



DEPARTMENT OF PLANNING
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Kevin Davis
 Parish President

#5

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: 10/10/08

(Reference Case Number)

CP08-10-167

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

Warren C. Frank
 (SIGNATURE)

Warren C. Frank

148 Ned Ave

Slidell, LA 70460

PHONE #: 985-847-1862 / 985-643-4629

RECEIVED

OCT 10 2008

PLANNING
 DEPT.

CP08-10-167 - Use: Mobile Home

Zoning: A-2 (Suburban) District

Use Size: 1280 Sq F

Petitioner: Melanie Buras

Owner: Daniel G Bauer

Location: Parcel located on the north side of Ned Avenue, east of Sunrise Street, being lot 36, Chateau Estates Subdivision, S40, T9S, R13E, Ward 9, District 11

Council District: 11

CONDITIONAL USE PERMIT STAFF REPORT

Date: September 29, 2008
CASE NO.: CP08-10-167
Posted: September 12, 2008

Meeting Date: October 7, 2008
Determination: Approved with staff comments for 2 years

PETITIONER: Melanie Buras
OWNER: Daniel G. Bauer
PROPOSED USE: Mobile Home
PREVIOUS/CURRENT USE: Vacant
SQ. FT. OF USE: 1,280 sq. ft.
GROSS AREA LOT SIZE: 1.25 acres
ZONING CLASSIFICATION: A-2 (Suburban) District
LOCATION: Parcel is located on the north side of Ned Avenue, east of Sunrise Street, being lot 36, Chateau Estates Subdivision; S40, T9S, R13E ; Ward 9, District 11

SITE ASSESSMENT

ACCESS ROAD INFORMATION
Type: Parish Rd.

Road Surface: Asphalt

Condition: Fair

LAND USE CONSIDERATIONS

Surrounding Land Use and Zoning:

<u>Direction</u>	<u>Land Use</u>	<u>Zoning</u>
North	Undeveloped	A-2 (Suburban District)
South	Undeveloped	A-2 (Suburban District)
East	Residential	A-2 (Suburban District)
West	Residential	A-2 (Suburban 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 north side of Ned Avenue, east of Sunrise Street, being lot 36, Chateau Estates Subdivision. The area is mostly undeveloped with a FEMA mobile home to the west and a single family home to the east. The setback information provided meet the Parish requirements.

STAFF RECOMMENDATIONS:

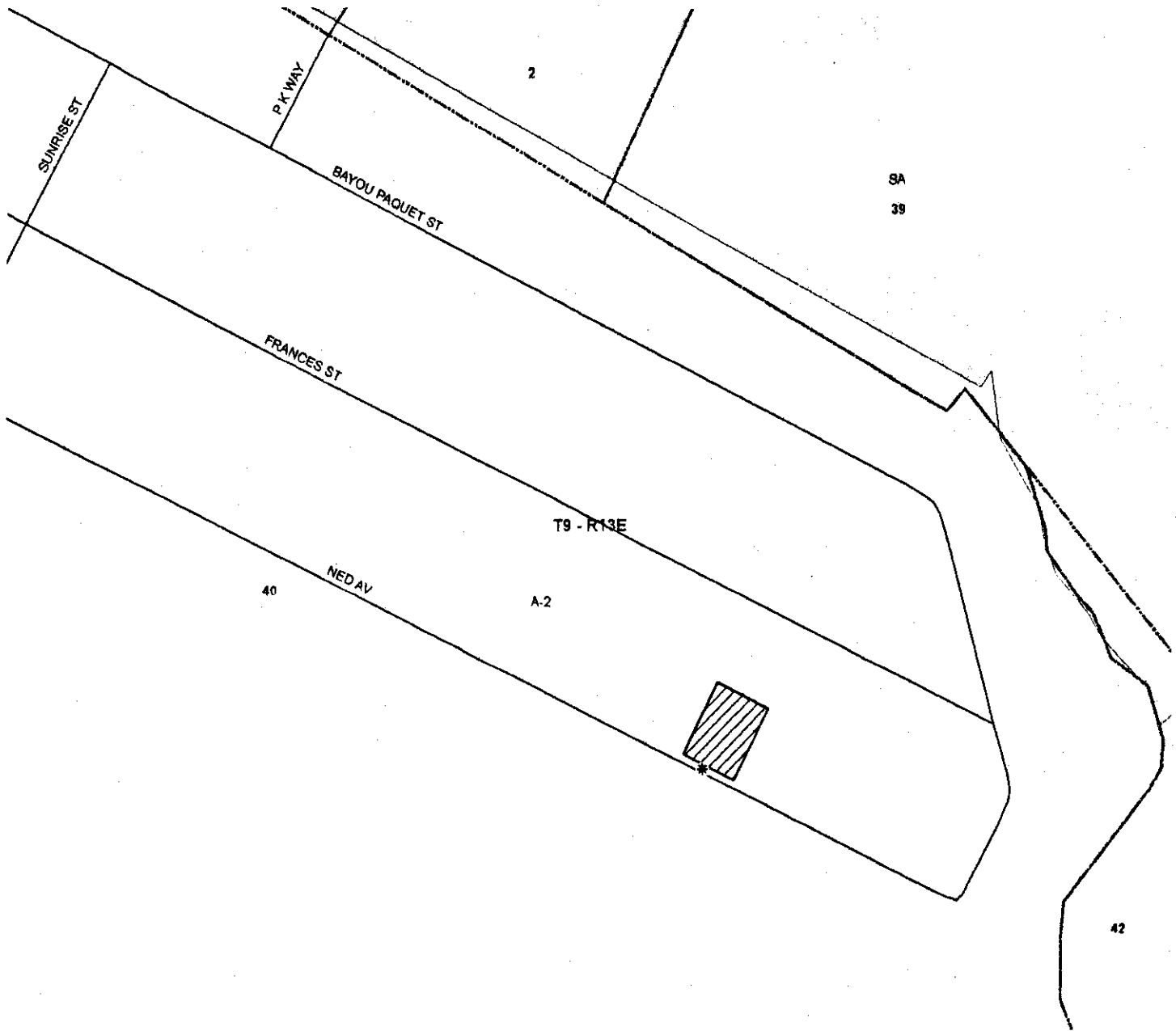
The staff recommends approval of this proposal, subject to all applicable regulations and the following conditions:

1. Approved for a period of 2 years.
2. CP is not transferrable (if the property is transferred, the mobile home must be removed or new owner must apply for CP).
3. Provide skirt around mobile home.
4. The mobile home shall be attached to and installed on a permanent foundation.
5. The exterior shall be compatible to the surrounding housing within 300' on both sides of the street or road and all abutting property.

NOTE TO PETITIONER

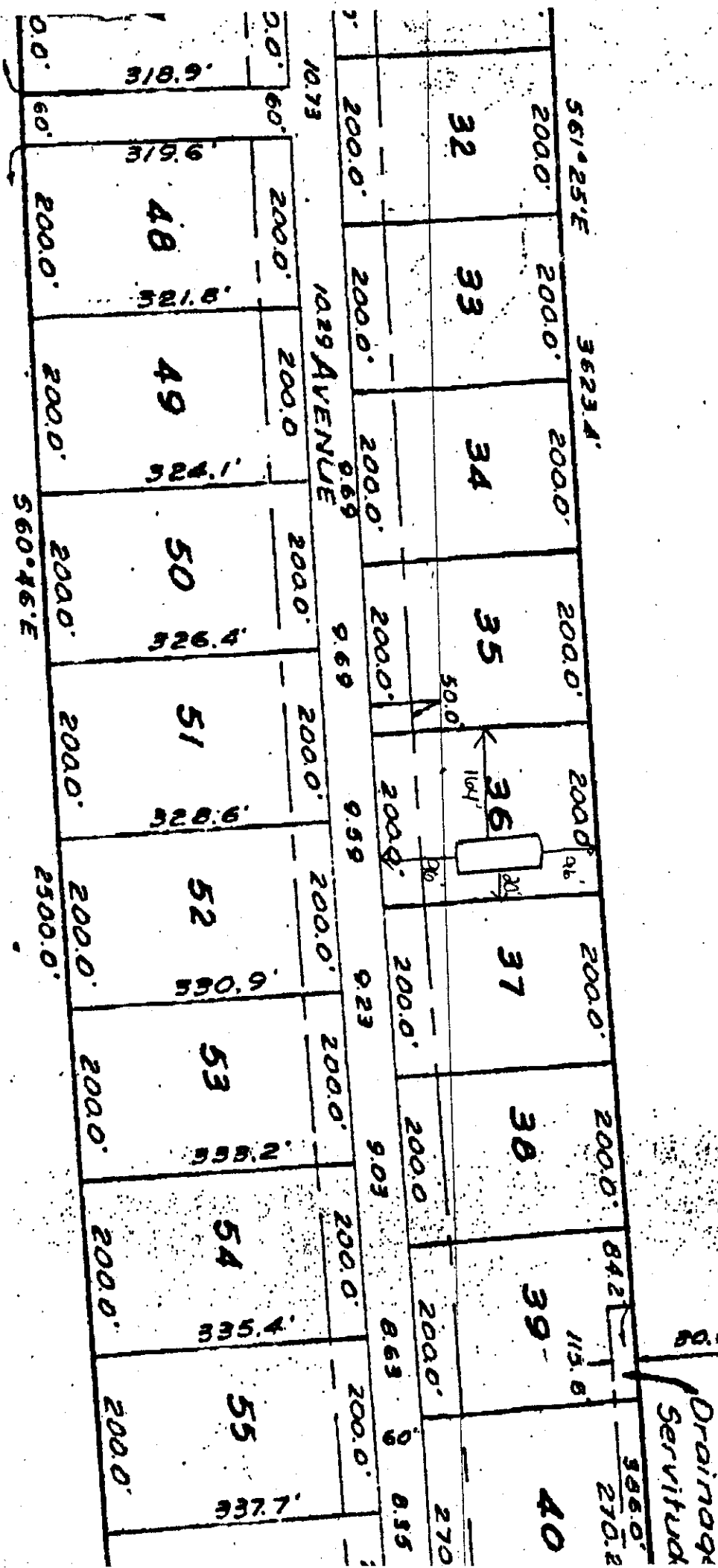
There is a 10-day appeals period following the Zoning Commission decision. If the request is approved, permits will not be issued until this 10-day period has elapsed. The petitioner shall have one year to obtain the appropriate building permits or occupy the site from the date of approval of the St.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

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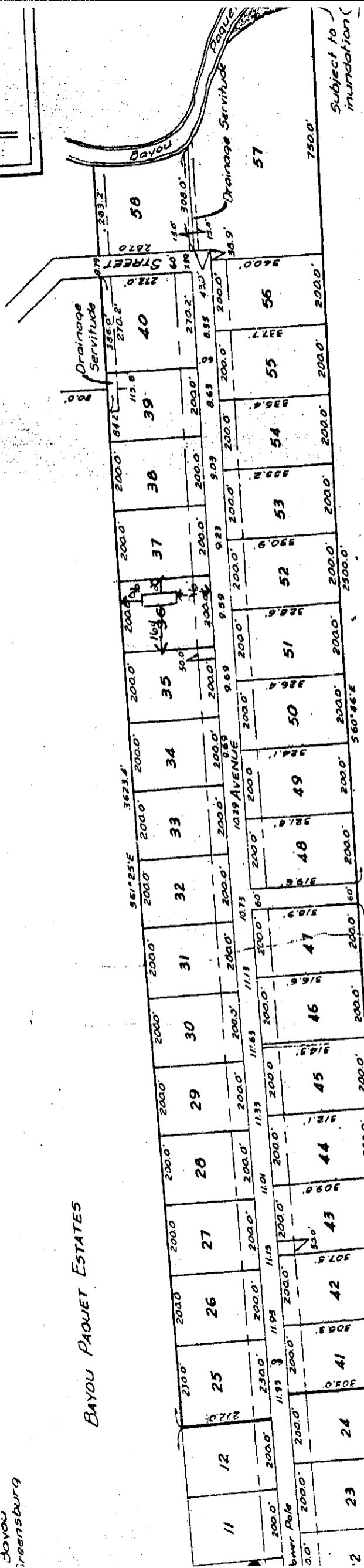
* Indicates location where property was posted

St. Tammany Clerk of Court - File#538A - MAPS MAY NOT PRINT TO SCALE



Edwards & Kellogg

Copy of
 St. Tammany Clerk of Court - File#538A - MAPS MAY NOT PRINT TO SCALE
 Bayou
 Greensburg



Subject to
 inundation

PHASE TWO

Undeveloped

pipeline R/W.

RESTRICTIONS

1. All lots shall be used for residential
2. No building shall be located on nearer than 10 feet to an interior
3. No dwelling may be occupied by approved by the Louisiana State
4. Construction of any nature is
5. No noxious or offensive activity be done thereon which may or neighborhood particularly th
6. No lot shall be used or maintained

CHATEAU ESTATES

SUBDIVISION