

AGENDA
ST. TAMMANY PARISH PLANNING & ZONING COMMISSION MEETING
6:00 PM – TUESDAY FEBRUARY 10, 2026
ST. TAMMANY PARISH GOVERNMENT COMPLEX
PARISH 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 February 10, 2026.

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 JANUARY 12, 2026 MINUTES

POSTPONING OF CASES

MINOR SUBDIVISION

1- 2026-4512-MSP

Minor Subdivision of Parcel B into Parcels B-1 and B-2
Owner: Security National Partners Limited Partnership – Robin Arkley II
Representative: Ross Kinchen
Surveyor: Foresight Surveying & Mapping, LLC
Parish Council District Representative: Hon. Martha Cazaubon
General Location: The property is located on the east side of P. Morgan Road, north of Bennett Bridge Road/LA Highway 1078, Folsom, Louisiana; S30, T5S, R10E; Ward 2, District 3

2- 2026-4516-MSP

Minor Subdivision of Parcel E2 into Parcels E2A and E2B
Owner: Danny J. Prats and Linda C. Prats
Representative: Michael Florek
Surveyor: Land Surveying, LLC
Parish Council District Representative: Hon. Cheryl Tanner
General Location: The property is located on the north side of John T. Prats Road, east of Range Line Road, Covington, Louisiana; S18, T6S, R12E; Ward 10, District 6

3- 2026-4522-MSP

Minor Subdivision of Parcel A into Parcels A-1, A-2, A-3, and A-4
Owner & Representative: Mark and Kasey, LLC – Mark Hosch
Surveyor: John G. Cummings & Associates
Parish Council District Representative: Hon. Cheryl Tanner
General Location: The property is located on the southeast corner of LA Highway 435 and Snead Drive, Abita Springs, Louisiana; S24, T6S, R12E; Ward 6, District 6

4- 2026-4526-MSP

Minor Subdivision of Lot X & 7.683 acres into Lots X-1 & X-2
Owner & Representative: Curtis Julian Ledet
Surveyor: R.W. Krebs Professional Land Surveying LLC
Parish Council District Representative: Hon. Kathy Seiden
General Location: The property is located on the west side of Dummy Line Road and on the south side of Spring Haven Lane, Madisonville, Louisiana; S15, T7S, R10E; Ward 1, District 4

AGENDA ST. TAMMANY PARISH PLANNING & ZONING COMMISSION
FEBRUARY 10, 2026

5- 2026-4538-MSP

Minor Subdivision of Parcel A-1 into Parcels A-1A & A-1B

Owner & Representative: Timothy Paul & Elizabeth A. Beattie

Surveyor: John G. Cummings & Associates

Parish Council District Representative: Hon. Martha J. Cazaubon

General Location: The property is located on the west side of Tantela Ranch Road, Covington, Louisiana; S6, T6S, R10E; Ward 1, District 3

RESUBDIVISION

6- 2026-4515-MRP

Minor Resubdivision of Lot 33 and a portion of greenspace GS3-5 into Lot 33-A and GS3-5-A, Natchez Trace Subdivision, Phase 1

Owner: Natchez Trace Property Owners Association, Inc. and Michael Branighan

Representative: Robert Barnett and Charles Sutton, Jr.

Surveyor: Randall W. Brown & Associates, Inc.

Parish Council District Representative: Hon. Rick Smith

General Location: The property is located on the north side of Memphis Trace, east of Grand Turk Court, Covington, Louisiana; S41, T7S, R10E, Ward 1, District 1

7- 2026-4537-MRP

Minor Resubdivision of Lot 21 into Lots 21-A, 21-B & 21-C, Five Acres Farms

Owner & Representative: Roy & Michelle Gelpi and Tammany Oaks Church of Christ – Mark A. Bundy

Surveyor: Kelly J. McHugh & Associates, Inc.

Parish Council District Representative: Hon. Pat Phillips

General Location: The property is located on the northwest side of Maplewood Drive and along proposed Gelpi Lane, Mandeville, Louisiana; S25, T7S, R11E, Ward 4, District 5

CONCEPT PLAN APPROVAL

8- 2025-4297-TP

Piney Ridge Estates

Developer/Owner: Precision Development Group, LLC

Engineer/Surveyor: Duplantis Design Group

Parish Council District Representative: Hon. Martha J. Cazaubon

General Location: The property is located on the north of LA Highway 190, west of Penn Mill Road, Covington, Louisiana. Ward 3, District 3

9- 2025-4497-TP

Lake Hills Subdivision

Developer/Owner: Lake Hills, LLC

Engineer/Surveyor: Kyle Associates, LLC

Parish Council District Representative: Hon. Martha J. Cazaubon

General Location: The property is located on the north of LA Highway 1078, west of LA Highway 25, Folsom, Louisiana. Ward 3, District 3

Postponed at the January 12, 2026

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT