

TO: Planning and Zoning Commission
City of Bay St. Louis

RE: 204 St. George Street
149F-0-29-203.000
W 1/2 397, 1ST WARD BAY ST LOUIS

HEARING DATE: May 13, 2026

I reviewed James and Mary Olsen's application for a Variance to the Zoning Ordinance. The property is located at 204 St. George Street and is zoned R-3 Multi-Family Residential District. The applicants are requesting a variance to the rear yard setback to allow for the construction of a new dwelling. The current house has been approved for demolition, and the proposed dwelling is designed to match the setbacks of the existing structure.

Rear Yard Setback:

Required: 20'

Proposed Distance of rear yard: 10.9'

Variance Request: 9.1'

The administration recommends **approval** of the variance request.

- The existing dwelling has been approved for demolition.
- The proposed dwelling will match the setbacks of the current house
- The setbacks are inline with neighboring properties
- The parcel is 60' by 70'

If I can be of any further assistance in this matter, please feel free to call my office at 228-466-5516.

Jeremy L Burke
Zoning Administrator