

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, SEPTEMBER 1, 2009
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 AUGUST 4, 2009 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. ZC09-08-021 - Text Change

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (zoning) Section 7.01 Landscape and Tree Preservation Regulations.

(TABLED FROM 8/4/09 MEETING)

2. ZC09-08-025 - Text Change

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (zoning) to add a new zoning classification Section 6.06 RO-Rural Overlay.

(TABLED FROM 8/4/09 MEETING)

3. ZC09-08-026

Existing Zoning: A-4 (Single Family-UDC) District

Proposed Zoning: I-1 (Industrial) District

Acres: 261 acres

Location: Parcel located on the south side of LA Highway 36, east of the St. Tammany Airport, S14 & 15, T7S, R12E, Ward 4, District 7

Council District: 7

4. ZC09-09-027

Existing Zoning: A-2 (Suburban) District

Proposed Zoning: PF-1 (Public Facilities) District

Acres: 10 acres

Petitioner: Richard Chabreck

Owner: First Baptist Church

Location: Parcel located at the northeast corner of LA Highway 434 & Berry Todd Road, south of I-12 , S19, T8S, R13E, Ward 7, District 7

Council District: 7

5. ZC09-09-028 Text Change

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (Zoning), Sections 5.17 NC-4 Neighborhood Institutional District 5.18 NC-5 Retail & Service District, 5.19 NC-6 Public Cultural Recreational District, 5.20 HC-1 Highway Commercial District, 5.21 HC-2 Highway Commercial District, 5.22 HC-3 Highway Commercial District, 5.23 HC-4 Highway Commercial District, 5.23A HC-5 Highway Commercial District, 5.24 I-1 Industrial District, 5.25 I-2 Industrial District, 5.26 I-3 Heavy Industrial District, 5.26A I-4 Heavy Industrial District to add the uses of Snowball Stand, Christmas Tree Sales, Fireworks Sales, Seasonal Seafood Sales, Seasonal Produce Sales as an Administrative Permit.

6. ZC09-09-029 Text Change

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (Zoning), Sections 5.01 E-1 Estate District, 5.02 E-2 Estate District, 5.03 E-3 Estate District, 5.04 E-4 Estate District, 5.05 A-1 Suburban District, 5.06 A-1-A Suburban District, 5.07 A-2 Suburban District, 5.08 A-3 Suburban District, 5.09 A-4 Single Family Residential District, 5.10 A-4-A Single Family residential District to add the use of Day Care Home as an Administrative Permit.

7. ZC09-09-030

Existing Zoning: South (CRA-1) Central Comprehensive Rezoning Area), A-4 (Single Family) District
 Proposed Zoning: A-4-A (Single Family Residential) District
 Acres: 20.5661 Acres
 Location: Parcel located on the south side of LA Highway 36, east of Otis Road, Sections 16 & 21, T7S, R13 E, Ward 6, District 6
 Council District: 6

CONDITIONAL USE PERMIT REQUEST CASES - APPLICATIONS REQUIRING REVIEW AND APPROVAL OF THE USE BY THE ZONING COMMISSION BEFORE ISSUANCE OF A PERMIT ARE AS FOLLOWS:

1. CP09-08-070 - Use: Telecommunication Equipment

Zoning: A-4 (Single Family Residential) District
 Use Size: 800 sq.ft.
 Petitioner: AT&T LA / Linda Meiners
 Owner: Marks' Lake, Inc. (Cindy Latter)
 Location: Parcel located on the west side of Moonraker Drive, south of Eden Isles Drive, being Lot 320-A, Moonraker S/D, Phase 3-A-A, S32,T9S,R14E, Ward 9, District 13
 Council District: 13

(TABLED FROM 8/4/09 MEETING)

2. CP09-09-073 - Use: School Expansion

Zoning: A-3 (Suburban) District
 Use Size: 4,800 sq.ft.
 Petitioner: David Kaufmann, Jr
 Owner: Slidell Bible Chapel
 Location: Parcel located on the northeast corner of Pearl Street & Ruby Street, being lots 5 & 6, Square 10, Pearl Acres Subdivision, S6, T9S, R15E, Ward 8, District 8
 Council District: 8

3. CP09-09-074 - Use: Church

Zoning: SA (Suburban Agricultural) District
 Use Size: 14,000 sq.ft.
 Petitioner: Covenant Christian Church c/o Jeffrey D Shoen
 Owner: Norman H. Voelkel
 Location: Parcel located on the north side of LA Highway 1085, across from Shady Lake Drive, S2, T7S, R10E, Ward 1, District 1
 Council District: 1

4. CP09-09-075 - Use: Elementary School

Zoning: ID (Institutional) District
 Use Size: 107,000 sq.ft.
 Petitioner: St Tammany Parish School Board/ Jeff Schoen
 Owner: St Tammany Parish School Board/Gayle Sloan
 Location: Parcel located on the west side of Pine Creek Blvd and on the east side of Perrilloux Road, north of LA Highway 22, S42, T7S, R10E, Ward 1, District 1
 Council District: 1

5. CP09-09-076 - Use: Telecommunication Cabinet

Zoning: A-3 (Suburban) District
Use Size: 80 sq.ft.
Petitioner: AT & T- Konni Waltrip
Owner: Mohammad Rezai
Location: Parcel Located on the south side of Rue Royal, being lot 125, French Branch Estates, being 160 Rue Royal, Slidell , S7, T9S, R15E, Ward 8, District 13
Council District: 13

6. CP09-09-077 - Use: Mobile Home

Zoning: SA (Suburban Agricultural) District
Use Size: 2,435 sq.ft.
Petitioner: Batholomew M. & Patricia B. Palmisano
Owner: Bartholomew M. & Patricia B. Palmisano
Location: Parcel located on the south side of Major Lane, east of Green Valley Road, S10, T6S, R10E, Ward 3, District 3
Council District: 3

7. CP09-09-078 - Use: Mobile Home

Zoning: SA (Suburban Agricultural) District
Use Size: 1,128 SF
Petitioner: Joseph W. Sheridan
Owner: Joseph W. Sheridan
Location: Parcel located on the south side of Fairview Drive, north of LA Highway 22, being 140 Fairview Drive, Madisonville, S54, T7S, R11E, Ward 4, District 4
Council District: 4

8. CP09-09-079 - Use: Mobile Home

Zoning: SA (Suburban Agricultural) District
Use Size: 996 sq.ft.
Petitioner: Mr & Mrs Glenn C Bunch
Owner: Mr & Mrs Glenn C Bunch
Location: Parcel located on the south side of Davis Landing Road, east of Tulip Drive, River Gardens Subdivision, S29, T8S, R15E, Ward 8, District 9
Council District: 9

9. CP07-12-211 - Use: Addition to Existing Church

Zoning: SA (Suburban Agricultural) District
Use Size: 17,500 sq.ft.
Petitioner: Loyd Galloway
Owner: New Zion Baptist Church
Location: Parcel located on the west side of LA Highway 40, north of New Zion Baptist Church Road, S17, T5S, R11E, Ward 2, District 2
Council District: 2

OLD BUSINESS

1. CP08-08-136 - Use: Mobile Home

Zoning: A-3 (Suburban) District
Use Size: 1563 sq.ft.
Petitioner: Joy Shackelford
Owner: Joy Shackelford
Location: Parcel located at the end of Shackelford Road, north of Florien Road, S38, T9S, R14E, Ward 9, District 11
Council District: 11

NEW BUSINESS

ADJOURNMENT