

RESOLUTION OF THE MAYOR AND BOARD OF ALDERMEN FOR THE CITY OF OCEAN SPRINGS, MISSISSIPPI, EXTENDING THE TEMPORARY MORATORIUM ON THE SUBMISSION AND ACCEPTANCE OF APPLICATIONS FOR SHORT-TERM RENTAL PERMITS IN RESIDENTIALLY ZONED AREAS

WHEREAS, on August 19, 2025, the Mayor and Board of Aldermen of the City of Ocean Springs adopted **Resolution No. 2025-002**, establishing a temporary moratorium on the submission and acceptance of applications for short-term rental permits in residentially zoned areas; and

WHEREAS, said moratorium was adopted for a period of six (6) months and is scheduled to expire on **February 18, 2026**; and

WHEREAS, the City continues to evaluate the impacts of short-term rental density in residential neighborhoods and is conducting planning and regulatory review in connection with the City's Comprehensive Master Plan; and

WHEREAS, additional time is necessary for the City to complete its analysis, consider potential regulatory amendments, and ensure that future short-term rental activity is compatible with surrounding residential uses; and

WHEREAS, Mississippi Code Section 21-17-5 grants municipalities the authority to manage and control municipal affairs, including land use and zoning matters; and

WHEREAS, the Office of the Mississippi Attorney General has previously opined that municipalities may adopt resolutions establishing temporary moratoria related to zoning and land-use regulation; and

WHEREAS, the Mayor and Board of Aldermen find that extending the existing moratorium is necessary to protect the public health, safety, and welfare of the residents of the City of Ocean Springs.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF OCEAN SPRINGS, MISSISSIPPI, AS FOLLOWS:

RES 2026-DRAFT

SECTION 1. The foregoing recitals are hereby adopted as findings of fact by the Mayor and Board of Aldermen.

SECTION 2. The temporary moratorium on the submission and acceptance of applications for short-term rental permits in residentially zoned areas, as established by Resolution No. 2025-002, is hereby **extended for an additional six (6) months** following its expiration.

SECTION 3. The extended moratorium shall be effective beginning **February 19, 2026**, and shall remain in effect through **August 18, 2026**, unless terminated earlier or further extended by action of the Mayor and Board of Aldermen.

SECTION 4. The moratorium shall continue not to apply to applications for short-term rental permits submitted prior to August 5, 2025, which were previously placed in pending (waitlist) status.

SECTION 5. All other provisions of Resolution No. 2025-002 not expressly modified herein shall remain in full force and effect.

The motion to adopt the foregoing resolution was made by _____, seconded by _____, and the following vote was recorded:

Alderman Tillis _____

Alderman Stennis _____

Alderman Wade _____

Alderman Pfeiffer _____

Alderman Blackman _____

Alderman Messenger _____

Alderman Hinton _____

BY THE ORDER OF THE MAYOR AND BOARD OF ALDERMEN of the City of Ocean Springs, Mississippi, on this the _____ day of _____.

MAYOR COX

ATTEST: _____
CITY CLERK C. MILLARD