

**Regular Meeting of the Hancock
County Planning Commission held on
November 16, 2023**

Those Present: Crawford, Ladner and Farve

Anthony Cuevas Director of Planning & Zoning

Minutes of Previous Meeting: The minutes of the November 2, 2023 Regular Meeting were unanimously adopted on the motion of Commissioner Crawford.

Mickey Phelan-Conditional Use & Site Plan Review

Requesting to construct a 100' x 50' metal office warehouse to consist of 4ea 25' x 50' bays. The property is located at the NE intersection of Kiln Delisle Rd. and Runnymede Rd. Pass Christian, MS 39571. The parcel number for the property is 066 -0-24-011.000. The property is currently zoned A-1 General Agricultural.

The application was tabled at the 10/19/23 Planning Commission meeting for a revised site plan indicating the main entry off Kiln Delisle Rd and not Runnymede Rd. The applicant returned to the November 2, 2023 Planning Commission meeting with the revisions and the Planning Commission recommended the application for approval.

Mr. Phelan contacted our office after the recommendation was approved informing the Building & Zoning Office that he would like to withdraw his application due to discovering that 17 acres of the total 20 acres of the property is considered wetlands.

After discussion on the matter it was unanimously adopted on the motion of Commissioner Farve to accept the request by the applicant to withdraw the application of the Conditional Use & Site Plan.

Yavuz Yavuzer b/b/a Fibro Pools-Site Plan Review

The Commission considered the application of Yavuz Yavuzer d/b/a Fibro Pools requesting a Site Plan approval to add 24 shipping containers for storage use to an existing business. The property is located at 5477 lower Bay Rd. Bay St. Louis, MS 39520. The parcel numbers for the property are 163R-0-08-009.001, 163R-0-08-013.002, and 163R-0-08-013.000. The property is currently zoned A-1 General Agricultural.

Mr. Yavuzer was present at the meeting and explained to the Commission that he has recently established his business in Dubai and needs more storage capacity.

After discussion on the matter it was unanimously adopted on the motion of Commissioner Ladner to recommend approval of the Site Plan for the additional containers.

Meeting adjourned at 5:09 p.m.


Chairman