

**AGENDA**  
**ST. TAMMANY PARISH PLANNING COMMISSION MEETING**  
**IMMEDIATELY FOLLOWING THE SEPTEMBER 14, 2021 RESCHEDULED SPECIAL**  
**MEETING - TUESDAY, OCTOBER 12, 2021**  
**ST. TAMMANY PARISH GOVERNMENT COMPLEX**  
**PARISH COUNCIL CHAMBERS**  
**21490 KOOP DRIVE, MANDEVILLE, LOUISIANA**

**NOTE: This meeting will be open to the public. Seating may be restricted due to COVID19 capacity guidelines. Attendees will be required to wear a face mask or covering.**

A livestream will be available for viewing on regular broadcast channels (Charter Channel 710; U-verse Channel 99) or on the Parish website: [www.stpgov.org](http://www.stpgov.org). The livestream will begin following the September 14, 2021 rescheduled special meeting on Tuesday, October 12, 2021.

**ROLL CALL**

**PUBLIC ANNOUNCEMENTS**

- Please silence all phones and electronic devices
- Appeals
- Speaker Cards
- Public Speaking - Ten (10) minutes each side and five (5) minutes for rebuttal
- Please exit the building

**INVOCATION AND PLEDGE OF ALLEGIANCE**

**REQUEST FOR POSTPONEMENTS**

**ENTERING PARISH RIGHT-OF-WAY, SERVITUDES, EASEMENTS & TAMMANY TRACE**

**REVOCAION REVIEW**

**MINOR SUBDIVISION REVIEW**

**1. 2021-2546-MSP**

A minor subdivision of 0.75 acre & 0.75 acre into Parcel A & Parcel B  
Owner & Representative: Philip M. & Cherie V. Starr  
Parish Council District Representative: Hon. Rykert O. Toledano, Jr.  
General Location: The parcel is located on the southwest side of 3<sup>rd</sup> Street, north of Helenbirg Road, Covington, Louisiana. Ward 3, District 5

**2. 2021-2547-MSP**

A minor subdivision of 11.65 acres into Parcel A & Parcel B  
Owner & Representative: Shelia L. McKee  
Parish Council District Representative: Hon. Cheryl Tanner  
General Location: The parcel is located at the end of Fussell Cemetery Road NE, north of Fussell Cemetery Road, Covington, Louisiana. Ward 2, District 6

**3. 2021-2553-MSP**

A minor subdivision of 10.617 acres into Lots A, B & C

Owner & Representative: Patrick J. Lambert, Clarence V. Lambert, Jr., Josephine A. Monteleone

Parish Council District Representative: Hon. Thomas J. "T.J." Smith

General Location: The parcel is located on the south side of Robert Road, Pearl River, Louisiana. Ward 8, District 14

**RESUBDIVISION REVIEW****4. 2021-2555-MRP**

Resubdivision of lots 31 & 32 into lot 31-A, Bush Forest Estates, Phase II

Owner & Representative: Chad J. & Michele Plaisance

Surveyor: John Cummings and Associates

Parish Council District Representative: Hon. Cheryl Tanner

General Location: The parcel is located on the south side of Charles Kelly Road, south of LA Highway 21; Bush, Louisiana. Ward 5, District 6

**5. 2021-2567-MRP**

Resubdivision of Site 233 and a portion of Common Area into Site 233-A, Phase 4, Natchez Trace

Owner & Representative: Rockwell Builders, LLC – Robert Rockwell

Surveyor: Kelly J. McHugh & Associates, Inc.

Parish Council District Representative: Hon. Marty Dean

General Location: The parcel is located on the north side of Natchez Court; Covington, Louisiana. Ward 1, District 1

**TENTATIVE SUBDIVISION REVIEW****PRELIMINARY SUBDIVISION REVIEW****6. 2021-2565-PP**

Money Hill Subdivision "Golf Cottages", Phase 8A-1 (*Resubmitted*)

Previously approved at the January 14, 2020 Planning Commission Meeting (Case No. 2019-1746-PP)

Developer/Owner: Money Hill Plantation, LLC

Engineer: J.V. Burkes & Associates, Inc.

Parish Council District Representative Hon. Cheryl Tanner

General Location: The property is located north of Country Club Drive, west of Money Hill Parkway, north of LA Highway 435, Abita Springs, Louisiana. Ward 6, District 6

**7. 2021-2568-PP**

Bonterra Subdivision, Phases 2 & 3

Developer/Owner: Lynn Levy Land Co., LLC

Engineer/Surveyor: J.V. Burkes & Associates, Inc.

Parish Council District Representative: Hon. Michael Smith

General Location: The property is located on the east & west sides of North Military Road/LA Highway 1090, north of U.S. Interstate 12, Slidell, Louisiana. Ward 8, District 9

**8. 2021-2569-PP**

La Chenier Subdivision, Phase 2

Developer/Owner: BLD Investments, LLC

Engineer/Surveyor: J.V. Burkes & Associates, Inc.

Parish Council District Representative: Hon. Michael Smith

General Location: The property is located north of Cross Creek Drive, east of South Military Road, Slidell, Louisiana. Ward 8, District 9

**FINAL SUBDIVISION REVIEW****WAIVER REQUEST****9. Developer/Owner: Pierce Aluminum Company, Inc.**

Engineer/Surveyor: Duplantis Design Group, Inc.

Parish Council District Representative: Hon. Rykert Toledano

General Location: The property is located at the end of Alpha Boulevard, east of LA Highway 59, north of U.S. Interstate 12, Mandeville, Louisiana. Ward 4, District 5

*Engineer requesting a waiver of 700 foot maximum street length requirement per Ordinance Section 125-56(d)(2)*

**REQUEST PETITION****10. Ashton Oaks Subdivision, Phase 4 - Lot #108**

Case No. SD03-10-014F4 (Approved at the August 10, 2004 Planning Commission meeting)

Debtor: Leon Lowe and Sons, Inc. - Mr. Toby Lowe

Engineer: J.V. Burkes & Associates, Inc.

Parish Council District Rep.: Hon. Chris Canulette

General Location: The property is located on the east side of East Redbud Drive, east of LA Highway 11, north of US Interstate 12, Slidell, Louisiana. Ward 8, District 8

*Request to revise parcel denoted on the Recorded Plat from "Reserved for Future Right-of-way" to Lot #108*

**OLD BUSINESS****11. 2021-2472-MSP**

A minor subdivision of 52.21 acres into Parcels A & B

Owners & Representatives: Decatur Enterprises, Inc.

Parish Council District Representative: Hon. Martha J. Cazaubon

General Location: The parcel is located on the north side of US Highway 190 and at the end of Pamela Drive, Covington, Louisiana. Ward 3, District 3

**12. Entering Parish R.O.W. Resolution No. 20-067- "8th" Avenue/Alexiusville Subdivision**

Debtor: JSB Three Rivers, LLC - Mr. John Bowers, III

Engineer: Arrow Engineering & Consulting

Parish Council District Rep.: Hon. Rykert Toledano

General Location: The property is located west of Echo Street, north of Three Rivers Road, west of US Highway 190, Covington, Louisiana. Ward 3, District 5

*Developer requesting an extension of time to complete work*

**NEW BUSINESS**

**ADJOURNMENT**

DRAFT