

AGENDA
ST. TAMMANY PARISH PLANNING & ZONING COMMISSION MEETING
6:00 P.M. – TUESDAY, August 5, 2025
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
21490 KOOP DRIVE
MANDEVILLE, LOUISIANA

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 Tuesday, August 5, 2025. If you are unable to attend the meeting in person, the meeting will be aired live on our government access channel STPG-TV.

ROLL CALL

APPOINT ALTERNATES (IF APPLICABLE)

CALL TO ORDER

ANNOUNCEMENTS

- Please silence all phones and electronic devices
- Appeals – Fees apply
- Speaker Cards
- Public Speaking – Five (5) minutes each side and three (3) minutes for additional comments
- Please exit the building

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE July 1, 2025 MINUTES

POSTPONING OF CASES

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. 2025-4274-ZC

Existing Zoning:	R-1 (Rural Residential District) and RO (Rural Overlay)
Proposed Zoning:	R-1 (Rural Residential District), RO (Rural Overlay), and MHO (Manufactured Housing Overlay)
Location:	Parcel located on the east side of House Creek Road, north of Sidney Spell Road, Bush; S36, T4S, R11E Ward 2, District 6
Acres:	5.0 acres
Petitioner:	Bailey Buras
Owner:	Tommie Galloway
Council District:	6

2. 2025-4216-ZC

Existing Zoning:	L-1 (Large Lot Residential District)
Proposed Zoning:	S-2 (Suburban Residential District)
Location:	Parcel located at the northwest corner of US Highway 190 and Pugh Road, Lacombe; S48, T8S, R12E; Ward 4, District 7
Acres:	22.32 acres
Petitioner:	Shelby P. LaSalle, Jr.
Owner:	Calvin and Mary Minor, Jr.
Council District:	7

POSTPONED FROM July 1, 2025 Meeting

3. **2025-4241-ZC**
Existing Zoning: M-L (Low Multi-Family Residential District) and HC-2 (Highway Commercial District)
Proposed Zoning: S-2 (Suburban Residential District)
Location: Parcel located on the west side of Highway 25 and on the north side of Bennett Bridge Road, Covington; S1, T6S, R10E Ward 3, District 3
Acres: 20.81 acres
Petitioner: Paul Mayronne
Owner: Lake Hills Subdivision, LLC - Jared J. Caruso-Riecke, Smith-Riecke, LLC & R4 Holdings LLC
Council District: 3
4. **2025-4259-ZC**
Existing Zoning: L-2 (Large Lot Residential District)
Proposed Zoning: NC-2 (Neighborhood Commercial District)
Location: Parcel located on the west side of Highway 1077, on the south side of Bravender Way being 117 Highway 1077, Madisonville; S44, T7S, R10E; Ward 1, District 4
Acres: 2.84 acres
Petitioner: Jonathan Varnado & Megan McCaslin
Owner: Jonathan Varnado & Megan McCaslin
Council District: 4
5. **2025-4275-ZC**
Existing Zoning: R-1 (Rural Residential District)
Proposed Zoning: L-2 (Large Lot Residential District)
Location: Parcel located on the south side on Penn Mill Road and west of Pruden Road, Covington; S24, T6S, R10E; Ward 3, District 3
Acres: 5.037 acres
Petitioner: Fergie Gonzalez
Owner: Yossy Gonzalez-Zepeda
Council District: 3
6. **2025-4276-ZC**
Existing Zoning: R-1 (Rural Residential District)
Proposed Zoning: R-1 (Rural Residential District) and RO (Rural Overlay)
Location: Parcel located on the north side of Tchefuncte Drive and north side of Rousseau Drive, Covington; S36, T6S, R10E; Ward 1, District 3
Acres: .62 acres
Petitioner: Lauren Verrett
Owner: Lauren Verrett
Council District: 3
7. **2025-4285-ZC**
Existing Zoning: CBF-1 (Community-Based Facilities)
Proposed Zoning: L-2 (Large Lot Residential District)
Location: Parcel located at the end of Dendinger Memorial Road and on the west side of LA Highway 21, Madisonville; S34, T7S, R10E; Ward 1, District 4
Acres: 4.32 acres
Petitioner: Pamela Alexi and Leonard Vincent Jones
Owner: Pamela Alexi and Leonard Vincent Jones
Council District: 4

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OLD BUSINESS

NEW BUISNESS

ADJOURNMENT