AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, SEPTEMBER 1, 2009
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

CALL TO ORDER

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

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF THE MINUTES OF THE AUGUST 4, 2009 MEETING

TABLING OF CASES

PUBLIC HEARING

APPEARERS

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. **ZC09-08-021 - Text Change**
   Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (zoning) Section 7.01 Landscape and Tree Preservation Regulations.
   (TABLED FROM 8/4/09 MEETING)

2. **ZC09-08-025 - Text Change**
   Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (zoning) to add a new zoning classification Section 6.06 RO-Rural Overlay.
   (TABLED FROM 8/4/09 MEETING)

3. **ZC09-08-026**
   Existing Zoning: A-4 (Single Family-UDC ) District
   Proposed Zoning: I-1 (Industrial) District
   Acres: 261 acres
   Location: Parcel located on the south side of LA Highway 36, east of the St. Tammany Airport, S14 & 15, T7S, R12E, Ward 4, District 7
   Council District: 7

4. **ZC09-09-027**
   Existing Zoning: A-2 (Suburban) District
   Proposed Zoning: PF-1 (Public Facilities) District
   Acres: 10 acres
   Petitioner: Richard Chabreck
   Owner: First Baptist Church
   Location: Parcel located at the northeast corner of LA Highway 434 & Berry Todd Road, south of I-12 , S19, T8S, R13E, Ward 7, District 7
   Council District: 7
5. **ZC09-09-028 Text Change**

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (Zoning), Sections 5.17 NC-4 Neighborhood Institutional District 5.18 NC-5 Retail & Service District, 5.19 NC-6 Public Cultural Recreational District, 5.20 HC-1 Highway Commercial District, 5.21 HC-2 Highway Commercial District, 5.22 HC-3 Highway Commercial District, 5.23 HC-4 Highway Commercial District, 5.23A HC-5 Highway Commercial District, 5.24 I-1 Industrial District, 5.25 I-2 Industrial District, 5.26 I-3 Heavy Industrial District, 5.26A I-4 Heavy Industrial District to add the uses of Snowball Stand, Christmas Tree Sales, Fireworks Sales, Seasonal Seafood Sales, Seasonal Produce Sales as an Administrative Permit.

6. **ZC09-09-029 Text Change**

Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (Zoning), Sections 5.01 E-1 Estate District, 5.02 E-2 Estate District, 5.03 E-3 Estate District, 5.04 E-4 Estate District, 5.05 A-1 Suburban District, 5.06 A-1-A Suburban District, 5.07 A-2 Suburban District, 5.08 A-3 Suburban District, 5.09 A-4 Single Family Residential District, 5.10 A-4-A Single Family residential District to add the use of Day Care Home as an Administrative Permit.

7. **ZC09-09-030**

Existing Zoning: South (CRA-1) Central Comprehensive Rezoning Area), A-4 (Single Family) District

Proposed Zoning: A-4-A (Single Family Residential) District

Acres: 20.5661 Acres

Location: Parcel located on the south side of LA Highway 36, east of Otis Road, Sections 16 & 21, T7S, R13 E, Ward 6, District 6

Council District: 6

CONDITIONAL USE PERMIT REQUEST CASES - APPLICATIONS REQUIRING REVIEW AND APPROVAL OF THE USE BEFORE ISSUANCE OF A PERMIT ARE AS FOLLOWS:

1. **CP09-08-070 - Use: Telecommunication Equipment**

Zoning: A-4 (Single Family Residential) District

Use Size: 800 sq.ft.

Petitioner: AT&T LA / Linda Meiners

Owner: Marks' Lake, Inc. (Cindy Latter)

Location: Parcel located on the west side of Moonraker Drive, south of Eden Isles Drive, being Lot 320-A, Moonraker S/D, Phase 3-A-A, S32,T9S,R14E, Ward 9, District 13

Council District: 13

(TABLED FROM 8/4/09 MEETING)

2. **CP09-09-073 - Use: School Expansion**

Zoning: A-3 (Suburban) District

Use Size: 4,800 sq.ft.

Petitioner: David Kaufmann, Jr

Owner: Slidell Bible Chapel

Location: Parcel located on the northeast corner of Pearl Street & Ruby Street, being lots 5 & 6, Square 10, Pearl Acres Subdivision, S6, T9S, R15E, Ward 8, District 8

Council District: 8

3. **CP09-09-074 - Use: Church**

Zoning: SA (Suburban Agricultural) District

Use Size: 14,000 sq.ft.

Petitioner: Covenant Christian Church c/o Jeffrey D Shoen

Owner: Norman H. Voelkel

Location: Parcel located on the north side of LA Highway 1085, across from Shady Lake Drive, S2, T7S, R10E, Ward 1, District 1

Council District: 1

4. **CP09-09-075 - Use: Elementary School**

Zoning: ID (Institutional) District

Use Size: 107,000 sq.ft.

Petitioner: St Tammany Parish School Board/ Jeff Schoen

Owner: St Tammany Parish School Board/Gayle Sloan

Location: Parcel located on the west side of Pine Creek Blvd and on the east side of Perrilloux Road, north of LA Highway 22, S42, T7S, R10E, Ward 1, District 1

Council District: 1
5. **CP09-09-076 - Use: Telecommunication Cabinet**
   - Zoning: A-3 (Suburban) District
   - Use Size: 80 sq.ft.
   - Petitioner: AT & T- Konni Waltrip
   - Owner: Mohammad Rezai
   - Location: Parcel Located on the south side of Rue Royal, being lot 125, French Branch Estates, being 160 Rue Royal, Slidell, S7, T9S, R15E, Ward 8, District 13
   - Council District: 13

6. **CP09-09-077 - Use: Mobile Home**
   - Zoning: SA (Suburban Agricultural) District
   - Use Size: 2,435 sq.ft.
   - Petitioner: Batholomew M. & Patricia B. Palmisano
   - Owner: Bartholomew M. & Patricia B. Palmisano
   - Location: Parcel located on the south side of Major Lane, east of Green Valley Road, S10, T6S, R10E, Ward 3, District 3
   - Council District: 3

7. **CP09-09-078 - Use: Mobile Home**
   - Zoning: SA (Suburban Agricultural) District
   - Use Size: 1,128 SF
   - Petitioner: Joseph W. Sheridan
   - Owner: Joseph W. Sheridan
   - Location: Parcel located on the south side of Fairview Drive, north of LA Highway 22, being 140 Fairview Drive, Madisonville, S54, T7S, R11E, Ward 4, District 4
   - Council District: 4

8. **CP09-09-079 - Use: Mobile Home**
   - Zoning: SA (Suburban Agricultural) District
   - Use Size: 996 sq.ft.
   - Petitioner: Mr & Mrs Glenn C Bunch
   - Owner: Mr & Mrs Glenn C Bunch
   - Location: Parcel located on the south side of Davis Landing Road, east of Tulip Drive, River Gardens Subdivision, S29, T8S, R15E, Ward 8, District 9
   - Council District: 9

9. **CP07-12-211 - Use: Addition to Existing Church**
   - Zoning: SA (Suburban Agricultural) District
   - Use Size: 17,500 sq.ft.
   - Petitioner: Loyd Galloway
   - Owner: New Zion Baptist Church
   - Location: Parcel located on the west side of LA Highway 40, north of New Zion Baptist Church Road, S17, T5S, R11E, Ward 2, District 2
   - Council District: 2

**OLD BUSINESS**

1. **CP08-08-136 - Use: Mobile Home**
   - Zoning: A-3 (Suburban) District
   - Use Size: 1563 sq.ft.
   - Petitioner: Joy Shackelford
   - Owner: Joy Shackelford
   - Location: Parcel located at the end of Shackelford Road, north of Florien Road, S38, T9S, R14E, Ward 9, District 11
   - Council District: 11

**NEW BUSINESS**

**ADJOURNMENT**