

**AGENDA**  
**ST. TAMMANY PARISH ZONING COMMISSION**  
**6:00 P.M. - TUESDAY, DECEMBER 7, 2010**  
**ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS**  
**KOOP DRIVE OFF OF HIGHWAY 59**  
**MANDEVILLE, LOUISIANA**

**CALL TO ORDER**

**ANNOUNCEMENTS**

**Phones and Pagers**

**Appeals**

**Speaker Card**

**Ten (10) minutes of each side and five (5) minutes for rebuttal**

**Please exit the building**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**APPROVAL OF THE MINUTES OF THE NOVEMBER 3, 2010 MEETING**

**TABLING OF CASES**

**PUBLIC HEARING**

**APPEARERS**

**ZONING CHANGE REQUEST CASES- APPLICATIONS FOR A PROPOSED CHANGE OF ZONING DISTRICT OR AMENDMENTS TO THE LAND USE ORDINANCE REQUIRING REVIEW & RECOMMENDATION OF APPROVAL BY THE ZONING COMMISSION BEFORE ACTION BY THE PARISH COUNCIL ARE AS FOLLOWS:**

**1. ZC10-08-102 staff recommends tabling for further review and analysis**

Text Change                      Ordinance Amending the St Tammany Parish Unified Development Code, Volume I (Zoning) to Add a New Zoning Classification: Section 6.07 AAO-Abita Airport Overlay.

**(Tabled from 11/3/10 Meeting)**

**2. ZC10-08-103 staff recommends tabling for further review and analysis**

Existing Zoning:              PF-1 (Public Facilities District)  
Proposed Zoning:              PF-1 (Public Facilities District) & AAO (Abita Airport Overlay District)

Acres:                              16,843 acres

Location:                        Parcel located on the south side of LA Highway 36, Sections 1, 2, 3, 4, 5, 6, 7, 8, 9 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 33, 34, & 35, Township 7 South, Range 12 East, and in Sections 32, 33, 34, 35 & 36, Township 6 South, Range 12 East, Ward 4, 6 & 10, District 6 & 7

Council District:              6 & 7

**(Tabled from 11/3/10 Meeting)**

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**3. ZC10-11-128**

Existing Zoning: A-2 (Suburban District) & NC-4 (Neighborhood Institutional District)  
Proposed Zoning: A-2 (Suburban District), NC-4 (Neighborhood Institutional District) & MHO (Manufactured Housing Overlay District)  
Acres: 6.67 acres  
Petitioner: Parish Council by Motion 9/2/10  
Location: Parcel located on the north side of US Highway 190 East, east of Mitchell, west of Military Road, S18, T9S, R15E, Ward 8, District 13  
Council District: 13

**(Tabled from 11/3/10 Meeting)**

**4. ZC10-12-138**

Existing Zoning: A-4 (Single-Family Residential District)  
Proposed Zoning: A-4 (Single Family Residential District) & MHO (Manufactured Housing Overlay District)  
Acres: 7,200 sq.ft.  
Petitioner: Dorothy Barnes  
Owner: Inez M. Toney  
Location: Parcel located on the west side of 1st Street, north of Arthur Road, south of LA Highway 36, being lot 11, Square 75, 72091 1st St. Covington, LA , S42, T6S, R11E, Ward 3, District 3  
Council District: 3

**5. ZC10-12-139**

Existing Zoning: HC-1 (Highway Commercial District)  
Proposed Zoning: A-2 (Suburban District)  
Acres: 2.76 acres  
Petitioner: Parish Council by Motion 10/7/10  
Owner: Zoning Change  
Location: Parcels located on the south side of East Banner Road, east of Banner Road, south of US Highway 190 West, S5 & 38, T9S, R14E, Ward 9, District 11  
Council District: 11

**6. ZC10-12-140**

Existing Zoning: A-2 (Suburban District)  
Proposed Zoning: A-2 (Suburban District) & MHO (Manufactured Housing Overlay District)  
Acres: 1 acre  
Petitioner: Misty Emmons  
Location: Parcel located on the south side of 1st Avenue, east of Old Spanish Trail, being lots 165 & 166, Pine Villa Subdivision, Slidell, S25, T9S, R14E, Ward 8, District 13  
Council District: 13

**7. ZC10-12-141**

Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: A-1 (Suburban District) & MHO (Manufactured Housing Overlay District)  
Acres: 0.56 acre  
Petitioner: Latanya Champagne  
Owner: Latanya Champagne  
Location: Parcel located on the west side of Achee Road, south of Tantela Ranch Road, being Lot B-3, S7, T6S, R10E, Ward 1, District 1  
Council District: 1

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8. ZC10-12-142

Existing Zoning: A-3 (Suburban District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 0.174 acre  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located on the south side of Bayou Liberty Road, west of Old Bayou Liberty Road, S9, T9S, R14E, Ward 9, District 14  
Council District: 14

9. ZC10-12-143

Existing Zoning: A-2 (Suburban District)  
Proposed Zoning: HC-1 (Highway Commercial District)  
Acres: 4.6 acres  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located on the south side of La Highway 22, east of Mitcham Street, being 1957 Highway 22 West, Madisonville, S18. T7S, R11E, Ward 1, District 1  
Council District: 1

10. ZC10-12-144

Existing Zoning: A-3 (Suburban District)  
Proposed Zoning: I-2 (Industrial District)  
Acres: 6.41 acres  
Petitioner: Jeffrey D Schoen  
Owner: Abita Brewing Co., LLC  
Location: Parcel located on the south side of La Highway 36, east of Barbee Road, being 21084 LA Highway 36, Abita Springs, S36, T6S, R11E, Ward 3, District 3  
Council District: 3

11. ZC10-12-145

Text Change Ordinance to Amend the St Tammany Parish Unified Development Code, Volume I (Zoning), Section 5.29A, MD-4 Medical Research District.

12. ZC10-12-146

Existing Zoning: A-4 (Single-Family Residential District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 1.56 acres  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located at the northwest corner of Bayou Liberty Road & West Street, S9, T9S, R14E, Ward 9, District 14  
Council District: 14

13. ZC10-12-147

Existing Zoning: A-3 (Suburban District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 1.26 acres  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located on the southwest corner of Bayou Liberty Road & Old Bayou Liberty Road, S9, T9S, R14E, Ward 9, District 14  
Council District: 14

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**14. ZC10-12-148**

Existing Zoning: A-3 (Suburban District)  
Proposed Zoning: I-2 (Industrial District)  
Acres: 7.86 acres  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located on the northeast corner of Bayou Liberty Road & East Street, S9, T9S, R14E, Ward 9, District 12 & 14  
Council District: 12 & 14

**15. ZC10-12-149**

Existing Zoning: A-3 (Suburban District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 0.16 acre  
Petitioner: Parish Council by Motion 11/4/10  
Location: Parcel located on the west side of East street, south of Sloat Road, north of Bayou Liberty Road, S9, T9S, R14E, Ward 9, District 14  
Council District: 14

**16. ZC10-12-150**

Existing Zoning: NC-4 (Neighborhood Institutional District) & NC-1 (Professional Office District)  
Proposed Zoning: NC-5 (Service and Retail District)  
Acres: 6 acres  
Petitioner: C.L. "Bucky" Meredith  
Owner: Louisiana Children Center for Research  
Location: Parcel located at the southwest corner of LA Highway 21 & Keys Road, S41, T7S, R11E, Ward 1, District 1  
Council District: 1

**OLD BUSINESS**

**1. CP08-03-043 - Use: Residential Board & Care Facility**

Zoning: R (Rural) & ID (Institutional) Districts  
Use Size: 46,000 sq.ft.  
Petitioner: Beth Gage-Oalman/BBI Architectural Services  
Owner: Alexander Milne Home for Women  
Location: Parcel located on the east side of LA Highway 21, north of Cleland Road, S5, T6S, R12E, Ward 10, District 2  
Council District: 2

**NEW BUSINESS**

**ADJOURNMENT**