

AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 P.M. - TUESDAY, NOVEMBER 9, 2004
ST. TAMMANY PARISH LA HWY. 59 - KOOP DRIVE COMPLEX
21490 KOOP DRIVE, PARISH COUNCIL CHAMBERS
MANDEVILLE, LOUISIANA

DRAFT

ROLL CALL

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE OCTOBER 12, 2004 MINUTES

PUBLIC HEARINGS

APPEARER/REQUEST

ENTERING THE TAMMANY TRACE

REVOCATION/CLOSINGS REVIEW

REV04-11-06

Revocation of a portion of an unnamed alleyway in Slidell Heights Subdivision, Ward 9, District 14
Petitioner: ServCorp International, Inc. Surveyor: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Ken Burkhalter

REV04-11-07

Revocation of a portion of R.L. Oalman Drive, Ward 2, District 2
Petitioner: Albert & Jennifer Silver Surveyor: LS Land Surveying, Inc.
Parish Council District Representative: Hon. Russell Fitzmorris

RESUBDIVISION REVIEW

RS04-11-267

Witteborg Farms, lots 21B & 22B into lots 21C, 22C and 22D, Ward 8, District 14
Petitioner: Jerome A. Shaddinger, Jr. Surveyor: J.V. Burkes & Associates, Inc.
Owner: Jerome A. Shaddinger, Jr. Parish Council District Representative: Hon. Ken Burkhalter

RS04-11-268

Rusting Oaks, Lot 9 into lots 9A and 9B, Ward 7, District 7
Petitioner: Paul J. Mayronne, Jones Fussell, L.L.P. Surveyor: LS Surveying, Inc.
Owner: Gayle Farrell Parish Council District Representative: Hon. Joseph Impastato

TENTATIVE SUBDIVISION REVIEW

SD04-11-030

Live Oak Trace, Ward 3, District 3
Developer/Owner: Lowe Davis Investments, L.L.C. Engineer: Wilson Engineering Consultants, Inc.
Parish Council District Representative: Hon. Red Thompson

SD04-11-031

Paloma Pines, Ward 3, District 2
Developer/Owner: D & S Development Engineer: Meyer Engineering, Inc.
Parish Council District Representative: Hon. Russell Fitzmorris

SD04-11-032

Oak Plain, Phase 1, Ward 8, District 13
Developer/Owner: Kingspoint Development, L.L.C. Engineer: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Joe "Coach" Thomas

PRELIMINARY SUBDIVISION REVIEW

SD01-09-016P

Madisonville Trace, Ward 1, District 1
Developer/Owner: Amsouth Construction Company Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

SD04-09-026P2

Willow Bend, Phase 2, Ward 1, District 1
Developer/Owner: Willow Bend Development, L.L.C. Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Marty Dean

SD04-08-025P

Marina Beau Chene, Section 3, Ward 4, District 4
Developer/Owner: Marina Developers, L.L.C. Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Patricia Brister

SD04-09-027P

Marina Beau Chene, Section 4, Ward 4, District 4
Developer/Owner: Marina Developers, L.L.C. Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Patricia Brister

SD02-02-005P2B

Alamosa Park, Phase 2-B, Ward 4, District 7
Developer/Owner: Alamosa Park, L.L.C. Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Joseph Impastato

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SD04-05-015P

Northpointe Business Park, Ward 1, District 1
Developer/Owner: Northpointe Business Park, L.L.C. Engineer: Richard C. Lambert Consultants, LLC
Parish Council District Representative: Hon. Marty Dean

SD04-11-032P1

Oak Plain, Phase 1, Ward 8, District 13
Developer/Owner: Kingspoint Development, L.L.C. Engineer: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Joe "Coach" Thomas

FINAL SUBDIVISION REVIEW

The Landings of Cross Gates, Phase 3, Ward 8, District 9
Developer/Owner: Cross Gates, Inc. Engineer: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Barry Bagert

Normandy Oaks, Phase 1, Ward 1, District 1
Developer/Owner: Wainer Brothers Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

ENTERING PARISH RIGHT-OF-WAY/SERVITUDES/EASEMENTS

Hidden Oak Lane (street), Ward 8, District 6
Request to enter Parish right-of-way (Hidden Oak Lane) for the purpose of gaining access to property
Petitioner: Mark & Glen Holley Parish Council District Representative: Hon. Gary Singeltary

Mailleville Subdivision, Ward 3, District 1
Request to enter Parish right-of-way (5th, 6th and Vivian Streets) for the purpose of gaining access to property
Petitioner: Webber Land & Development Corp Parish Council District Representative: Hon. Marty Dean

River Gardens Subdivision, Ward 8, District 9
Request to enter Parish right-of-way (Holly Drive) for the purpose of gaining access to property
Petitioner: John Finch Parish Council District Representative: Hon. Barry Bagert

VOLUNTARY DEVELOPMENTAL AGREEMENTS

Castine Oaks, Ward 4, District 10
Developer: Castine Oaks Development
Council District Representative: Hon. Henry Billiot
(TABLED FROM THE OCTOBER 12, 2004 MEETING)

Belle Point, Phase 1, Ward 1, District 1
Developer: Belle Point Development, L.L.C.
Council District Representative: Hon. Marty Dean

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PERFORMANCE OBLIGATIONS

Chinchuba (11th Street), Ward 4, District 4
Amount: \$8,000.00 Expires: December 12, 2004
Debtor: Tatty Company, L.L.C. Parish Council District Representative: Hon. Patricia Brister

Turtle Creek, Phase 5-1-C, Ward 8, District 9
Amount: \$150,000.00 Expires: November 30, 2004
Debtor: Cross Gates, Inc. Parish Council District Representative: Hon. Barry Bagert

Timberlane (sewerage & water), Ward 1, District 1
Amount: \$70,500.00 Expires: February 10, 2005
Debtor: Tchefuncta Trace South, L.L.C. Parish Council District Representative: Hon. Marty Dean

Palm Plaza (Palm Blvd. Extension & Zeta Aveune), Ward 3, District 2
Amount: \$41,200.00 Expires: January 1, 2005
Debtor: Riecke Development & Const. Co., Inc. Parish Council District Representative: Hon. Russell Fitzmorris

Abita Terrace (State, Orange, Walnut Streets & Mandeville Avenue), Ward 4, District 7
Amount: \$50,500.00 Expires: January 9, 2005
Debtor: Hallmark Homes Parish Council District Representative: Hon. Joseph Impastato

Brier Lake Estates, Phase 15A, Ward 7, District 7
Amount: \$45,600.00 Expires: January 29, 2005
Debtor: Chaignaud Developers, Inc. Parish Council District Representative: Hon. Joseph Impastato

PROPOSED AMENDMENTS TO ORDINANCE 499

An ordinance to amend appendix B of the St. Tammany Parish Code of Ordinances, Subdivision Regulatory Ordinance No. 499, specifically, Section 40-042.0 Traffic Impact Analysis & Section 40-090.0 Schedule of Fees **(TABLED FROM THE OCTOBER 12, 2004 MEETING)**

OLD BUSINESS

Wadsworth, Ward 4, District 7
Developer/Owner: The Azby Fund Surveyor: Krebs, LaSalle, LeMieux Consultants, Inc.
Parish Council District Representative: Hon. Joseph Impastato
(Request for a waiver of the Subdivision Regulations pursuant to Section 40-100.0 Waiver of Regulations, relative to a request for a second extension of the time frame for the preliminary subdivision process.)

NEW BUSINESS

New Directions 2025 - Fremaux/U.S. Highway 190B Small Area Plan

ADJOURNMENT