AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - WEDNESDAY, NOVEMBER 7, 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 OCTOBER 2, 2012 MEETING

ELECTION OF OFFICER

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 REQUIREING REVIEW & RECOMMENDATION OF APPROVAL BY THE ZONING COMMISSION BEFORE ACTION BY THE PARISH COUNCIL ARE AS FOLLOWS:

1. **ZC12-08-076**
   - Proposed Zoning: PUD (Planned Unit Development Overlay)
   - Acres: 15.55 acres
   - Petitioner: Ryan Ritchie
   - Owner: Covington Medical Properties, LLC & St. Tammany Parish Government
   - Location: Parcel located on the north side of Emerald Forest Blvd, east of Falconer Drive, S11,T7S,R11E, Ward 3, District 5
   - Council District: 5

2. **ZC12-08-077**
   - Existing Zoning: NC-4 (Neighborhood Institutional District), NC-1 (Professional Office District) & A-7 (Multiple Family Residential District)
   - Proposed Zoning: A-4A (Single-Family Residential District)
   - Acres: 15.55 acres
   - Petitioner: Ryan Ritchie
   - Owner: Covington Medical Properties, LLC & St. Tammany Parish Government
   - Location: Parcel located on the north side of Emerald Forest Blvd, east of Falconer Drive, S11,T7S,R11E, Ward 3, District 5
   - Council District: 5

3. **ZC06-02-011**
   - Major Amendment to PUD (Planned Unit Development Overlay)
   - Acres: 286.81 acres
   - Petitioner: 285 LLC/Richard L. Murphy
   - Owner: 285 LLC.
   - Location: Parcel located on the east and west sides of LA Highway 1077, north of US Highway 190, S21, T6S, R10E, Ward 1, District 3
   - Council District: 3

DRAFT - OCTOBER 9, 2012
4. **ZC12-11-105**  
Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: A-1 (Suburban District) & MHO (Manufactured Housing Overlay)  
Acres: 1.5 acres  
Petitioner: Howard Brumfield  
Owner: Howard Brumfield  
Location: Parcel located on the east side of LA Highway 450, north of Starwood Ranch Road, S17, T4S, R10E, Ward 2, District 3  
Council District: 3

5. **ZC12-11-106**  
Existing Zoning: CB-1 (Community Based Facilities District)  
Proposed Zoning: HC-3 (Highway Commercial District)  
Acres: 10 acres  
Location: Parcel located on the north side of Brewster Road, south of I-12, west of LA Highway 21, S12, T7S, R10E, Ward 1, District 1  
Council District: 1

6. **ZC12-11-107**  
Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: A-1 (Suburban District) & MHO (Manufactured Housing Overlay)  
Acres: 5 acres  
Petitioner: Parish Council by Motion 9/10/12  
Location: Parcel located on the east side of Jim Loyd Road, south of LA Highway 40, S16, T5S, R10E, Ward 2, District 3  
Council District: 3

7. **ZC12-11-108**  
Existing Zoning: A-4A (Suburban District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 1.66 acres  
Petitioner: Parish Council by Motion 9/10/12  
Location: Parcel located on the east side of 8th Street & on the west side of 9th Street, south of LA Highway 36, S42, T6S, R11E, Ward 3, District 2  
Council District: 2

8. **ZC12-11-109**  
Existing Zoning: A-2 (Suburban District)  
Proposed Zoning: PF-1 (Public Facilities District)  
Acres: 1.4 acres  
Petitioner: Laura Lei Bodin  
Owner: Hancock Bank of Louisiana/ Brad Stillwagon  
Location: Parcel located on the southeast corner of Harrison Avenue & Fuchsia Street, S12, T7S, R11E, Ward 3, District 5  
Council District: 5

9. **ZC12-11-110**  
Existing Zoning: A-1 (Suburban District) & PF-2 (Public Facilities District)  
Proposed Zoning: SWM-1 (Solid Waste Management District)  
Acres: 2.40 acres  
Petitioner: Jeff Schoen  
Owner: 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

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10. **ZC12-11-111**
   - **Existing Zoning:** A-1 (Suburban District) & I-2 (Industrial) District
   - **Proposed Zoning:** HC-3 (Highway Commercial District)
   - **Acres:** 20.66 acres
   - **Petitioner:** Jeff Schoen
   - **Owner:** IESI LA Corporation
   - **Location:** Parcel located on the west side of LA Highway 434, south of I-12, Lacombe, S18,T8S,R13E, Ward 7, District 7
   - **Council District:** 7

11. **ZC12-11-112**
   - **Existing Zoning:** A-3 (Suburban District)
   - **Proposed Zoning:** PF-1 (Public Facilities District)
   - **Acres:** 2.4 acres
   - **Petitioner:** David Bankston
   - **Owner:** Mandeville Christian Fellowship Church/David Bankston
   - **Location:** Parcel located on the north side of LA Highway 1088, west of Soult Street, being 1211 Highway 1088, Mandeville, S6,T8S,R12E, Ward 4, District 5
   - **Council District:** 5

12. **ZC12-11-113**
   - **Existing Zoning:** PUD (Planned Unit Development Overlay)
   - **Proposed Zoning:** PF-1 (Public Facilities District)
   - **Acres:** 0.424 acre
   - **Petitioner:** 285, LLC/Richard Murphy
   - **Owner:** 285, LLC/Richard Murphy
   - **Location:** Parcel located on the northwest corner of US Highway 190 & Richardson Street, S21, T6S,R10E, Ward 1, District 3
   - **Council District:** 3

13. **ZC12-11-114**
   - **Existing Zoning:** A-1 (Suburban District)
   - **Proposed Zoning:** A-1 (Suburban District) & MHO (Manufactured Housing Overlay)
   - **Acres:** 0.99 acre
   - **Petitioner:** Tiffany Morris
   - **Owner:** Tiffany & Roberty Morris
   - **Location:** Parcel located on the east side of Wilkinson Road, north of McGee Road, being 74300 Wilkinson Road, Covington, S21,T6S,R10E, Ward 1, District 3
   - **Council District:** 3

**OLD BUSINESS**

**NEW BUSINESS**

**ADJOURNMENT**