

AGENDA
ST. TAMMANY PARISH ZONING COMMISSION MEETING
6:00 P.M. – WEDNESDAY MARCH 2, 2022
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
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 before entering the Chamber.

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. The livestream will begin at 6:00 PM on Wednesday March 2, 2022.

ROLL CALL

CALL TO ORDER

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

PLEDGE OF ALLEGIANCE

ELECTION OF OFFICERS

APPROVAL OF THE FEBRUARY 1, 2022 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. 2021-2635-ZC

Existing Zoning:	NC-1 (Professional Office District) and NC-4 (Neighborhood Institutional District)
Proposed Zoning:	HC-3 (Highway Commercial District)
Location:	Parcel located at the end of Highway 190 Service Road, north of Interstate 12, and south of Helenbirg Road; Covington; S15 & S22, T7S, R11E; Ward 3, District 5
Acres:	6 acres
Petitioner:	Gulf States Construction Services, INC. - Mike Saucier
Owner:	Three Dogs Run LLC - Ronald Stossell, MKMHB, LLC – Marilyn Stoessell Seifert, Alfred Lloyd Stoessell Revocable Trust, Trustee: Pamela B. Stoessell, Joan Prieto Doolittle, Robert T. Doolittle, Jr., Benjamin Doolittle, Golden Properties, LLC - Lauren B. Golden, Golden Properties, LLC - Molloy C. Golden, Ernest Prieto, Marie Elise Prieto, PTP Properties, LLC - Don Scot Prieto, Calla Isabel Prieto, PTP Properties, LLC – Carrie Prieto Segrave, PTP Properties, LLC – Kent Jackson, PTP Properties, LLC – Janet Ruth Jackson, Succession of Clay Carl Prieto represented by Roslyn Fillippello Prieto, Independent Executrix, MMH 2020 Trust and Estate of Margery M Hanisee, by James Miles Hanisee, Trustee and Executor, David M. Moore Living Trust and the Succession of David M. Moore, by Paul D. Rees, Trustee and Executor
Council District:	5

POSTPONED FROM FEBRUARY 1, 2022 MEETING

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2. 2021-2687-ZC

Existing Zoning: A-4 (Single-Family Residential District)
Proposed Zoning: A-4 (Single-Family Residential District) and MHO (Manufactured Housing Overlay)
Location: Parcel located on the west side of Nina Drive, south of Sheree Street; being Lot 16, Square 5, Oaklawn East Subdivision, Section 2, Lacombe; S33, T8S, R13E; Ward 7, District 7
Acres: .31 acres
Petitioner: Kristina Speakman
Owner: Kristina Speakman
Council District: 7

3. 2022-2702-ZC

Existing Zoning: A-2 (Suburban District)
Proposed Zoning: A-2 (Suburban District) and MHO (Manufactured Housing Overlay)
Location: Parcel located on the north side of Charlene Lane, south of Karrie Lane; being Lot 74, Ramsey Estates Subdivision, Phase 1; Covington; S13, T6S, R10E; Ward 3, District 3
Acres: 40,000 sq. ft.
Petitioner: Francisco Avila
Owner: Tamprop Inc. - Jamie Lindsay; JP & KP WA, LLC – Karen Porter
Council District: 3

4. 2022-2703-ZC

Existing Zoning: A-1 (Suburban District)
Proposed Zoning: A-2 (Suburban District)
Location: Parcel located on the west side of LA Highway 25, south of Weary Road; Folsom; S4, T5S, R10E; Ward 2, District 3
Acres: 1 acre
Petitioner: Sharon Garrett
Owner: Sharon Garrett
Council District: 3

5. 2022-2705-ZC

Existing Zoning: A-2 (Suburban District), A-3 (Suburban District), A-4 (Single-Family Residential District) and PBC-1 (Planned Business Campus)
Proposed Zoning: AML (Advanced Manufacturing and Logistics District)
Location: Property located on the northern boundary of Interstate 12 and Louisiana Highway 1088, which flanks the north, east, and western boundaries of the existing Wadsworth Planned Unit Development; Mandeville; S28, S29, S32, and S33, T7S, R12E; Ward 4, Districts 5 & 7
Acres: 833.45 acres
Petitioner: John Crosby
Owner: Abiquiu Holding Company LLC – Paul Rees; Alamosa Holdings, LLC – Paul Rees; William G Meiners, et. al. – William G. Meiners; McEnery Properties, LLC – Peter Michael McEnery; St Tammany Land Co., LLC – William Rudolf; P&F Lumber Company (2000), LLC – Edward B. Poitevent, II; PF Monroe Properties, LLC – J. Edgar Monroe Foundation, Manager; Markle Interests, LLC – Robin Markle Rockwell, Manager; Crosby Development Company, LLC – John Crosby; Crosby-McEnery Development, LLC – John Crosby
Council District: 5 & 7

6. 2022-2709-ZC

Existing Zoning: A-1 (Suburban District)
Proposed Zoning: NC-6 (Public, Cultural, and Recreational District)
Location: Parcel located on the east side of Camp Road, south of US Highway 90; Slidell; S26, T9S, R15E; Ward 8, District 13
Acres: .1785 acres
Petitioner: Lana Houlihan
Owner: Alan Houlihan and Lana Houlihan
Council District: 13

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7. 2022-2710-ZC

Existing Zoning: A-1 (Suburban District)
Proposed Zoning: CBF-1 (Community Based Facilities District)
Location: Parcel located on the west side of Camp Road, south of US Highway 90; Slidell S26, T9S, R15E; Ward 8, District 13

Acres: .489 acres
Petitioner: Lana Houlihan
Owner: Alan Houlihan and Lana Houlihan
Council District: 13

8. 2022-2712-ZC

Existing Zoning: NC-2 (Indoor Retail and Service District) and NC-5 (Retail and Service District)
Proposed Zoning: A-4A (Single-Family Residential District) and A-6 (Multiple Family Residential District)
Location: Parcel located southwest corner of East Brewster Road and River Chase Drive; Covington; S47, T7S, R11E; Ward 1, District 1

Acres: 24.04 acres
Petitioner: Mark Salvetti
Owner: Maurmont Properties, LLC – Mark Salvetti
Council District: 1

9. 2022-2713-ZC

Existing Zoning: A-1 (Suburban District)
Proposed Zoning: HC-2 (Highway Commercial District)
Location: Parcel located on the east and west side of Pruden Road, north of Highway 190; Covington; S25, T6S, R10E; Ward 3, District 3

Acres: 70.85 acres
Petitioner: Kyle Associates, LLC - Franklin Kyle
Owner: Decatur Enterprises, LLC - R. Vaughn Cimini
Council District: 3

10. ZC13-08-063

Major Amendment to the River Chase RBCO Regional Business Center Overlay
Location: Parcel located on the east and west sides of E Brewster Road, south of Interstate 12, Covington; Sections 41, S46, & S47, Township 7S, Ranges 10E and 11E; Ward 1, District 1

Acres: 192.786 acres
Petitioner: Mark Salvetti
Owner: Maurmont Properties, LLC
Council District: 1

NEW BUSINESS

OLD BUSINESS

ADJOURNMENT