

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. - TUESDAY, MAY 03, 2016
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 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 MINUTES FOR THE APRIL 5, 2016 MEETING

POSTPONING OF CASES

PUBLIC HEARINGS

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. 2016-147-ZC**
Existing Zoning: CB-1 (Community Based Facilities District) & RO (Rural Overlay) & A-2 (Suburban District)
Proposed Zoning: A-2 (Suburban District) & NC-6 (Public, Cultural and Recreational District)
Acres: 4,547 acres
Petitioner: Council Motion
Owner: Chuck & Candice Hickman
Location: Parcel located on the south side of Galatas Road, west of C.S. Owens Road, S14, T7S, R10E, Ward 1, District 1
Council District: 1
POSTPONED FROM 03/01/2016 MEETING
- 2. ZC04-04-032**
Existing Zoning: Major Amendment to the PUD (Planned Unit Development Overlay)
Acres: 32 acres
Petitioner: Penn Mill Place LLC
Owner: Penn Mill Place LLC
Location: Parcel located on the west side of Penn Mill Road, north of US Highway 190, S25, T6S, R10E & S30, T6S, R11E, Ward 3, District 3
Council District: 3

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. - TUESDAY, MAY 03, 2016
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

- 3. 2016-197-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: A-3 Suburban District & MHO Manufactured Housing Overlay
Acres: 0.5 acres
Petitioner: Judith L. Primes
Owner: Calvin A. Klein
Location: Parcel located on the north side of Ball Street, west of Iron Street,
 being lot 6A, Square 15, Hillcrest Country Club Estates
 No. 2, S27, T6S, R12E, Ward 10, District 6

Council District: 6

- 4. 2016-199-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: A-3 Suburban District & MHO Manufactured Housing Overlay
Acres: 0.5 acres
Petitioner: Judith L. Primes
Owner: Calvin A. Klein
Location: Parcel located on the west side of Niblick Street, north of Hook
 Street, being Lot 4, Square 21, Hillcrest Country Club Estates
 No. 2, S27, T6S, R12E, Ward 10, District 6

Council District: 6

- 5. 2016-204-ZC**
Existing Zoning: A-2 Suburban District
Proposed Zoning: A-2 Suburban District & MHO Manufactured Housing Overlay
Acres: 1.984 acres
Petitioner: David Ducre
Owner: David Ducre & Delmoryce May
Location: Parcel located on the west side of North Oaklawn Drive, north of
 US Highway 190, south of Erindale Drive, being lot 337-B, North
 Oaklawn Subdivision, 61103 N. Oaklawn Drive, Lacombe
 S39, T8S, R13E, Ward 7, District 7

Council District: 7

- 6. 2016-209-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: HC-2 Highway Commercial District
Acres: 1.84 acres
Petitioner: Rene' E. Thorne
Owner: Gerardine Prieto
Location: Parcel located on the east side of LA Highway 59, south of Lotus
 Street, north of Viola Street, S1, T8S, R11E, Ward 4, District 5

Council District: 5

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. - TUESDAY, MAY 03, 2016
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

7. **2016-210-ZC**
Existing Zoning: I-2 Industrial District
Proposed Zoning: HC-2 Highway Commercial District
Acres: 6.094 acres
Petitioner: Leon A. Licciardi
Owner: Licciardi Hwy. 59, L.L.C.
Location: Parcel located on the west side of LA Highway 59, south of Marion Lane, north of Koop Drive, S24, T7S, R11E, Ward 4, District 5

Council District: 5
8. **2016-211-ZC**
Existing Zoning: A-2 Suburban District
Proposed Zoning: A-3 Suburban District
Acres: 1.04 acres
Petitioner: Peter & Tammy Rudesill
Owner: Tamp Construction, INC
Location: Parcel located on the west side of Smith Road, north of Pine Street Extension, south of Rhonda Road, being 65059 Smith Road, Pearl River, S10, T8S, R14E, Ward 8, District 11

Council District: 11
9. **2016-212-ZC**
Existing Zoning: PUD Planned Unit Development Overlay & HC-2 Highway Commercial District
Proposed Zoning: NC-1 Professional Office District
Acres: 6.403 acres
Petitioner: Leroy Laporte
Owner: Fairway Garden Homes, L.L.C.
Location: Parcel located on the east side of East US Highway 190 Service Road, north of Judge Tanner Blvd, Fairway Garden Homes Subdivision, S37, T7S, R11E, Ward 4, District 5

Council District: 5
10. **2016-213-ZC**
Existing Zoning: A-1 Suburban District
Proposed Zoning: A-1 Suburban District & MHO Manufactured Housing Overlay
Acres: 1.33 acres
Petitioner: Council Motion
Owner: Sandra Lloyd
Location: Parcel located on the northeast corner of Honeysuckle Estates Loop, north of Million Dollar Road, being Lot 1, Honeysuckle Estates, S30, T5S, R11E, Ward 2, District 6

Council District: 6

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. - TUESDAY, MAY 03, 2016
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

- 11. 2016-219-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: A-3 Suburban District & MHO Manufactured Housing Overlay
Acres: 22,000 sq.ft.
Petitioner: Jairon Arnulfo Rivera Rosales & Olga Maribel Hernandez
Owner: Jairon Arnulfo Rivera Rosales & Olga Maribel Hernandez
Location: Parcel located on the west side of Niblick Street, south of Ace Street, north of Flight Street, being lot 4, Square 10, Hillcrest Country Club Estates Add No. 2, S27, T6S, R12E, Ward 10, District 6
Council District: 6
- 12. 2016-223-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: HC-1 Highway Commercial District
Acres: 5.9 acres
Petitioner: Paul J. Mayronne
Owner: Loyal Investment Corporation - Jane M. Gisevius
Location: Parcel located on the east side of LA Highway 59, north of Viola Street, south of Horace Road, S1, T8S, R11E, Ward 4, District 5
Council District: 5
- 13. 2016-227-ZC**
Existing Zoning: A-3 Suburban District
Proposed Zoning: A-3 Suburban District & MHO Manufactured Housing Overlay
Acres: 20,000 sq.ft.
Petitioner: Heidi Blount
Owner: Christina Marie Froeba
Location: Parcel located on the north side of Bobby Jones Blvd, east of Trap Street, west of Green Street, being lot 12, square 42, Hillcrest Country Club Subdivision, S26, T6S, R12E, Ward 6, District 6
Council District: 6
- 14. 2016-228-ZC**
Existing Zoning: A-2 Suburban District
Proposed Zoning: A-3 Suburban District
Acres: 1.68 acres
Petitioner: Shaun Sharpe
Owner: Linda F. Sharpe
Location: Parcel located on the southeast intersection of Galatas Road, south of Revere Road, west of C.S. Owens Road, being 247 Galatas Road, Madisonville, S14, T7S, R10E, Ward 1, District 1
Council District: 1

AGENDA

ST. TAMMANY PARISH ZONING COMMISSION MEETING

6:00 P.M. - TUESDAY, MAY 03, 2016

ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS

KOOP DRIVE OFF OF HIGHWAY 59

MANDEVILLE, LOUISIANA

15. 2016-229-ZC

Existing Zoning: A-3 Suburban District
Proposed Zoning: A-3 Suburban District & MHO Manufactured Housing Overlay
Acres: 0.97 acres
Petitioner: Michael Rotherham
Owner: Shane Boucher
Location: Parcel located on the southwest corner of Hillcrest Blvd & Ace Street, being lots 1 & 2, Square 3, Hillcrest Country Club, S26 & 27, T6S, R12E, Ward 6 & 10, 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:

16. CP07-06-096PR - Use: Commercial Building - Variance Request

Zoning: HC-2 (Highway Commercial) District
Use Size: 9.47 acres
Petitioner: Duplantis Design Group/ Thomas Buckel
Owner: 3Z's Building Company, LLC
Location: Parcel located on the west side of LA Highway 21, north Ochsner Boulevard; S47, T7S, R11E; Ward 1, District 1

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

