

**AGENDA**  
**ST. TAMMANY PARISH PLANNING COMMISSION MEETING**  
**6:00 P.M. - TUESDAY, APRIL 11, 2017**  
**ST. TAMMANY PARISH GOVERNMENT COMPLEX**  
**PARISH COUNCIL CHAMBERS**  
**21490 KOOP DRIVE, MANDEVILLE, LOUISIANA**

**DRAFT**

**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 MARCH 14, 2017 MINUTES**

**PUBLIC HEARINGS**

**ENTERING PARISH RIGHTS-OF-WAY, SERVITUDES, EASEMENTS**

Entering Parish Right-of-Way (Dixie Ranch Road & Young Drive), Ward 9, District 11  
Request to enter Parish right-of-way for the purpose of laying fiber optic cable  
Debtor: Southern Light, L.L.C. Parish Council District Representative: Hon. Steve Stefancik

Entering Parish Right-of-Way (12<sup>th</sup> Street), Ward 3, District 2  
Request to enter Parish right-of-way for the purpose of laying fiber optic cable  
Debtor: Southern Light, L.L.C. Parish Council District Representative: Hon. Dennis Sharp

Entering Parish Right-of-Way (3<sup>rd</sup> Avenue), Ward 8, District 14  
Request to enter Parish right-of-way for the purpose of laying fiber optic cable  
Debtor: Southern Light, L.L.C. Parish Council District Representative: Hon. T.J. Smith

**MINOR SUBDIVISIONS**

**2017-579-MSP**

A 11.552 acre parcel and 60' wide right-of-way into parcels A1 thru A5, Ward 4, District 5  
Owner: Warren Campagna, Jr. & Wesley Favaloro Surveyor: Randall W. Brown & Associates, Inc.  
Parish Council District Representative: Hon. Rykert Toledano  
**(POSTPONED AT THE MARCH 14, 2017 MEETING)**

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**APRIL 11, 2017**  
**MANDEVILLE, LOUISIANA**

**2017-611-MSP**

Parcel A2 into parcels A2A & A2B, Ward 4, District 5  
Owner: Lexie Melerine & Rita Stephens Surveyor: John E. Bonneau & Associates, Inc.  
Parish Council District Representative: Hon. Rykert Toledano

**2017-612-MSP**

A 127.726 acre parcel into lots 1 thru 5, Ward 10, District 6  
Owner: Hickory Estates, L.L.C. Surveyor: Kelly McHugh & Associates, Inc.  
Parish Council District Representative: Hon. Richard Tanner

**2017-613-MSP**

Parcel D1 into parcels D1A-1 thru D1A-4, Ward 1, District 1  
Owner: 3Z's Building Co., L.L.C. Surveyor: Randall W. Brown & Associates, Inc.  
Parish Council District Representative: Hon. Marty Dean

**2017-614-MSP**

Tracts A & B into Tracts A1, A2 & B1, Ward 6, District 11  
Owner: Melerine, et al. Surveyor: J.V. Burkes & Associates, Inc.  
Parish Council District Representative: Hon. Steve Stefancik

**2017-615-MSP**

A 47.74acre parcel into parcels A, B & C, Ward 2, District 3  
Owner: Bryan Burns, III Surveyor: John G. Cummings & Associates, Inc.  
Parish Council District Representative: Hon. James "Red" Thompson

**2017-616-MSP**

Parcel A & a 5.0 acre parcel into parcels A-1 thru A-5, Ward 2, District 2  
Owner: Shallow Creek Enterprises, L.L.C. Surveyor: John E. Bonneau & Associates, Inc.  
Parish Council District Representative: Hon. Dennis Sharp

**PETITIONS/REQUESTS**

**ENTERING THE TAMMANY TRACE**

**REVOCATION/CLOSINGS REVIEW**

**RESUBDIVISION REVIEW**

**DORMANT SUBDIVISION REVIEW**

**TENTATIVE SUBDIVISION REVIEW**

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APRIL 11, 2017  
MANDEVILLE, LOUISIANA**

**PRELIMINARY SUBDIVISION REVIEW**

**2017-586-PP**

Simpson Farms, Ward 3, District 3

Developer/Owner: Pruden Creek Partners, L.L.C.                      Engineer: Kelly McHugh & Associates, Inc.

Parish Council District Representative: Hon. James "Red" Thompson

**(POSTPONED AT THE MARCH 14, 2017 MEETING)**

**(THE DEVELOPER REQUESTS POSTPONEMENT UNTIL THE MAY 9, 2017 MEETING)**

**2017-605-PP**

Perrilloux Trace, Ward 1, District 4

Developer/Owner: Perrilloux Properties, L.L.C.    Engineer: Arrow Engineering & Consulting

Parish Council District Representative: Hon. Michael Lorino, Jr.

**2017-606-PP**

Jackson Court, Ward 1, District 1

Developer/Owner: 1781 Properties, L.L.C.                      Engineer: Sigma Consulting Group, Inc.

Parish Council District Representative: Hon. Marty Dean

**FINAL SUBDIVISION REVIEW**

**PROPOSED AMENDMENTS TO ORDINANCE 499**

**OLD BUSINESS**

**2016-448-MSP**

An 11.549 acre parcel into Lots 1 thru 5, Ward 3, District 3

Owner: James & Richard Core    Surveyor: John G. Cummings & Associates, Inc.

Parish Council District Representative: Hon. James "Red" Thompson

***(Request for a waiver related to the completion of drainage requirements)***

Entering Parish Right-of-Way - Resolution No. 16-057, Ward 4, District 5

6<sup>th</sup> Street, Chinchuba Subdivision

Request to enter Parish right-of-way for the purpose of gaining access to property

Parish Council District Representative: Hon. Rykert Toledano

***(Extension of Time and New Debtors)***

**NEW BUSINESS**

**ADJOURNMENT**