



Zoning Board | Agenda

Thursday, September 17, 2026 – 3:00 PM

City Hall – Council Chambers
2309 15th Street, Gulfport

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

F1. Zoning Board Meeting - August 20, 2026

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 therefrom 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. Variance 2609ZB126:

Variance 2609ZB126, by owner Ancillary Capital LLC, seeking approval for a 4 foot side yard setback where 6 feet is required as well as a 2 foot secondary frontage setback where 6 feet is

required, Tax Parcel 0811L-03-036.000, 3300 11th St, Zoned T4+ (General Urban Zone "Plus"), Ward 2

2. Variance 2609ZB129:

Variance 2609ZB129, by owner Ancillary Capital LLC, seeking approval for a 4000 square foot lot where 10,222 square feet is required for a 3-Unit Multiple-Family Dwelling, Tax Parcel 0811L-03-036.000, 3300 11th St, Zoned T4+ (General Urban Zone "Plus"), Ward 2

3. Variance 2609ZB130:

Variance 2609ZB130, by owner John K. Rester, seeking approval for a 7-foot 6-inch back and side yard fence where 6 feet is the height limit, Tax Parcel 1010C-01-001.045, 10889 Channelside Drive, Zoned R-2 (Single Family), Ward 5

4. Variance 2609ZB131:

Variance 2609ZB131, by agent Addison Sweebe, seeking approval for a 5,000 square foot lot where 8000 square feet is required for a Duplex use, Tax Parcel 0811L-03-029.000, 3212 11th St, Zoned T4+ (General Urban Zone "Plus"), Ward 2

5. Variance 2610ZB134

Variance 2610ZB134, by owner B&B Forrest, Inc., seeking approval for a 4.42 foot east side yard setback where 6 feet is required for side yard setback, Tax Parcel 1010E-02-025.001, 1293 Spring Street, Zoned T3 (Sub-Urban Zone), Ward 4

H. Adjournment