gulfport Zoning Board of Adjustment and Appeals

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: July 16, 2020

Re: Variance 2007ZB073:

Variance 2007ZB073, by owner Elisity Development LLC, tax parcel 0911B-02-023.000,
Variances for property width and size, 17th St, Zoned T4+ (General Urban Zone "Plus"), Ward 2



Site

US or State Highway

Street

Parcels

Buildings

Smart Code

T6

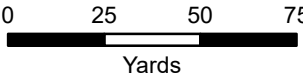
T5

T4+

T4L

T1

Site Information
0911B-02-023.000
Zoning: T4+
(General Urban Zone "Plus")
Size: 28,959 sq ft
Flood: AE



1 inch = 150 feet



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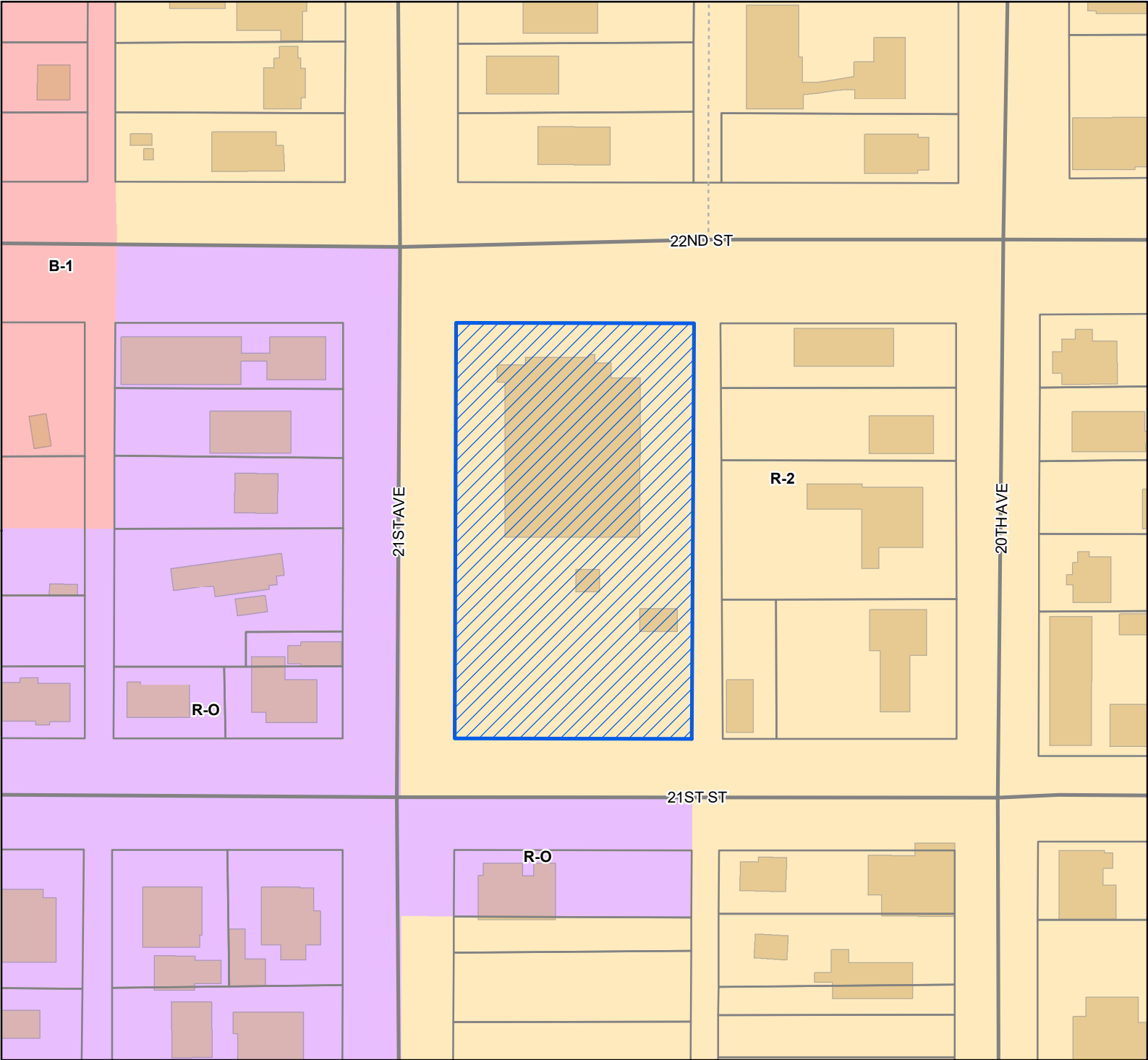
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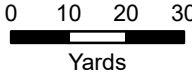
Re: Variance 2007ZB076:

Variance 2007ZB076, by owner The Salvation Army, tax parcel 0811F-01-028.000, Variances for backing into right-of-way and reduced parking, 2019 22nd St, Zoned R-2 (Single-family), Ward 3



- Site
- Street
- Alley
- Parcels
- Buildings
- Zoning**
 - B-1 - Neighborhood Business District
 - R-2 - Single Family Residence District (Medium Density)
 - R-O - Residence-Office

Site Information
0811F-01-028.000
Zoning: R-2 (Single-family)
Size: 1.2 acres
Flood: X



1 inch = 100 feet



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