

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, SEPTEMBER 2, 2014
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

ROLL CALL

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

APPROVAL OF THE MINUTES OF THE AUGUST 5, 2014 MEETING

POSTPONING 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. ZC08-01-007

Major Amendment to the PUD (Planned Unit Development Overlay)
& addition of 22.30 acres of PUD (Planned Unit Development Overlay)

Acres: 74.23 acres + adding 22.30 acres

Size: 92.610 acres

Petitioner: Gulf States Real Estate Services, L.L.C.

Owner: Versaille Land LLC & Lucky 7 Irrevocable Trust

Location: Parcel located on the north of I-12, west of Holiday Square Blvd., south of Versailles Subdivision, S15 & 16,T7S,R11E, Ward 3, District 5

Council District: 5

POSTPONED FROM 8/5/14 MEETING)

2. ZC14-08-075

Text Change Ordinance to amend the St. Tammany Parish Unified Development Code, Volume 1 (Zoning), Section 6.01 Planned Unit Development Overlay relative to Open Space & Major Amendment to the PUD

POSTPONED FROM 8/5/14 MEETING)

3. ZC14-09-076

Text Change Ordinance to amend the Code of Ordinances Appendix C, Unified Development Code, Article 2, Definitions, relative to Community Home.

4. ZC14-09-077

Text Change Ordinance to amend the Code of Ordinances, Appendix C, Unified Development Code, Article 7, Supplemental District Regulations, Section 7.06 Accessory Buildings and Structures, 7.0602 Boat Houses and Boat Slips to increase the permitted use of Boat Houses.

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5. **ZC14-09-078**
Existing Zoning: A-2 (Suburban District)
Proposed Zoning: ED-1 (Primary Education District)
Acres: 0.886 acres
Petitioner: Amanda Dean
Owner: Whitney Bank
Location: Parcel located on the south side of Hickory Drive, west of LA Highway 41, S35,T7S,R14E, Ward 6, District 11.
Council District: 11
6. **ZC14-09-079**
Existing Zoning: HC-2 (Highway Commercial District)
Proposed Zoning: HC-2A (Highway Commercial District)
Acres: 1.7 acres
Petitioner: Matt Bennett
Owner: B B Mini Storage INC
Location: Parcel located on the east side of US Highway 190, south of Kane Lane, being 7037 Highway 190, Covington, S37,T7S,R11E, Ward 4, District 5.
Council District: 5
7. **ZC14-09-080**
Existing Zoning: HC-2 (Highway Commercial District)
Proposed Zoning: I-2 (Industrial District)
Acres: 0.5770 acre
Petitioner: Vincent Ebeier
Owner: Vincent Ebeier
Location: Parcel located on the north side of Ben Thomas Road, west of US Highway 11, being 37407 Ben Thomas Road, Slidell, S34, T8S, R14E, Ward 9, District 14.
Council District: 14
8. **ZC14-09-081**
Existing Zoning: A-4 (Single-Family Residential District)
Proposed Zoning: I-2 (Industrial District)
Acres: 0.6060 acre
Petitioner: Vincent Ebeier
Owner: Vincent Ebeier
Location: Parcel located on the south side of Ben Thomas Road, west of US Highway 11, S34,T8S,R14E, Ward 9, District 14.
Council District: 14
9. **ZC14-09-082**
Existing Zoning: A-4 (Single-Family Residential District) & I-2 (Industrial District)
Proposed Zoning: I-2 (Industrial District)
Acres: 0.46 acre
Petitioner: Jack T. Hopper
Owner: Hwy 36 Industrial Park, LLC
Location: Parcel located south of Eden Street, east of Industry Park, west of Nursery Street , S36,T6S,R11E, Ward 3, District 2.
Council District: 2
10. **ZC14-09-083**
Existing Zoning: A-3 (Suburban District)
Proposed Zoning: A-3 (Suburban District) & MHO (Manufactured Housing Overlay)
Acres: 40,000 sq. ft.
Petitioner: Armand G. & Patricia P. Mendoza
Owner: Armand G. & Patricia P. Mendoza
Location: Parcel located on the east side of Trap Street, south of Francis Street, north of Bobby Jones Blvd, being lots 15 & 16, Square 16, Hillcrest Country Club , S26,T6S,R12E, Ward 6, District 10.
Council District: 10

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11. **ZC14-09-084**
Existing Zoning: A-3 (Suburban District)
Proposed Zoning: A-4A (Single-family Residential District)
Acres: 6.2 acres
Petitioner: David P. Miller
Owner: Denise Miller Young & David P. Miller
Representative: Darling Design Homes, Inc
Location: Parcel located on the north side of Destin Street, west of Albert Street, being Square 242, Town of Mandeville, S38,T8S,R11E, Ward 4, District 7.
Council District: 7
12. **ZC14-09-085**
Text Change Ordinance to amend the St. Tammany Parish Unified Development Code Volume 1 (Zoning), Section 7.01 Landscaping Regulations relative to adding a section to establish the Tree Bank Program.

OLD BUSINESS

1. **CP07-09-157PR - Use: Retail Facility over 20,000 sq. ft.**
Zoning: HC-2 (Highway Commercial) District
Use Size: 99,045 sq. ft.
Petitioner: Samuel Markovich/Acadian Properties Northshore, LLC
Owner: Samuel Markovich/Acadian Properties Northshore, LLC
Location: Parcel located on the west side of LA Highway 21, south of Cherokee Rose Lane, S46, T7S, R11E, Ward 1, District 1
Council District: 1

NEW BUSINESS

ADJOURNMENT