AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, APRIL 6, 2010
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 MARCH 2, 2010 MEETING

TABLING OF CASES

PUBLIC HEARING

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. **ZC10-03-025**–REMOVED BY COUNCIL
   Existing Zoning: A-2 (Suburban) District
   Proposed Zoning: A-2 (Suburban) & RO (Rural Overlay) Districts
   Acres: 2.42 acres
   Petitioner: Council via Ord. Cal. # 4226
   Location: Parcel located on the north side of St. Mary Drive, east of St. Jude
   Drive, being Lot 24 in Hutchinson Farm Subdivision, S37, T7S R14E,
   Ward 8, District 6
   Council District: 6
   **TABBED FROM 3/2/10 MEETING**

2. **ZC10-03-035**
   Existing Zoning: A-6 (Multiple Family Residential) District
   Proposed Zoning: A-8 (Multiple Family Residential) District
   Acres: 13.08
   Petitioner: Parish Council by Motion-2/4/10 Meeting
   Location: Parcels located on the east side of Military Road, south of Cross Gates
   Blvd, S37 & 38, T9S, R15E, Ward 8, District 9
   Council District: 9
   **TABBED FROM 3/2/10 MEETING**

3. **ZC10-03-038**
   Existing Zoning: HC-2 (Highway Commercial), I-4 (Heavy Industrial) & I-1 (Industrial)
   Districts
   Proposed Zoning: I-2 (Industrial) District
   Acres: 11.589 acres
   Petitioner: Bioregen Systems LLC
   Owner: John & Jean Hendrix
   Location: Parcel located on the east side of Slaughter Road, south side of LA
   Highway 36, west of Reed Road, S28, T7S, R14E, Ward 6, District 6
   Council District: 6
   **TABBED FROM 3/2/10 MEETING**
4. **ZC10-04-039**

   Existing Zoning: A-2 (Suburban) District  
   Proposed Zoning: HC-1 (Highway Commercial) District  
   Acres: 0.78 acre  
   Petitioner: Council via Ord. Cal. # 4243  
   Location: Parcel located on the south side of Interstate 12, east of Gray Lane, north of Dove Park Road, S24, T7S, R11E, Ward 4, District 5  
   Council District: 5

5. **ZC10-04-040**

   Existing Zoning: A-2 (Suburban) District  
   Proposed Zoning: HC-2 (Highway Commercial) District  
   Acres: 1.29 acres  
   Petitioner: Council via Ord. Cal. # 4253  
   Location: Parcel located on the south side of US Highway 190, east of Neslo Road, west of Williams Road, S37, T8S, R14E, Ward 9, District 11  
   Council District: 11

6. **ZC10-04-041**

   Existing Zoning: A-2 (Suburban) District  
   Proposed Zoning: A-2 (Suburban) & MHO (Mobile Home Overlay) Districts  
   Acres: 1.0331 acres  
   Petitioner: Parish Council by Motion-2/4/10 Meeting  
   Location: Parcel located on the south side of Central Avenue, west of Chris Kennedy Road, being 36464 Central Ave, Pearl River, S33, T7S, R14E, Ward 6, District 6  
   Council District: 6

7. **ZC10-04-042**

   Text Change  
   Ordinance to amend the St. Tammany Parish to the Unified Development Code, Volume I (Zoning), particularly Section 5.13 A-7(D) Multi-Family Residential District-Density, and Section 5.13A A-8(D) Multi-Family Residential District-Density, to provide for a building height restriction of thirty-five (35') feet when any portion of a building or dwelling for residential or business purposes is located within 100 feet of a residential zoned property.  
   Petitioner: Parish Council by Motion-3/4/10 Meeting

8. **ZC10-04-043**

   Existing Zoning: NC-4 (Neighborhood Institutional) District  
   Proposed Zoning: HC-2 (Highway Commercial) District  
   Acres: 7.59 acres  
   Petitioner: Parish Council by Motion-3/4/10 Meeting  
   Location: Parcel located on the northwest corner of LA Highway 59 & Lonesome Road, S36, T7S, R11E, Ward 4, District 10  
   Council District: 10

9. **ZC10-04-044**

   Existing Zoning: A-2 (Suburban) District  
   Proposed Zoning: I-2 (Industrial) District  
   Acres: 3.5 acres  
   Petitioner: Parish Council by Motion-3/4/10 Meeting  
   Location: Parcel located on the east side of Mill Road, north of Hunter Lane, S36, T6S, R11E, Ward 3, District 3  
   Council District: 3
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CONDITIONAL USE PERMIT REQUEST CASES - APPLICATIONS REQUIRING REVIEW AND
APPROVAL OF THE USE BY THE ZONING COMMISSION BEFORE ISSUANCE OF A PERMIT
ARE AS FOLLOWS:

1. CP10-04-005 - Use: Daiquiri Shop
   Zoning: C-2 (Highway Commercial) District
   Use Size: 2,150 sq.ft.
   Petitioner: Stephan Schwartz
   Owner: SVS Tangi LLC
   Location: Parcel located on the west side of North Collins Blvd., south of Ronald
   Regan Highway, being 1930 North Collins Blvd., Covington, 4S, T6S,
   R11E, Ward 3, District 2
   Council District: 2

PLANNED REVIEW

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT