

AGENDA
GULFPORT CITY PLANNING COMMISSION MEETING
CITY HALL COUNCIL CHAMBERS
THURSDAY, FEBRUARY 23, 2017 AT 4:30 PM

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

E1. February Proof of Publication

- F. Adoption of Minutes**

F1. Planning Commission Meeting -January 26, 2017

- 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 Planning Commission may, within fifteen (15) days thereafter, appeal there from to the Mayor and City Council by filing with the Planning Commission a written notice of appeal specifying the decision from which the appeal is taken. In case of such appeal, the Planning Commission 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 Planning Commission. 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. Resubdivision 1702PC016:

Rachel and Charles M. Gant, property owners, request a resubdivision of the tax parcel 0711N-02-100.000 zoned T4L(General Urban Zone "Limited") into four parcels: located north of and adjacent to West Beach Boulevard, south of and adjacent to Finley Street, east of adjacent to Ruth Avenue, and west of Maria Avenue, in Ward 2.

2. Planning Commission Approval 1702PC018:

Ardis Denise Lewis, agent for Glenn A. Miller, property owner, requests Planning Commission Approval for a church use at 2700 14th Avenue Unit A on the tax parcel 0811B-01-012.001 zoned B-2 (General Business): located north of and adjacent to 27th Street, south of 28th Street, east of and adjacent to 14th Avenue, and west of 13th Avenue, in Ward 3.

3. Planning Commission Approval 1702PC019:

Moshe J. Hawthorne, property owner, requests a mobile home use on the tax parcel 0710H-04-012.002 zoned R-1-5 (Single Family): located north of and adjacent to Hudson Street, south of Sabine Street, east of and adjacent to Hawthorne Street, and west of Iris Street, in Ward 3.

4. Resubdivision 1612PC166: **(Withdrawn by Applicant)**

Robert Heinrich of Heinrich & Associates, LLC, agent for Melinda and Thomas Lewakowski, property owners, requests to resubdivide 1009M-03-009.000 into three parcels zoned R-1-7.5 (Single Family): located north of Stanton Circle, south of and adjacent to Hillcrest Road, east of Oak Paint Drive, and west of Lorraine Road, in ward 4.

5. Text Amendment 1702PC023:

The City of Gulfport requests a text amendment to the Comprehensive Zoning Ordinance to amend Section IV Supplementary Regulations, (A) Supplementary use regulations (13) Gaming.

6. Final Plat 1701PC005:

Meggan Brown of Elliott Land Dev. LLC, property owner, requests Final Plat approval for an 11-lot subdivision (Duckworth Cove) on the tax parcel 0807J-01-012.000 containing 4.7 acres zoned R-1-15 (Single Family): located north of and adjacent to Duckworth Road, south of Laurelwood Drive, east of Tara Hills Drive, and west of Woodland Drive, in Ward 7.

G4. Other Business

H. Adjournment

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Resubdivision 1702PC016:

Rachel and Charles M. Gant, property owners, request a resubdivision of the tax parcel 0711N-02-100.000 zoned T4L(General Urban Zone "Limited") into four parcels: located north of and adjacent to West Beach Boulevard, south of and adjacent to Finley Street, east of adjacent to Ruth Avenue, and west of Maria Avenue, in Ward 2.

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Planning Commission Approval 1702PC018:

Ardis Denise Lewis, agent for Glenn A. Miller, property owner, requests Planning Commission Approval for a church use at 2700 14th Avenue Unit A on the tax parcel 0811B-01-012.001 zoned B-2 (General Business): located north of and adjacent to 27th Street, south of 28th Street, east of and adjacent to 14th Avenue, and west of 13th Avenue, in Ward 3.

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Planning Commission Approval 1702PC019:

Moshe J. Hawthorne, property owner, requests a mobile home use on the tax parcel 0710H-04-012.002 zoned R-1-5 (Single Family): located north of and adjacent to Hudson Street, south of Sabine Street, east of and adjacent to Hawthorne Street, and west of Iris Street, in Ward 3.

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Resubdivision 1612PC166:
(Withdrawn by Applicant)

Robert Heinrich of Heinrich & Associates, LLC, agent for Melinda and Thomas Lewakowski, property owners, requests to resubdivide 1009M-03-009.000 into three parcels zoned R-1-7.5 (Single Family): located north of Stanton Circle, south of and adjacent to Hillcrest Road, east of Oak Paint Drive, and west of Lorraine Road, in ward 4.

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Text Amendment 1702PC023:

The City of Gulfport requests a text amendment to the Comprehensive Zoning Ordinance to amend Section IV Supplementary Regulations, (A) Supplementary use regulations (13) Gaming.

MEMORANDUM

To: City of Gulfport Planning Commission

From: Greg Holmes, Planning Administrator
Urban Development Department

Date of Hearing: February 23, 2017

Re: Final Plat 1701PC005:

Meggan Brown of Elliott Land Dev. LLC, property owner, requests Final Plat approval for an 11-lot subdivision (Duckworth Cove) on the tax parcel 0807J-01-012.000 containing 4.7 acres zoned R-1-15 (Single Family): located north of and adjacent to Duckworth Road, south of Laurelwood Drive, east of Tara Hills Drive, and west of Woodland Drive, in Ward 7.