

AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 P.M. - TUESDAY, JANUARY 11, 2005
ST. TAMMANY PARISH LA HWY. 59 - KOOP DRIVE COMPLEX
21490 KOOP DRIVE, PARISH COUNCIL CHAMBERS
MANDEVILLE, LOUISIANA

DRAFT

ROLL CALL

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE DECEMBER 14, 2004 MINUTES

PUBLIC HEARINGS

APPEARER/REQUEST

ENTERING THE TAMMANY TRACE

REVOCATION/CLOSINGS REVIEW

RESUBDIVISION REVIEW

TENTATIVE SUBDIVISION REVIEW

SD04-11-030

Live Oak Trace, Ward 3, District 3

Developer/Owner: Lowe Davis Investments, L.L.C. Engineer: Wilson Engineering Consultants, Inc.

Parish Council District Representative: Hon. Red Thompson

(TABLED FROM THE DECEMBER 14, 2004 MEETING)

(DEVELOPER REQUESTS TABLING)

SD04-11-037

Keystone Center (*a commercial development*), Ward 4, District 5

Developer/Owner: Joey Lamartina Engineer: Kelly McHugh & Associates, Inc.

Parish Council District Representative: Hon. Marty Gould

(TABLED FROM THE DECEMBER 14, 2004 MEETING)

SD04-11-038

Heritage Heights, Phase VIII, Ward 4, District 5

Developer/Owner: CERP Developments, L.L.C. Engineer: Kyle Associates, L.L.C.

Parish Council District Representative: Hon. Marty Gould

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SD04-11-039

Bayou Monga Estates, Ward 3, District 4
Developer/Owner: Northshore Investors, Inc. Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Patricia Brister
(TABLED FROM THE DECEMBER 14, 2004 MEETING)

SD05-01-001

The Bluffs of Covington, Ward 3, District 1
Developer/Owner: Etienne Devlih Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Marty Dean

SD05-02-002

Guste Island Estates, Parcel "I", Ward 1, District 1
Developer/Owner: Guste Island Holding Company Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Marty Dean

SD05-02-003

Highway 25 Business Park (*an industrial development*), Ward 3, District 2
Developer/Owner: Johnny F. Smith Testamentary Trust Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Russell Fitzmorris

PRELIMINARY SUBDIVISION REVIEW

SD04-06-018P

Penn Mill Place, Ward 1, District 1
Developer/Owner: Tammany Development, Inc. Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

SD04-09-028P2

Seymour Myers Industrial Park, Phase 2 (*an industrial development*), Ward 1, District 1
Developer/Owner: Robert F. Myers Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

SD04-04-013P

Little Bogue Falaya, Ward 2, District 2
Developer/Owner: Dutsch Enterprises, LLC Engineer: Scalfano Engineering, Inc.
Parish Council District Representative: Hon. Russell Fitzmorris

FINAL SUBDIVISION REVIEW

SD04-03-010F1

Tammany Middle, L.L.C., Phase 1 (a commercial development), Ward 1, District 1
Developer/Owner: Bruno & Bruno Engineer: Duplantis Design Group, PC
Parish Council District Representative: Hon. Marty Dean
(TABLED FROM THE DECEMBER 14, 2004 MEETING)

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SD04-02-008F7A

Clipper Estates, Phase 7A, Ward 9, District 13
Developer/Owner: Clipper Land Holdings Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Joe "Coach" Thomas

SD00-09-013F2

Arbor Walk, Phase 2A, Ward 1, District 1
Developer/Owner: Lonesome Development Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Marty Dean

SD02-12-026F2A1

Penn Mill Lakes, Phase 2-A-1, Ward 3, District 3
Developer/Owner: Penn Mill Lakes, LLC Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Red Thompson

SD04-01-001F

Vintage Courts, Ward 3, District 5
Developer/Owner: Marigold Court, LLC Engineer: Scalfano Engineering, Inc.
Parish Council District Representative: Hon. Marty Gould

The Landings of Cross Gates, Phase 4, Ward 8, District 9
Developer/Owner: Cross Gates, Inc. Engineer: J.V. Burkes & Associates, Inc.
Parish Council District Representative: Hon. Berry Bagert

ENTERING PARISH RIGHT-OF-WAY/SERVITUDES/EASEMENTS

Hidden Oak Lane (street), Ward 8, District 6
Request to enter Parish right-of-way (Hidden Oak Lane) for the purpose of gaining access to property
Petitioner: Mark & Glen Holley Parish Council District Representative: Hon. Gary Singeltary
(TABLED FROM THE DECEMBER 14, 2004 MEETING)
(STAFF REQUESTS TO TABLE INDEFINITELY)

Chinchuba Subdivision, Ward 4, District 4
Request to enter Parish right-of-way (10th Street) for the purpose of gaining access to property
Petitioner: Tatty Company, L.L.C. Parish Council District Representative: Hon. Patricia Brister

Holiday Boulevard, Ward 1, District 1
Request to enter Parish right-of-way for the purpose of laying and connecting sewer and water lines
Petitioner: First Construction, Inc. Parish Council District Representative: Hon. Marty Dean

VOLUNTARY DEVELOPMENTAL AGREEMENTS

Marina Beau Chene, Sections 3 & 4, Ward 4, District 4
Developer: Marina Developers, LLC
Council District Representative: Hon. Patricia Brister

PERFORMANCE OBLIGATIONS

PROPOSED AMENDMENTS TO ORDINANCE 499

An ordinance to amend appendix B of the St. Tammany Parish Code of Ordinances, Subdivision Regulatory Ordinance No. 499, specifically, Section 40-036.02 B. Community sewerage system, when required

An ordinance to amend appendix B of the St. Tammany Parish Code of Ordinances, Subdivision Regulatory Ordinance No. 499, specifically, Section 40-061.0 Additional Requirements to Preliminary Subdivision

An ordinance to amend appendix B of the St. Tammany Parish Code of Ordinances, Subdivision Regulatory Ordinance No. 499, specifically, to rescind portions of Section 40-034.01 Contiguous Lot Rule, Item 1. and a part of Item 4.

OLD BUSINESS

SD04-02-007P

The Landing at Tchefuncta, Ward 1, District 1

Developer/Owner: Lonesome Development Engineer: Kelly McHugh & Associates, Inc.

Parish Council District Representative: Hon. Marty Dean

(Request for a waiver of the Subdivision Regulations pursuant to Section 40-100.0 Waiver of Regulations, relative to a request for an extension of the time frame for the preliminary subdivision process.)

NEW BUSINESS

Future Land Use Plan - Area Plan Amendment

(Northern Portion of Ward 1 from Interstate 12, north to the Tangipahoa Parish line)

ADJOURNMENT