

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

RE: 302 St John Street
149L-0-29-086.002
PT 84 2ND WARD BAY ST LOUIS

HEARING DATE: October 9, 2024

I reviewed Jenise McCardell's application for a Variance to the Zoning Ordinance. The property is at 302 St John Street, in the R-1 Single Family District. R-1 district it requires a 25-foot front yard setback, an 8-foot side yard setback, and a 20-foot rear yard setback.

The applicant is requesting a rear yard setback to construct a new porch.

Rear Yard Setback:

Required: 20'

Proposed Distance of rear yard: 10'

Variance Request: 10'

The administration recommends approval of the variance.

- The house is already constructed
- It is common for dwelling in this neighborhood in Bay St Louis to be granted rear yard setbacks.
- This parcel is only 95' deep
- The addition already was approved by Historical Preservation Commission

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