AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 P.M. - TUESDAY, FEBRUARY 13, 2007
ST. TAMMANY PARISH LA HWY. 59 - KOOP DRIVE COMPLEX
21490 KOOP DRIVE, PARISH COUNCIL CHAMBERS
MANDEVILLE, LOUISIANA

DRAFT

ROLL CALL

PUBLIC ANNOUNCEMENTS
- Phones and Pagers
- Appeals
- Speaker Cards
- Ten (10) minutes each side and five (5) minutes for rebuttal
- Please exit the building

INVOCATION
PLEDGE OF ALLEGIANCE

APPROVAL OF THE JANUARY 9, 2007 MINUTES

PUBLIC HEARINGS

CONSENT CALENDAR (Performance Obligations & Entering Parish Rights-of-Way)
Any items not pulled from the consent calendar are automatically dispensed by vote in accordance to the staff’s recommendations. Items pulled from the consent calendar shall be discussed and voted upon individually.

PERFORMANCE OBLIGATIONS

Fairhope Place Subdivision, Ward 7, District 7
Amount: $76,400.00 Expires: February 24, 2007

Tammany Hills Subdivision (2nd & 3rd Streets), Ward 3, District 5
Amount: $72,800.00 Expires: February 15, 2007

Palm Plaza Subdivision (Palm Blvd., Zeta & Iota Streets), Ward 3, District 2
Amount: $192,600.00 Expires: March 5, 2007

Abita Springs Terrace Subdivision (Menuet Road), Ward 4, District 7
Amount: $22,700.00 Expires: March 13, 2007
AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION
FEBRUARY 13, 2007
MANDEVILLE, LOUISIANA

(Voters Road), Ward 8, District 14
Amount: $5,000.00  Expires: March 15, 2007

Bedico Creek, Phase 1A Subdivision, Ward 1, District 1
Amount: $150,000.00  Expires: April 30, 2007
(60 day notice - no action required)

Autumn Creek Subdivision, Ward 1, District 1
Amount: $5,000.00  Expires: April 30, 2007
Debtor: Autumn Creek, L.L.C.  Parish Council District Representative: Hon. Marty Dean
(60 day notice - no action required)

Wadsworth Subdivision, Ward 4, District 7
Amount: $10,000.00  Expires: April 3, 2007
(60 day notice - no action required)

Lakeshore Estates, Phase 2A Subdivision, Ward 9, District 13
Amount: $192,000.00  Expires: April 4, 2007
(60 day notice - no action required)

Lakeshore Estates, Phase 2B Subdivision, Ward 9, District 13
Amount: $97,000.00  Expires: April 4, 2007
(60 day notice - no action required)

Turtle Creek Subdivision, Ward 8, District 9
Amount: $142,000.00  Expires: April 18, 2007
(60 day notice - no action required)

Abita Terrace Subdivision (Walnut & First Streets), Ward 4, District 7
Amount: $26,000.00  Expires: April 12, 2007
(60 day notice - no action required)

ENTERING PARISH RIGHTS-OF-WAY, SERVITUDES, EASEMENTS

---------------------------------------------------------------------------------------------------------------------------------(End of consent calendar)---------------------------------------------------------------------------------------------------------------------------------

PETITIONS/REQUESTS

ENTERING THE TAMMANY TRACE
REVOCATION/CLOSINGS REVIEW

RESUBDIVISION REVIEW

TENTATIVE SUBDIVISION REVIEW

**SD07-02-002**
Strain Park *(an industrial subdivision)*, Ward 4, District 7
Developer/Owner: Webber Realty Holdings, L.L.C.    Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Albert Hamauei

**SD07-02-003**
Highland Oaks Estates, Phase III, Ward 1, District 1
Developer/Owner: Aymond Development, L.L.C.    Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

PRELIMINARY SUBDIVISION REVIEW

**SD04-10-029P**
Lake Ramsey, Phase 4A, Ward 3, District 3
Developer/Owner: One Consort International, L.L.C.    Engineer: Cooper Engineering, Inc.
*(TABLED AT THE JANUARY 9, 2007 MEETING AT THE REQUEST OF DEVELOPER)*

**SD06-07-022P2**
Tchefuncta Club Estates, Phase II, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean
*(TABLED AT THE JANUARY 9, 2007 MEETING AT THE REQUEST OF STAFF)*

**SD06-12-044P**
Stonebrook, Ward 4, District 10
Developer/Owner: Stonebrook Holdings    Engineer: Kyle & Associates, L.L.C.
Parish Council District Representative: Hon. Henry Billiot

**SD06-12-046P**
Abney Farm Estates, Ward 8, District 9
Parish Council District Representative: Hon. Barry Bagert

**SD06-10-035P2**
Country Lane Patio Homes, Phase 2, Ward 8, District 13
Developer/Owner: St. Tammany Housing Partners, L.L.C.    Engineer: Krebs, LaSalle, LeMieux

**SD06-11-039P**
AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION
FEBRUARY 13, 2007
MANDEVILLE, LOUISIANA

Chapel Creek Condominiums & Retail Development, Ward 4, District 4
Developer/Owner: Chapel Creek Development, L.L.C.  Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Patricia Brister

SD05-01-002P
Guste Island Estates, Parcel “I”, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean

SD06-10-034P
Montgomery Terrace, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean

FINAL SUBDIVISION REVIEW

SD04-06-019F5C
Versailles, Phase 5C, Ward 3, District 1
Parish Council District Representative: Hon. Marty Dean
(TABLED AT THE JANUARY 9, 2007 MEETING)

Grand Champions of Oak Harbor, Filing 3, Ward 9, District 12
Developer/Owner: C.J.S. Real Estate  Engineer: Wink Companies, L.L.C.
Parish Council District Representative: Hon. Jerry Binder

SD06-02-007F1
Coquille, Phase 1, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean

DEVELOPMENTAL AGREEMENTS

PROPOSED AMENDMENTS TO ORDINANCE 499

OLD BUSINESS

SD06-09-033
Planche Estates, Ward 3, District 3
(Request to amend setback of sewerage treatment plant in favor of River Park Estates Subdivision)

NEW BUSINESS
ADJOURNMENT