



APPEAL # 2

ST. TAMMANY PAR PC APPROVED: 02/08/22

MICHAEL B. COOPER
PARISH PRESIDENT

A PETITIONER OR ANY AGGRIEVED PROPERTY OWNER HAS TEN (10) DAYS IN WHICH TO FILE AN APPEAL REGARDING A DECISION OF THE PLANNING COMMISSION. APPEALS MUST BE FILED WITH THE ST. TAMMANY PARISH DEPARTMENT OF DEVELOPMENT ON OR BEFORE THE TENTH DAY.

(NOTE: FINAL SUBDIVISION APPROVAL CANNOT BE APPEALED EXCEPT BY THE DEVELOPER)

APPEAL REQUEST LETTER

DATE:

TO: ST. TAMMANY PARISH COUNCIL

FROM:

RE: AGGRIEVED BY DECISION MADE BY THE ST. TAMMANY PARISH PLANNING COMMISSION

I, Aaron Tuohy, hereby request that the St. Tammany Parish Council review the below mentioned case and consider reversing the decision made by the St. Tammany Parish Planning Commission at their 2-8-22 meeting.

The case for which I am aggrieved by, as depicted on the docket of the Planning Commission is as follows:

1. 2022-2723-MRP

Resubdivision of Lots 1-68 into Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 & 11, Square 23, The Northern Division of The Birg Boulevard

Owner & Representative: Mark & Kasey, LLC – Mark Hosch

Surveyor: John G. Cummings & Associates

Parish Council District Representative: Hon. Rykert O. Toledano, Jr.

General Location: The property is located on the northeast side of North Street & 11th Avenue, Covington, Louisiana. Ward 3, District 5

I therefore, respectfully request that the St. Tammany Parish Council consider my appeal at their next appropriate regularly scheduled meeting.

This letter shall suffice as official notice to be placed on the docket of the next appropriate regularly scheduled meeting of the St. Tammany Parish Council; whereby, I shall give truthful testimony and present evidence to support my appeal request.

(PLEASE PRINT THE FOLLOWING INFORMATION)

APPELLANT(S) NAME: Aaron Tuohy

ASSOCIATION TO CASE (PLEASE CHECK ONE): Developer ☐ Neighbor ☒ Group

MAILING ADDRESS:

70178 Eike St.

CITY: Abita Springs STATE: LA ZIP: 70420 PHONE NO: 504 621 6613

SIGNATURE: Aaron Tuohy

XC: ALL ST. TAMMANY PARISH PLANNING COMMISSIONERS



ST. TAMMANY PARISH
MICHAEL B. COOPER
PARISH PRESIDENT



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(NOTE: FINAL SUBDIVISION APPROVAL CANNOT BE APPEALED EXCEPT BY THE DEVELOPER)

REQUIRE
APPEAL REQUEST LETTER

DATE: February 16, 2022

TO: ST. TAMMANY PARISH COUNCIL

FROM: : Nicholas - Henry; house of LoCicero; Beneficiary:

RE: AGGRIEVED BY DECISION MADE BY THE ST. TAMMANY PARISH PLANNING COMMISSION

I, : Nicholas - Henry; LoCicero, hereby ^{require} request that the St. Tammany Parish Council review the below mentioned case and consider reversing the decision made by the St. Tammany Parish Planning Commission at their 2-8-2022 meeting.

The case for which I am aggrieved by, as depicted on the docket of the Planning Commission is as follows:

9 2022-2711-MRP

12 2022-2723-MRP

I, ^{require} therefore, respectfully request that the St. Tammany Parish Council consider my appeal at their next appropriate regularly scheduled meeting.

This letter shall suffice as official notice to be placed on the docket of the next appropriate regularly scheduled meeting of the St. Tammany Parish Council; whereby, I shall give truthful testimony and present evidence to support my appeal request. ^{Required appeal.}

(PLEASE PRINT THE FOLLOWING INFORMATION)

APPELLANT'S NAME: : Nicholas - Henry; LoCicero

ASSOCIATION TO CASE (PLEASE CHECK ONE): Developer ☐ Neighbor ☐ Group ☒

ADDRESS: 70225 Galch street

CITY: Abita Springs STATE: Louisiana [70420] ZIP: 70420 PHONE NO: 809 2075

SIGNATURE: : Nicholas - Henry; LoCicero; Beneficiary:
without prejudice ucc 1-308

XC: ALL ST. TAMMANY PARISH PLANNING COMMISSIONERS

RESUBDIVISION STAFF ANALYSIS REPORT
(As of February 1, 2022)
Meeting Date: February 8, 2022

CASE FILE NO: 2022-2723-MRP

NAME OF SUBDIVISION: The Northern Division of The Birg Boulevard

LOTS BEING DIVIDED: Lots 1-68 into Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 & 11, Square 23

SECTION: 12

WARD: 3

TOWNSHIP: 7 South

PARISH COUNCIL DISTRICT: 5

RANGE: 11 East

PROPERTY LOCATION: The property is located on the northeast side of North Street & 11th Avenue, Covington, Louisiana

ZONING: A-4 Single-Family Residential District

PROPERTY OWNER: Mark & Kasey, LLC – Mark Hosch

STAFF COMMENTARY:

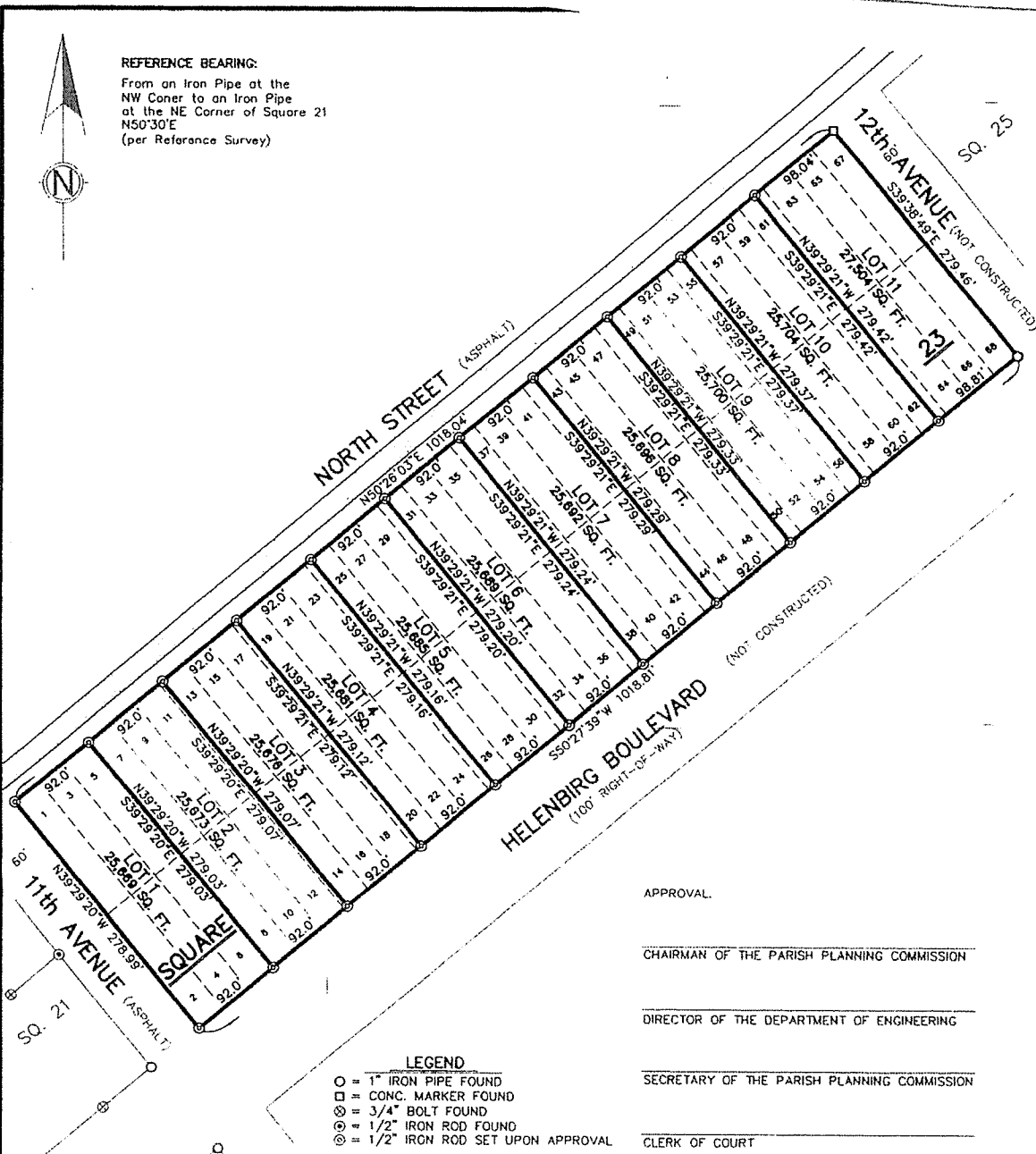
Department of Planning & Development and Department of Engineering

The owner is requesting to create eleven (11) lots – lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 & 11. The public hearing is required considering that:

- The proposal involves the creation/adjustment of more than five (5) lots.

The request shall be subject to the above and below comments:

- The title block should read as follow: Resubdivision of ~~Square 23~~ **Lots 1-68** into Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 & 11, Square 23
- As per 911 Communication District, the survey should be amended as follow SHOULD SHOW **'HELENBIRG RD'** instead of "HELENBIRG BLVD"



LEGEND
○ = 1" IRON PIPE FOUND
□ = CONC. MARKER FOUND
⊗ = 3/4" BOLT FOUND
⊙ = 1/2" IRON ROD FOUND
⊕ = 1/2" IRON ROD SET UPON APPROVAL

NOTES:
1. This property is located in Flood Zone C, per F.E.M.A. Map No. 225205 0235 C, dated October 17, 1989.
2. Building Setback Lines must be determined by the St. Tammany Parish Planning Department

REFERENCE SURVEY:
Plat of Northern Division of The Birg Boulevard by Howard Burns, Surveyor, dated March 1910, filed in the St. Tammany Parish Clerk of Court Map File No. 188B.

503 N. JEFFERSON AVENUE COVINGTON, LA 70433		JOHN G. CUMMINGS & ASSOCIATES PROFESSIONAL LAND SURVEYORS		PHONE (985) 892-1549 FAX (985) 892-9250
PLAT PREPARED FOR: MARK & KASEY, LLC.				
SHOWING A SURVEY OF: RESUBDIVISION OF SQUARE 23 INTO LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 & 11, SQUARE 23, THE NORTHERN DIVISION OF THE BIRG BOULEVARD, LOCATED IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 11 EAST, ST. TAMMANY PARISH, LOUISIANA.				
THIS PLAT REPRESENTS A PHYSICAL SURVEY MADE ON THE GROUND BY ME, OR THOSE UNDER MY DIRECTION, AND IS IN ACCORDANCE WITH THE APPLICABLE STANDARDS OF PRACTICE AND BEARS A CLASS C SURVEY.		 PROFESSIONAL LAND SURVEYOR		
SCALE: 1" = 100'	JOB NO. 22003-RS	DATE: 01/11/2022	REVISED:	

