AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, JULY 3, 2012
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 JUNE 5, 2012 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. **ZC12-03-021**
   - Existing Zoning: A-2 (Suburban District)
   - Proposed Zoning: A-3 (Suburban District)
   - Acres: 186.39 acres
   - Petitioner: Jeff Schoen
   - Owner: Tallow Creek Shooting Grounds, LLC
   - Location: Parcel located on the east side of LA Highway 1077, north of LA Highway 1085, south of US Highway 190, S33 & 34, T6S, R10E, Ward 1, District 3
   - Council District: 3
   (TABLED FROM ZC 6/5/12 MEETING)

2. **ZC12-06-053**
   - Existing Zoning: A-2 (Suburban District)
   - Proposed Zoning: PUD (Planned Unit Development Overlay)
   - Acres: 116.30 acres
   - Petitioner: Jeff Schoen
   - Owner: Tallow Creek Shooting Grounds, LLC
   - Location: Parcel located on the east side of LA Highway 1077, north of LA Highway 1085, south of US Highway 190, S34, T6S, R10E, Ward 1, District 3
   - Council District: 3
   (TABLED FROM ZC 6/5/12 MEETING)

3. **ZC12-07-054**
   - Existing Zoning: A-1A (Suburban District)
   - Proposed Zoning: A-2 (Suburban District)
   - Acres: 6 acres
   - Petitioner: Parish Council by Motion 5/3/2012
   - Council District: 2

DRAFT June 15, 2012
<table>
<thead>
<tr>
<th>Item</th>
<th>Zoning Case</th>
<th>Existing Zoning</th>
<th>Proposed Zoning</th>
<th>Acres</th>
<th>Petitioner</th>
<th>Owner</th>
<th>Location</th>
<th>Council District</th>
</tr>
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<tbody>
<tr>
<td>4.</td>
<td>ZC12-07-055</td>
<td>A-2 (Suburban District)</td>
<td>A-2 (Suburban District) &amp; RO (Rural Overlay)</td>
<td>10 acres</td>
<td>Rebecca A. Taylor</td>
<td>Beverly A. Stubblefield</td>
<td>Parcel located on the north &amp; east sides of C.C. Road, south of South Tranquility Road, 32599 C.C. Road, Slidell, S40,T9S,R13E, Ward 9, District 11</td>
<td>11</td>
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<td>5.</td>
<td>ZC12-07-056</td>
<td>A-2 (Suburban District)</td>
<td>HC-2 (Highway Commercial District)</td>
<td>1.44 acres</td>
<td>Jeff Schoen</td>
<td>Joy D. Hobart</td>
<td>Parcel located at the southeast corner of LA Highway 21 &amp; LA Highway 1083, S5,T6S,R12E, Ward 10, District 6</td>
<td>6</td>
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<tr>
<td>6.</td>
<td>ZC12-07-057</td>
<td>A-3 (Suburban District)</td>
<td>A-3 (Suburban District) &amp; MHO (Manufactured Housing Overlay)</td>
<td>1 acre</td>
<td>Gordon &amp; Fanny Pichon</td>
<td>Gordon &amp; Fanny Pichon</td>
<td>Parcel located at the end of Sally Welch Road, east of LA Highway 434, S28,T7S,R13E, Ward 6, District 11</td>
<td>11</td>
</tr>
<tr>
<td>7.</td>
<td>ZC12-07-058</td>
<td>A-2 (Suburban District)</td>
<td>A-2 (Suburban District) &amp; RO (Rural Overlay)</td>
<td>3.02 acres</td>
<td>Parish Council by Motion 5/3/2012</td>
<td></td>
<td>Parcel located on the east side of Beverly Drive, north of Lake Ramsey Road, being 76184 Beverly Drive, Covington, S12,T6S,R10E, Ward 3, District 3</td>
<td>3</td>
</tr>
</tbody>
</table>
| 8.   | ZC12-07-059 | Ordinance to amend the Unified Development Code of St. Tammany Parish Section 8.01 Minimum Standards for Specific Subsection U. Outdoor Advertising (Billboards) to restrict the location of new billboards to within the same Highway Corridor from which a Billboard Credit was issued

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<td>9.</td>
<td>ZC12-07-060</td>
<td>A-4 (Single Family Residential District), A-2 (Suburban District), HC-2 (Highway Commercial District) &amp; HC-3 (Highway Commercial District)</td>
<td>A-4 (Single Family Residential District), A-2 (Suburban District), HC-2 (Highway Commercial District), HC-3 (Highway Commercial District) &amp; MHO (Manufactured Housing Overlay)</td>
<td>1.6 acres</td>
<td>JoAnn Reed</td>
<td>JoAnn Reed</td>
<td>Parcel located on the north side of Soell Drive, west of LA Highway 59, S12,T7S,R11E, Ward 3, District 5</td>
<td>5</td>
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</table>

DRAFT June 15, 2012
10. **ZC12-07-061**  
**Existing Zoning:** A-2 (Suburban District)  
**Proposed Zoning:** A-2 (Suburban District) & MHO (Manufactured Housing Overlay)  
**Acres:** 2.07 acres  
**Petitioner:** Deborah Beckham Huther  
**Owner:** Deborah Beckham Huther  
**Location:** Parcel located at the end of Trepagnier Road, south of LA Highway 22, being 148 Trepagnier Road, Madisonville, S37,T7S,R10E, Ward 1, District 4  
**Council District:** 4

11. **ZC12-07-062**  
**Existing Zoning:** A-1 (Suburban District)  
**Proposed Zoning:** PF-1 (Public facilities District)  
**Acres:** 86.85 acres  
**Petitioner:** St. Tammany Parish Rec District #14  
**Owner:** St. Tammany Parish Rec District #14  
**Representative:** Joseph W. Furr  
**Location:** Parcel located on the east side of LA Highway 1077, north of LA Highway 1085, S3,T7S,R10E, Ward 1, District 3  
**Council District:** 3

12. **ZC12-07-063**  
**Existing Zoning:** A-2 (Suburban District)  
**Proposed Zoning:** HC-2 (Highway Commercial) District  
**Acres:** 17.32 acres  
**Petitioner:** Jeff Schoen  
**Owner:** Joy D. Hobart  
**Location:** Parcel located on the northwest corner of LA Highway 21 & LA Highway 1083, S4 & S5,T6S,R12E, Ward 10, District 6  
**Council District:** 6

13. **ZC12-07-064**  
**Existing Zoning:** A-1 (Suburban District), HC-3 (Highway Commercial District) & I-2 (Industrial District)  
**Proposed Zoning:** HC-3 (Highway Commercial District 20.66 acres), I-1 (Industrial District 70.72 acres), PF-2 (Public Facilities District 69.7 acres), I-2 (Industrial District 28.54 acres) & SWM-1 (Solid Waste Management District 26.14 acres)  
**Acres:** 215.76 acres  
**Petitioner:** Jeff Schoen  
**Owner:** IESI LA Corp and Valerie & John Van Vrancken, III  
**Location:** Parcel located on the west side of LA Highway 434, south of I-12, S18,T8S,R13E, Ward 7, District 7  
**Council District:** 7

14. **ZC96-11-064**  
**Major amendment to PUD (Planned Unit Development Overlay)**  
**Acres:** 17.47 acres  
**Petitioner:** Arrow Engineering and Consulting, inc/Darrell Fussell  
**Owner:** Money Hill Golf & Country Club/ Mimi Goodyear Dossett  
**Location:** Parcels located on the north, south and west of Bald Eagle Drive, being lots 379-391, Phase 6, Part 3 of Money Hill Subdivision, S12,13; T6S; R12E, Ward 6, District 6  
**Council District:** 6
OLD BUSINESS

1. **CP09-09-074 - Use: Church**
   - Zoning: SA (Suburban Agricultural) District
   - Use Size: 14,000 sq.ft.
   - Petitioner: Covenant Christian Church c/o Jeffrey D Shoem
   - 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

NEW BUSINESS

ADJOURNMENT