

AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 P.M., TUESDAY, SEPTEMBER 9, 2008
ST. TAMMANY PARISH GOVERNMENT COMPLEX BUILDING
21490 KOOP DRIVE, PARISH COUNCIL CHAMBERS
MANDEVILLE, LOUISIANA

ROLL CALL

PUBLIC ANNOUNCEMENTS

- Phones and Pagers
- Appeals
- Speaker Cards
- Public Speaking - Ten (10) minutes each side and five (5) minutes for rebuttal
- Please exit the building

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE JULY 8, 2008 MINUTES
APPROVAL OF THE AUGUST 12, 2008 MINUTES

PUBLIC HEARINGS

CONSENT CALENDAR (Performance Obligations & Entering Parish Rights-of-Way)

Any items not pulled from the consent calendar are automatically dispensed by vote as approved and/or as per staff comments. Items pulled from the consent calendar shall be discussed and voted upon individually.

PERFORMANCE OBLIGATIONS

Normandy Oaks, Phase 4 Subdivision, Ward 1, District 1
Amount: \$34,000.00 Expires: September 26, 2008
Debtor: Wainer Brothers Parish Council District Representative: Hon. Marty Dean

Wadsworth Subdivision, Ward 4, District 7
Amount: \$10,000.00 Expires: October 3, 2008
Debtor: The Azby Fund & Wadsworth Estates, L.L.C.
Parish Council District Representative: Hon. Albert Hamauei

Lakeshore Estates, Phase 2A Subdivision, Ward 9, District 13
Amount: \$192,000.00 Expires: October 4, 2008
Debtor: Tammany Holding Corp. Parish Council District Representative: Hon. Richard Artigue

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Lakeshore Estates, Phase 2B Subdivision, Ward 9, District 13
Amount: \$97,000.00 Expires: October 4, 2008
Debtor: Tammany Holding Corp. Parish Council District Representative: Hon. Richard Artigue

MS08-02-009 (Minor Subdivision), Pinnacle Parkway Extension, Ward 1, District 1
Amount: \$1,500,000.00 Expires: October 9, 2008
Debtor: Colonial Realty Ltd. Partnership Parish Council District Representative: Hon. Marty Dean

Tammany West Multiplex, Phase 3 Subdivision, Ward 1, District 1
Amount: \$64,965.00 Expires: October 10, 2008
Debtor: American Factory Direct Parish Council District Representative: Hon. Marty Dean

West Abita Springs Subdivision (Pansy, Independence & Daisy Streets), Ward 10, District 3
Amount: \$2,500.00 Expires: November 25, 2009
Debtor: TCE Properties, L.L.C. Parish Council District Representative: Hon. James "Red" Thompson

Alamosa Park, Phase 2 Subdivision, Ward 1, District 1
Amount: \$15,000.00 Expires: November 11, 2008
Debtor: Alamosa Park, L.L.C. Parish Council District Representative: Hon. Marty Dean
(60 day notice - no action required)

Northshore Commercial Park Subdivision, Ward 4, District 7
Amount: \$30,000.00 Expires: November 1, 2008
Debtor: Hi-Rollers Investments, L.L.C. Parish Council District Representative: Hon. Albert Hamauei
(60 day notice - no action required)

Alton Subdivision (13th Street Extension), Ward 8, District 14
Amount: \$5,000.00 Expires: November 30, 2008
Debtor: East St. Tammany Habitat for Humanity, Inc.
Parish Council District Representative: Hon. Ken Burkhalter
(60 day notice - no action required)

Tchefuncte Club Estates Phase 2 Subdivision, Ward 1, District 1
Amount: \$39,260.00 Expires: November 15, 2008
Debtor: TCE Properties, L.L.C. Parish Council District Representative: Hon. Marty Dean
(60 day notice - no action required)

Tchefuncte Club Estates Phase 2 Subdivision, Ward 1, District 1
Amount: \$48,000.00 Expires: November 9, 2008
Debtor: TCE Properties, L.L.C. Parish Council District Representative: Hon. Marty Dean
(60 day notice - no action required)

ENTERING PARISH RIGHTS-OF-WAY, SERVITUDES, EASEMENTS

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-----**(End of consent calendar)**-----

PETITIONS/REQUESTS

ENTERING THE TAMMANY TRACE

REVOCATION/CLOSINGS REVIEW

REV08-09-008

Revocation of a portion of "B" Street, located in Alexiusville Subdivision, Ward 3, District 1
Applicant: Place 190, L.L.C. Surveyor: John E. Bonneau & Associates, Inc.
Council District Representative: Hon. Marty Dean

REV08-09-009

Revocation of a portion of 13th Avenue, located in Alexiusville Subdivision, Ward 3, District 1
Applicant: Place 190, L.L.C. Surveyor: John E. Bonneau & Associates, Inc.
Council District Representative: Hon. Marty Dean

RESUBDIVISION REVIEW

RS08-09-110

Tammany Hills, Sq. 13, lots 1 thru 42 into lots 1A, 2A, 6A, 7A, 11A, 12A, 15A, 16A, 19A, 20A, 23A, 24A, 27A, 28A, 31A, 32A, 35A, 36A, 39A & 40A; and Sq. 14, lots 1 thru 42 into lots 1A, 2A, 6A, 7A, 11A, 12A, 15A, 16A, 19A, 20A, 23A, 24A, 27A, 28A, 31A, 32A, 35A, 36A, 39A & 40A, Ward 3, District 5
Petitioner: Advance Mortgage Company, L.L.C. Surveyor: John E. Bonneau & Associates, Inc.
Owner: Advance Mortgage Company, L.L.C. Parish Council District Representative: Hon. Henry Bill

DORMANT SUBDIVISION REVIEW

TENTATIVE SUBDIVISION REVIEW

SD08-09-009

Lone Oak Park, Phase 2, Ward 8, District 14
Developer/Owner: Lone Oak Park, L.L.C. Engineer: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Ken Burkhalter

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PRELIMINARY SUBDIVISION REVIEW

SD04-05-015P3

Northpointe Business Park, Phase 3, Ward 1, District 1
Developer/Owner: Northpointe Business Park, L.L.C. Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

FINAL SUBDIVISION REVIEW

SD05-08-021F1A1

Terra Bella, Ward 1, District 1
Developer/Owner: Terra Bella Group, L.L.C. Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

SD05-06-014F

Tuscany West Estates, Ward 1, District 1
Developer/Owner: Tuscany Estates, L.L.C. Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Marty Dean

DEVELOPMENTAL AGREEMENTS

PROPOSED AMENDMENTS TO ORDINANCE 499

OLD BUSINESS

Town of Mandeville Subdivision (Resolution No. 08-010), Ward 4, District 7
(Enter the Parish Right-of-way) Unnamed and Dupre Streets
Parish Council District Representative: Hon. Albert Hamauei
(Request for time extension to complete work)

Tammany Terrace Subdivision (Resolution No. 06-199), Ward 3, District 2
(Enter the Parish Right-of-way) Lyons & Delta Streets, Eldora Avenue
Parish Council District Representative: Hon. Gary Cooper
(Request for time extension to complete work)

SD07-02-002P

Alpha Industrial Park, Ward 4, District 7
Developer/Owner: Webber Reality Holdings, L.L.C. Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Albert Hamauei
(Developer requests a one (1) year extension of preliminary subdivision approval)

NEW BUSINESS

**AGENDA
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