

APPEAL # 2



ZC APPROVED: 10/2/18

ST. TAMMANY PARISH
PATRICIA P. BRISTER
PARISH PRESIDENT

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: 10-11-18

Case Number: 2018-1091-ZC

TEXT CHANGE

AN ORDINANCE TO AMEND CHAPTER 130 OF THE ST. TAMMANY PARISH UNIFIED DEVELOPMENT CODE, TO ADD BREWERY OR DISTILLERY WITH TOURS, SPECIFICALLY SECTION 130-S DEFINITIONS AND TO SECTIONS: 130-1075 I-2 INDUSTRIAL DISTRICT ADMINISTRATIVE PERMITS, 130-1108 I-3 HEAVY INDUSTRIAL DISTRICT, 130-1130 I-4 HEAVY INDUSTRIAL DISTRICT ADMINISTRATIVE PERMITS AND 130-2213 MINIMUM STANDARDS.

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 SIGN YOUR NAME, PRINT NAME UNDERNEATH THAT AND PUT MAILING ADDRESS AND PHONE NUMBER BELOW PRINTED NAME.

Carlo Hernandez
(SIGNATURE)

PRINT NAME: CARLO HERNANDEZ

ADDRESS: 2818 MESA COURT, MANDEVILLE, LA 70448

PHONE #: 985 626-7578

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO. _____ ORDINANCE COUNCIL SERIES NO. _____

COUNCIL SPONSOR _____ PROVIDED BY: COUNCIL

INTRODUCED BY: _____ SECONDED BY: _____

ON THE _____ DAY OF _____, 2018

An Ordinance to Amend Chapter 130 St. Tammany Parish Unified Development Code, to add Brewery or Distillery With Tours, specifically to Section 130-5 Definitions, and to Sections: 130-1075 I-2 Industrial District Administrative Permits, 130-1108 I-3 Heavy Industrial District Administrative Permits, 130-1130 I-4 Heavy Industrial District Permits, and 130-2213 Minimum Standards. (2018-1091-ZC)

WHEREAS, the St. Tammany Parish Government considers the possibility that the amendment below may be advantageous to the economic development of St. Tammany Parish; and

WHEREAS, the St. Tammany Parish Government considers that it is in the best interest of the business and citizens of St. Tammany Parish to implement an ordinance addressing the operations of breweries and distilleries with tours; and

WHEREAS, the St. Tammany Parish Government considers that it is necessary to amend Chapter 130 of the St. Tammany Parish Unified Development Code, to provide definitions and regulations regarding breweries and distilleries with tours.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS that it amends Chapter 130 of the St. Tammany Unified Development Code, as follows:

Amend Section 130-5., Definitions to add a new use:

BREWERY – An industrial use that brews ales, beers, meads, and similar beverage on site.

DISTILLERY – an industrial use where distilling of alcoholic liquors is done.

BREWERY OR DISTILLERY WITH TOURS – An establishment in the business of brewing or distilling beer or spirits which also opens its doors to the general public for tours of its facilities.

Amend I-2 Industrial District, specifically Sec. 130-1075. - Administrative permits to add a new:

(10) Brewery or Distillery with Tours

Amend I-3 Heavy Industrial District, specifically Sec. 130-1108. - Administrative permits to add a new:

(10) Brewery or Distillery with Tours

Amend I-4 Heavy Industrial District, specifically Sec. 130-1130. - Administrative permits to add a new:

(10) Brewery or Distillery with Tours

Amend Section 130.2163 Supplemental District Regulations, Division 8. – Off Street Parking and Loading Regulations, Minimum parking requirements, specifically to amend the following table to add “Brewery or Distillery with tours”:

The following table shall apply to minimum off-street parking space requirements:

Zoning District Classification or Use	Minimum Off-Street Parking Space Requirement
<i>Commercial Uses:</i>	
Restaurants and restaurants with lounges <u>and Brewery or Distillery with tours</u>	1 space per each 3 occupants at maximum occupancy based on maximum occupant load plus one space for each employees at maximum shift

Amend Sec. 130-2213 Minimum standards to add new (57) Brewery or Distillery with Tours:

(57) Brewery or Distillery with Tours.

a. A site plan shall be submitted to the department of development planning division. The plan shall indicate, at a minimum:

1. Location of all structures on site including proposed structures.
2. Proposed traffic movements and points of ingress and egress, including parking and site triangle.
3. Drawing showing the location of proposed sign, setback from property line and dimensions.

b. Where a brewery or distillery with tours is allowed, the proposed use shall meet the following criteria:

1. The daily time period during which a brewery or distillery with tours may be open to the general public shall be from 10:00 a.m. until 9:00 p.m.
2. At any time, the number of visitors to the brewery or distillery shall not exceed the maximum number of visitors allowed by the Fire Marshall.
3. The brewery or distillery with tours tasting room may have a tasting room for the purpose of beer or spirit tasting and sales of beer, spirit, beer or spirit related items, and brand related promotional items. The size of the tasting room shall be limited to 800 square feet.
4. Tour, beer or spirit tasting and consumption are limited to tour of the facility and sampling, by the general public, of beer or spirits, and the purchase of beer or spirits by the glass or bottle to drink on or off the premises of the brewery or distillery with tours. No brewery or distillery shall permit the beer or spirit tasting and consumption without the proper permit from the parish and the state.

5. Beer or spirit-related items: Items that may be used in connection with the serving, storing or display of beer or spirits, or written material describing beer, spirits, or food, or items of apparel displaying the name and/or logo of the specific brewery or distillery can be sold on the site; other non-beer or non-spirit-related items may not be sold.
6. Sale, delivery, or shipment of beer or spirits manufactured by the permittee directly to a consumer in the state, licensed wholesalers and out-of-state purchasers are permitted.
7. The storage, warehousing, and wholesaling of beer or spirits is allowed on site.
8. All signage shall be in compliance with article VI, division 3, of this chapter.
9. Special events are permitted subject to compliance with requirements set out in section 6-30.

REPEAL: All Ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SEVERABILITY: If any provision of this Ordinance shall be held to be invalid, such invalidity shall not affect other provisions herein which can be given effect without the invalid provision and to this end the provisions of this Ordinance are hereby declared to be severable.

EFFECTIVE DATE: This Ordinance shall become effective fifteen (15) days after adoption.

MOVED FOR ADOPTION BY: _____, SECONDED BY: _____

WHEREUPON THIS ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE _____ DAY OF _____, 2018; AND BECOMES ORDINANCE _____ COUNCIL _____ SERIES _____ NO. 18-____.

S. MICHELLE BLANCHARD, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: _____, 2018

Published Adoption: _____, 2018

Delivered to Parish President: _____, 2018 at

Returned to Council Clerk: _____, 2018 at