

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. TUESDAY, SEPTEMBER 18, 2018
(RESCHEDULED FROM TUESDAY, SEPTEMBER 4, 2018)
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 AUGUST 7, 2018 MINUTES

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. **2018-1075-ZC**
Text Change: An ordinance to amend the St. Tammany Parish Unified Development Code, Section 130-2163. Minimum off-street loading requirements to amend the required number of parking spaces for Institutional and commercial medical uses, clinics & medical office buildings.

POSTPONED 8/7/2018 MEETING

2. **2018-1079-ZC**
Existing Zoning: A-3 (Suburban District) & HC-3 (Highway Commercial District)
Proposed Zoning: HC-3(Highway Commercial District)
Location: Parcel located on the southeast corner of I-12 & LA Highway 434, S17 & 18, T8S, R13E, Ward 7, District 7.
Acres: 31.34 acres
Petitioner: David T. & Mary M. Aquistapace
Owner: David T. & Mary M. Aquistapace
Council District: 7

POSTPONED 8/7/2018 MEETING

3. **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 130-5 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 Administrative Permits and 130-2213 Minimum Standards.

POSTPONED 8/7/2018 MEETING

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- 4. 2018-1110-ZC**
Existing Zoning: A-6 (Multiple Family Residential District)
Proposed Zoning: A-4A (Single-Family Residential District)
Acres: 22,800 sq.ft.
Petitioner: Michael & Mary Edwards
Owner: Michael & Mary Edwards
Location: Parcel located on the north side of Lakeview Drive, being lot 63, Eden Isles Subdivision, S32, T9S, R14E, Ward 9, District 13.
Council District: 13
- 5. 2018-1114-ZC**
Existing Zoning: A-2 (Suburban District)
Proposed Zoning: A-3 (Suburban District)
Acres: 1.68 acres
Petitioner: Louise & Charles Hargon
Owner: Susan & Joe Doss
Location: Parcel located on the east side of Holly Street, south of Copal Avenue, being lot 32-D-1, Lewisburg Subdivision, S44, T8S, R11E, Ward 4, District 4
Council District: 4
- 6. 2018-1124-ZC**
Existing Zoning: A-6 (Multiple Family Residential District)
Proposed Zoning: A-4A (Single-Family Residential District)
Acres: 11,400 sq.ft.
Petitioner: Leo & Linda Doyle
Owner: Leo & Linda Doyle
Location: Parcel located on the north side of Lakeview Drive, being lots 68A & 68B, Eden Isles Subdivision, S32 & 33, T9S, R14E, Ward 9, District 13
Council District: 13
- 7. 2018-1125-ZC**
Existing Zoning: A-1 (Suburban District)
Proposed Zoning: A-2 (Suburban District)
Acres: 1 acre
Petitioner: Floyd Mckee
Owner: Floyd Mckee
Location: Parcel located on the southwest corner of Bruhl Road & Chickamaw Road, east of LA Highway 25, S36, T5S, R10E, Ward 2, District 3.
Council District: 3
- 8. 2018-1129-ZC**
Existing Zoning: A-4 (Single-Family Residential District)
Proposed Zoning: A-5 (Two Family Residential District)
Acres: 10,830 sq.ft.
Petitioner: Roger Wayne Warner
Owner : Roger Wayne Warner
Location: Parcel located on the west side of Brookter Street, south of Sycamore Street, being lots, 39, 40, 41 & 42, Square 9, Beverly Hills Subdivision, S13, T9S, R14E , Ward 8, District 14.
Council District: 14

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- 9. 2018-1133-ZC**
Existing Zoning: A-1 (Suburban District) & RO (Rural Overlay)
Proposed Zoning: A-2 (Suburban District) & RO (Rural Overlay)
Acres: 2 acres
Petitioner: Fred & Rochelle Hinkel
Owner: Fred & Rochelle Hinkel
Location: Parcel located at the southwest corner of Million Dollar Road &
 Southern Drive, S33, T5S, R11E, Ward 2, District 2.
Council District: 2
- 10. 2018-1134-ZC**
Text Change An Ordinance amending the St. Tammany Parish Unified
 Development Code Section 130-55 “Notice Requirements” to
 include additional abutter notice provisions.
- 11. 2018-1135-ZC**
Existing Zoning: HC-2 (Highway Commercial District)
Proposed Zoning: A-4 (Single-Family Residential District)
Acres: 5.4 acres
Petitioner: Council Motion
Owner: Multiple Owners
Location: Parcel located located on the north side of Ben Thomas Road, west
 of US Highway 11, S34, T8S, R14E, Ward 9, District 14.
Council District: 14
- 12. 2018-1138-ZC**
Text change An Ordinance to add the use of Specialty food processing to the I-1
 Industrial Zoning District.
- 13. 2018-1140-ZC**
Existing Zoning: A-6 (Multiple Family Residential District)
Proposed Zoning: A-4A (Single-Family Residential District)
Acres: 11,400 sq.ft.
Petitioner: Alfred L. & Laura L. Pearson
Owner: Alfred L. & Laura L. Pearson
Location: Parcel located on the north side of Lakeview Drive, being lot 69,
 Eden Isles Subdivision, S32 & 33, T9S, R14E, Ward 9, District 13.
Council District: 13
- 14. 2018-1145-ZC**
Existing Zoning: A-1A (Suburban District)
Proposed Zoning: A-1A (Suburban District) & RO (Rural Overlay)
Acres: 23.48 acres
Petitioner: Joshua Beaver & Rae Ann Gauthier
Owner: Joshua Beaver & Rae Ann Gauthier
Location: Parcel located on the west side of LA Highway 1077, across from
 Tantela Ranch Road, S20, T6S, R10E, Ward 1, District 3.
Council District: 3

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15. 2018-1150-ZC

Existing Zoning: A-4 (Single-Family Residential District)
Proposed Zoning: I-2 (Industrial District)
Acres: 20,000 sq.ft.
Petitioner: Russell & Michelle Bolotte
Owner: Russell & Michelle Bolotte
Location: Parcel located on the north side of South Street, east of Hickory Street, being lot 6, Slidell Manor Subdivision, 411 South Street, Slidell, S37, T8S, R14E, Ward 9, District 11.
Council District: 11

16. 2018-1151-ZC

Existing Zoning: HC-1 (Highway Commercial District), HC-2 (Highway Commercial District) & A-4A (Single-Family Residential District)
Proposed Zoning: HC-2A (Highway Commercial District)
Acres: 4.461 acres
Petitioner: Paul J. Mayronne
Owner: B B Mini Storage Inc - Matthew P. Bennett
Location: Parcel located on the east side of US Highway 190, south of Harrison Avenue S10 & 48, T7S, R11E, Ward 3, District 2.
Council District: 2

17. 2018-1152-ZC

Existing Zoning: HC-2 (Highway Commercial District)
Proposed Zoning: A-4A (Single-Family Residential District)
Acres: 27.14 acres
Petitioner: H & I Investments, LLC - Robert Hurley
Owner: Abita Springs Land, LLC - Robert Caplan
Location: Parcel located on the south side of Hoffman Road, east of LA Highway 59, west of the Tammany Trace, S7, T7S, R12E, Ward 4, District 5.
Council District: 5

18. 2018-1153-ZC

Existing Zoning: A-5 (Two Family Residential District) & MD-1 (Medical Residential District)
Proposed Zoning: A-1A (Suburban District)
Acres: 3.85 acres
Petitioner: Rita Stephens & Lexi Melerine
Owner: Rita Stephens & Lexi Melerine
Location: Parcel located on the south side of Hickory Street, west of Colonia Court, being 162 Hickory Street, Covington, S27, T7S, R11E, Ward 4, District 5.
Council District: 5

19. 2018-1161-ZC

Text Change: An Ordinance amending the text of Chapter 130 St. Tammany Parish Unified Development Code, to add "Air Curtain Incinerator" and "Non-Construction Wood Waste" to Section 130-5 Definitions and to add a new use "Air Curtain Incinerator" in Section 130-1074 I-2 Industrial District.

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT