

MEMO

To: Bay St. Louis City Council

From: Jeremy Burke, Zoning Administrator

Planning and Zoning Meeting Date: July 9, 2025

Subject: Variance Request – Dawn Smith

Property Details:

- **Parcel Numbers:**
 - 144M-0-19-247.000; PT 101 1st Ward, Bay St. Louis
 - 144M-0-19-248.000; 101F 1st Ward, Bay St. Louis
- **Address:** 415 Thomas Street
- **Zoning:** R-1 (Single Family Residential District)

Variance Application Request:

Dawn Smith submitted an application for a **variance to the zoning ordinance** to allow the **reconfiguration of two parcels** of land that do not meet the minimum requirements for lot area and lot width in the R-1 zoning district.

- **Parcel 1:**
 - Lot area variance of 2,000 sq ft (proposed area: 10,000 sq ft)
 - Lot width variance of 25 feet (proposed width: 75 feet)
- **Parcel 2:**
 - Lot area variance of 4,500 sq ft (proposed area: 7,500 sq ft)
 - Lot width variance of 25 feet (proposed width: 75 feet)

Administrative Recommendation: Approval variance request.

Planning and Zoning Commission Action: Approve

- **Motion to Approve:** Commissioner Clark Breland

- **Seconded By:** Commissioner John Romano
- **Vote:** Unanimously approved by present members

Yeas: Amy Doescher, Clark Breland, John Romano, Mikayla Brown

Public Hearing Speakers:

- **Representing the Application:** Dawn Smith and Rodney Lacoste
- **In Favor:** None
- **In Opposition:** None