AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 P.M. - TUESDAY, DECEMBER 13, 2005
ST. TAMMANY PARISH LA HWY. 59 - KOOP DRIVE COMPLEX
21490 KOOP DRIVE, PARISH COUNCIL CHAMBERS
MANDEVILLE, LOUISIANA

DRAFT

ROLL CALL

PUBLIC ANNOUNCEMENTS

- Please mute all cellular phones and pagers.
- A concerned party has the right to appeal to the Parish Council any adverse ruling made by this Commission, except final subdivision approval, which can only be appealed by the developer. An appeal form can be obtained through the Department of Planning. Appeals must be filed within ten (10) days after the meeting.
- If a person wishes to speak, they must fill out a “speaker card” which are located along the railing behind and to the left of the staff where the agendas are situated. Please return your card to the staff and you will be recognized at the appropriate time when the case you are interested in is called for public hearing.
- In the event of cases that have opposition, a time limit of ten (10) minutes for each side and a five (5) minute rebuttal shall be awarded.
- Once a case that you had interest in has been heard, please exit the building in an orderly fashion and do not congregate in the front lobby.

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE NOVEMBER 8, 2005 MINUTES

PUBLIC HEARINGS

PETITIONS

ENTERING THE TAMMANY TRACE

REVOCATION/CLOSINGS REVIEW

REV05-12-004
Proposed temporary road closure of a portion of Pine Avenue, Whispering Timbers Subdivision, Ward 1, District 1
Parish Council District Representative: Hon. Mary Dean

RESUBDIVISION REVIEW

TENTATIVE SUBDIVISION REVIEW
AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION
DECEMBER 13, 2005
MANDEVILLE, LOUISIANA

SD05-06-013
Houltonville Estates, Ward 4, District 4
Developer/Owner: Favret Investments, LLC  Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Patricia Brister
(TABLED AT THE NOVEMBER 8, 2005 MEETING AT THE REQUEST OF THE DEVELOPER)

SD05-08-022
Krentel Road Commercial Park (a commercial & industrial development), Ward 7, District 7
Developer/Owner: Randy Meyer  Engineer: Cooper Engineering, Inc.
(TABLED AT THE NOVEMBER 8, 2005 MEETING AT THE REQUEST OF THE DEVELOPER)

SD05-11-030
The Forest, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean
(TABLED AT THE NOVEMBER 8, 2005 MEETING PENDING APPEAL OF ZONING)

SD05-12-031
Plantation Manor, Ward 10, District 2
Parish Council District Representative: Hon. Russell Fitzmorris

SD05-12-032
Sierra Ridge, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean

SD05-12-033
Pine Creek Acres, Ward 1, District 1
Developer/Owner: Pine Creek Acres  Engineer: Krebs, LaSalle, LeMieux Consultants, Inc.
Parish Council District Representative: Hon. Marty Dean

SD05-12-034
Hickory Dell, Ward 6, District 6
Parish Council District Representative: Hon. Gary Singletary

SD05-12-035
The Orchard at St. Tammany Oaks, Ward 3, District 5
Developer/Owner: Orchard Drives, L.L.C.  Engineer: Cooper Engineering, Inc.

PRELIMINARY SUBDIVISION REVIEW
Lake Ramsey, Phase 4A, Ward 3, District 3
Developer/Owner: One Consort International, L.L.C.  Engineer: Cooper Engineering, Inc.
(TABLED AT THE NOVEMBER 8, 2005 MEETING AT THE REQUEST OF THE DEVELOPER)
(DEVELOPER REQUESTS EITHER TABLING FOR 120 DAYS OR WITHDRAWAL)

SD05-08-020P
Weston Glen, Ward 1, District 1
Developer/Owner: David Webber  Engineer: Richard C. Lambert Consultants
Parish Council District Representative: Hon. Marty Dean
(TABLED AT THE NOVEMBER 8, 2005 MEETING AT THE REQUEST OF THE DEVELOPER)

SD05-08-023P
Ruelle Du Chene Estates, Ward 1, District 1
Developer/Owner: Colonnade Homes  Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean
(TABLED AT THE NOVEMBER 8, 2005 MEETING AT THE REQUEST OF THE DEVELOPER)

SD04-12-037P
Keystone Center, Ward 4, District 5
Developer/Owner: Joey Lamartina  Engineer: Kelly McHugh & Associates, Inc.

SD05-11-029P
Palm Courts, Ward 1, District 1
Developer/Owner: M. Properties  Engineer: Kelly McHugh & Associates, Inc.
Parish Council District Representative: Hon. Marty Dean

SD05-09-024P
Money Hill Phase 5 Garden Homes, Ward 6, District 6
Developer/Owner: Money Hill Plantation, Ltd.  Engineer: H & H Engineering
Parish Council District Representative: Hon. Gary Singletary

FINAL SUBDIVISION REVIEW

SD04-01-005F
The Fountains, Ward 4, District 5
Developer/Owner: Arbor Holdings, L.L.C.  Engineer: Scalfano Engineering, Inc.

Normandy Oaks, Phase 2-B, Ward 1, District 1
Developer/Owner: Wainer Brothers  Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

SD02-07-018F2
Highland Oak Estates, Phase 2, Ward 1, District 1
AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION
DECEMBER 13, 2005
MANDEVILLE, LOUISIANA

Developer/Owner: Aymond Development, L.L.C.    Engineer: Cooper Engineering, Inc.
Parish Council District Representative: Hon. Marty Dean

ENTERING PARISH RIGHT-OF-WAY/SERVITUDES/EASEMENTS

Tammany Terrace Subdivision, Ward 3, District 2
Request to enter Parish right-of-way (Walden & Linden Streets, Eldora Avenue) for the purpose of gaining access to property Petitioner: Scott Designer Homes, Inc.

Mailleville Subdivision, Ward 4, District 3
Request to enter Parish right-of-way (10th Street) for the purpose of gaining access to property Petitioner: Covington Gardens, L.L.C.

VOLUNTARY DEVELOPMENTAL AGREEMENTS

PERFORMANCE OBLIGATIONS

Town of Mandeville Subdivision (Agnes & Nelson Streets), Ward 4, District 7
Amount: $46,400.00    Expires : January 11, 2006

Town of Mandeville Subdivision (Nelson Street), Ward 4, District 7
Amount: $24,000.00    Expires : January 11, 2006

Tammany West Multiplex Subdivision, Phase 3, Ward 1, District 1
Amount: $76,800.00    Expires : January 6, 2006

Normandy Oaks Subdivision, Phase 2, Ward 1, District 1
Amount: $17,400.00    Expires : January 25, 2006
Debtor: Wainer Brothers    Parish Council District Representative: Hon. Marty Dean

Plantation Subdivision (Country Meadow Drive), Ward 10, District 2
Amount: $44,000.00    Expires : January 25, 2006

Plantation Subdivision (Shiloh Drive), Ward 10, District 2
Amount: $97,600.00    Expires : January 25, 2006

Tammany Hills Subdivision (10th, 11th, Quincy & Webster Streets), Ward 3, District 5
Amount: $102,800.00    Expires : February 28, 2006
Tammany Hills Subdivision (11th Street), Ward 3, District 5
Amount: $25,600.00  Expires : April 12, 2006

Forest Brook Subdivision (Drainage Improvements), Ward 4, District 7
Amount: $130,000.00  Expires : December 23, 2005
Alexiusville Subdivision (F Street), Ward 3, District 5
Amount: $4,000.00  Expires : January 6, 2006

PROPOSED AMENDMENTS TO ORDINANCE 499

OLD BUSINESS

SD05-06-014
Country Lanes, Ward 1, District 1
Parish Council District Representative: Hon. Marty Dean
(Developer requests a name change to “Tuscany Estates” Subdivision)

NEW BUSINESS

ADJOURNMENT