



DEPARTMENT OF PLANNING
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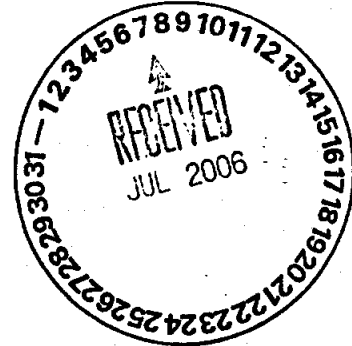
Kevin Davis
 Parish President

Appeal 9

THE PETITIONER OR ANY AGGRIEVED PERSON HAS TEN (10) DAYS TO APPEAL THE DECISION OF THE ZONING COMMISSION. APPEALS MUST BE FILED WITH THE ST. TAMMANY PARISH DEPARTMENT OF PLANNING. A COPY OF THE APPEAL REQUEST IS PROVIDED BELOW.

APPEAL REQUEST

DATE: 07/07/06



CP06-07-126 - Use: Mobile Home

Zoning: SA (Suburban Agricultural) District
 Use Size: 2432 sq. ft.
 Petitioner: Patrick Burke, III
 Owner: Patrick Burke, III
 Location: Parcel located on the south side of Washington Street, east of 20th Street, being lot 1A, Square 129, Subdivision of Lacombe Park, S40, T8S, R12E, Ward 7, District 7
 Council District: 7

We are hereby appealing to the St. Tammany Parish Council at its next appropriate regular scheduled meeting on the above referenced matter of an adverse decision of the St. Tammany Parish Zoning Commission.

This letter shall serve as official notice to put the above referenced matter on the Parish Council agenda.

Sincerely,

PLEASE PRINT NAME, MAILING ADDRESS AND PHONE NUMBER BELOW
 SIGNATURE

Patrick V. Burke

(SIGNATURE)

Patrick V. Burke

27455 Charlotte St

Lacombe, LA 70445

PHONE #: (985) 882-9584 or 231-8756

CONDITIONAL USE PERMIT STAFF REPORT

Date: June 26, 2006
CASE NO.: CP06-07-126
Posted: 06/20/06

Meeting Date: July 5, 2006
Determination: Denied

PETITIONER: Patrick Burke, III
OWNER: Patrick Burke, III
PROPOSED USE: Mobile Home
PREVIOUS/CURRENT USE: vacant
SQ. FT. OF USE: 2432 sq. ft.
GROSS AREA LOT SIZE: 28,000 sq. ft.
ZONING CLASSIFICATION: SA (Suburban Agricultural) District
LOCATION: Parcel located on the south side of Washington Street, east of 20th Street, being lot 1A, Square 129, Subdivision of Lacombe Park; S40, T8S, R12E; Ward 7, District 7

SITE ASSESSMENT

ACCESS ROAD INFORMATION

Type: Parish

Road Surface: 2 lane asphalt

Condition: Good

LAND USE CONSIDERATIONS

Surrounding Land Use and Zoning:

<u>Direction</u>	<u>Land Use</u>
North	Residential
South	Vacant
East	Residential
West	Vacant

Zoning

SA (Suburban Agriculture) District
SA (Suburban Agriculture) District
SA (Suburban Agriculture) District
SA (Suburban Agriculture) District

Existing development? No

Multi occupancy development? No

STAFF COMMENTS:

Petitioner is requesting a Conditional Use permit for a Mobile Home. The site is located on the south side of Washington Street, east of 20th Street, being lot 1A, Square 129, Subdivision of Lacombe Park. The site plan submitted meets the Parish setback requirements.

STAFF RECOMMENDATIONS:

The staff recommends approve of this proposal, subject to all applicable regulations and the following conditions:

1. CP is not transferrable (if the property is transferred, the mobile home must be removed).
2. Provide skirt around mobile home.
3. The mobile home shall be attached to and installed on a permanent foundation.
4. The exterior shall be compatible to the surrounding housing withing 300' on both sides of the street or road and all abutting property.
5. Note that the lots must be resubdivided into one lot.

NOTE TO PETITIONER

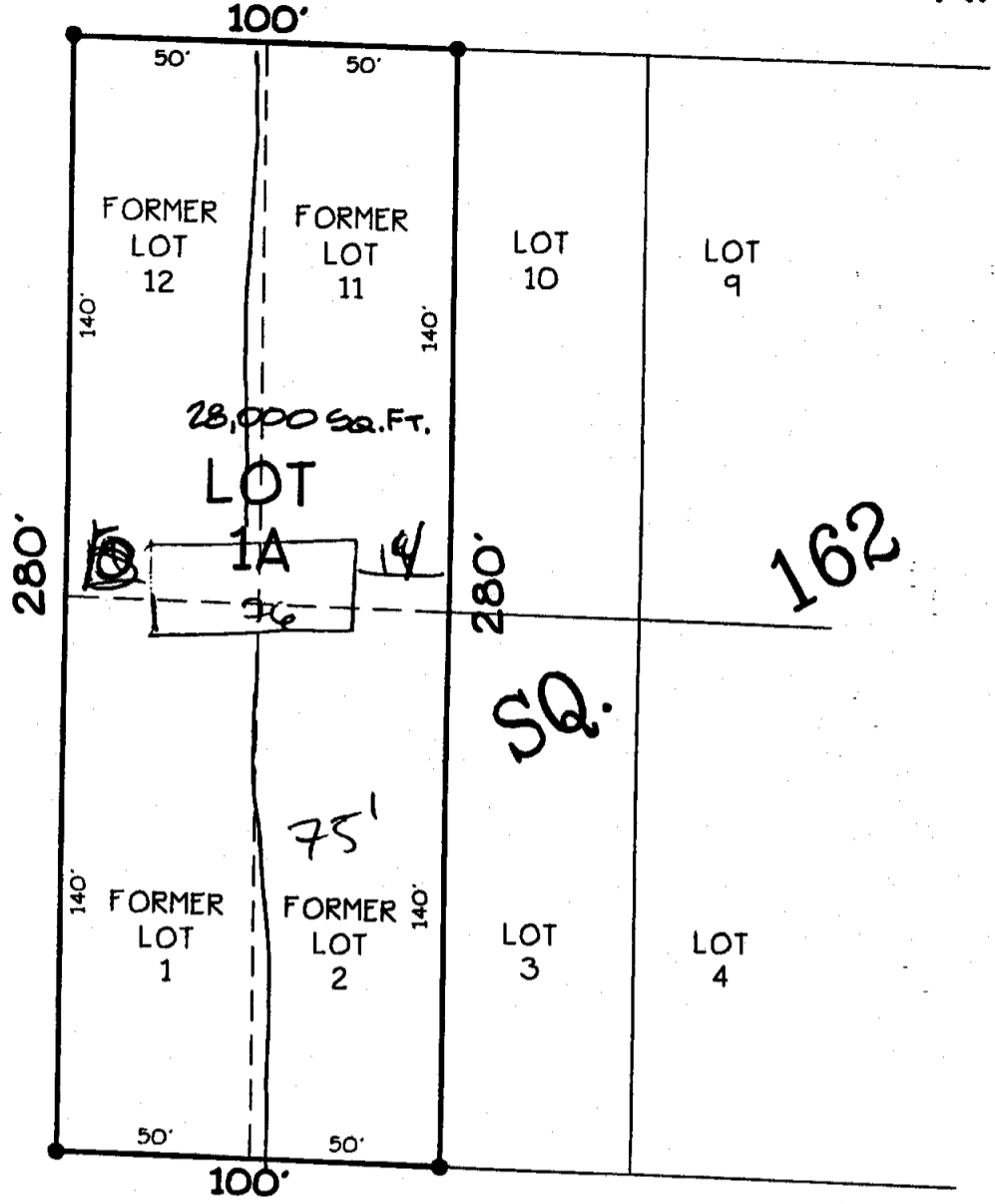
There is a 10 day appeals period following the Zoning Commission decision. If the request is approved, permits will not be issued until this 10 day period has elapsed. The petitioner shall have one year to obtain the appropriate building permits or occupy the site from the date of approval of the St. Tammany Parish Zoning Commission, unless otherwise stipulated by the St. Tammany Parish Zoning Commission.

CY06-07-126

(NOT CONSTRUCTED) JEFFERSON STREET R/W



19TH STREET R/W
(NOT CONSTRUCTED)



WASHINGTON STREET R/W

APPROVED:

SECRETARY PARISH PLANNING COMMISSION

PARISH ENGINEER

CLERK OF COURT

DATE FILED FILE NO.

Note: I have consulted the Federal Insurance Administration Flood Hazard Boundary Maps and found the property described IS NOT located in a special flood hazard area, it is located in Flood Zone C.

FIRM Panel# 225205 0380 C Rev. 4-2-1991

Resubdivision of
 LOTS 1, 2, 11 AND 12 * SQUARE 162
 THE SUBDIVISION OF LACOMBE PARK
 SECTION 40, TOWNSHIP 8 SOUTH - RANGE 12 EAST
 ST. TAMMANY PARISH, LOUISIANA
 INTO
 LOT 1A

THE SERVICES AND RESTRICTIONS SHOWN ON THIS SURVEY ARE LIMITED TO THOSE SET FORTH IN THE DESCRIPTION FURNISHED US AND THERE IS NO REPRESENTATION THAT ALL APPLICABLE SERVICES AND RESTRICTIONS ARE SHOWN HEREON. THE SURVEYOR HAS MADE NO TITLE SEARCH OR PUBLIC RECORD SEARCH IN COMPILING THE DATA FOR THIS SURVEY

SURVEYED IN ACCORDANCE WITH THE LOUISIANA "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS C SURVEY.

Randall W. Brown, P.L.S.
 Professional Land Surveyor
 LA Registration No. 04586

Randall W. Brown & Associates, Inc.
 Professional Land Surveyors
 Planners • Consultants
 228 W. Causeway App. Mandeville, LA 70448
 (985) 624-5368 FAX (985) 624-5309

Date: FEBRUARY 20, 2001
 Survey No. 06583
 Project No. (CR5)
 Scale: 1" = 50' ±
 Drawn By: M.F.H.
 Revised:

2:\06Survey\06583.dwg
Copyright: 2006 - Randall W. Brown & Associates, Inc.

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