AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. - TUESDAY, JANUARY 6, 2015
ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS
KOOP DRIVE OFF OF HIGHWAY 59
MANDEVILLE, LOUISIANA

ROLL CALL

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

APPROVAL OF THE MINUTES OF THE NOVEMBER 5, 2014 MEETING

APPROVAL OF THE MINUTES OF THE DECEMBER 2, 2014 MEETING

POSTPONING 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. **ZC14-10-093**
   - Existing Zoning: HC-3 (Highway Commercial District)
   - Proposed Zoning: A-8 (Multiple Family Residential District)
   - Acres: 11 acres
   - Petitioner: Parish Council by motion 08/07/14
   - Location: Parcel located on the west side of US Highway 11, north of Pine Place, south of Hunter Street, S26, T8S, R14E, Ward 8, District 14
   - Council District: 14
   - POSTPONED FROM 12/2/14 MEETING

2. **ZC06-06-047**
   - Major Amendment to the PUD (Planned Unit Development Overlay)
   - Acres: 191.97 acres
   - Petitioner: Arrow Engineering and Consulting, Inc.
   - Owner: Tantella Development Group, L.L.C.
   - Location: Parcel located on the east side of LA Highway 1077 & Tantella Ranch Road, north of Magae Road, S16 & 21, T6S, R10E, Ward 1, District 3.
   - Council District: 3
   - POSTPONED FROM 12/2/14 MEETING

3. **ZC14-12-104**
   - Existing Zoning: I-4 (Heavy Industrial District)
   - Proposed Zoning: A-4 (Single Family Residential District)
   - Acres: 49.21 acres
   - Petitioner: Parish Council by motion 10/02/14
   - Location: Parcel located on the east side of US Highway 11, south of Robert Road, north of Hass Road, S23, T8S, R14E, Ward 8, District 14
   - Council District: 14
   - POSTPONED FROM 12/2/14 MEETING

DRAFT - December 12, 2014
4. **ZC14-12-105**  
Existing Zoning: HC-2 (Highway Commercial District)  
Proposed Zoning: A-4 (Single Family Residential District)  
Acres: 4.93 acres  
Petitioner: Parish Council by motion 10/02/14  
Location: Parcel located on the north side of Ben Thomas Road, west of US Highway 11, S34, T8S, R14E, Ward 9, District 14  
Council District: 14  
POSTPONED FROM 12/2/14 MEETING)

5. **ZC15-01-001**  
Existing Zoning: A-5 (Two Family Residential District) & HC-2 (Highway Commercial District)  
Proposed Zoning: A-7 (Multi Family Residential District)  
Acres: 0.36 acres  
Petitioner: Willa Pitts Kramer  
Owner: Willa Pitts Kramer  
Location: Parcel located on the north side Walnut Street, west of Palmetto Avenue, being lots 36, 37 & 38, Square 11, Ozone Park Subdivision, S22, T7S, R11E, Ward 4, District 5  
Council District: 5

6. **ZC15-01-002**  
Existing Zoning: HC-2 (Highway Commercial District)  
Proposed Zoning: I-2 (Industrial District)  
Acres: 6 acres  
Petitioner: Paul Richard  
Owner: Paul & Susan Richard  
Location: Parcel located on the north side of Powell Drive, west of Doss Drive, south of I-12, S34, T8S, R14E, Ward 9, District 14  
Council District: 14

7. **ZC15-01-003**  
Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: A-1 (Suburban District) & MHO (Manufactured Housing Overlay)  
Acres: 3 acres  
Petitioner: Nicholas Carboni  
Owner: Nicholas Carboni  
Location: Parcel located on the south side of Baham Road, west of LA Highway 1077, being 12274 Baham Road, Covington, S33, T6S, R10E, Ward 1, District 3  
Council District: 3

8. **ZC15-01-004**  
Existing Zoning: NC-4 (Neighborhood Institutional District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Acres: 0.997 acre  
Petitioner: Tommy Trapp  
Owner: Tommy & Noris Trapp  
Location: Parcel located on the north side of US Highway 190, S34, T8S, R13E, Ward 9, District 11  
Council District: 11

9. **ZC15-01-005**  
Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: PF-1 (Public Facilities District)  
Acres: 10.13 acres  
Petitioner: Michael Shields  
Owner: The State of Louisiana  
Representative: Alex Miller  
Location: Parcel located on the west side of LA Highway 1083, south of LA Highway 40, S15, T5S, R12E, Ward 5, District 6  
Council District: 6
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10. **ZC15-01-006**
    Existing Zoning: A-4 (Single Family Residential District) & A-3 (Suburban District)
    Proposed Zoning: PF-1 (Public Facilities District)
    Acres: 74.46 acres
    Location: Parcel located on the south side of LA Highway 36, east of Otis Road, S21, T7S, R13E, Ward 6, District 11
    Council District: 11

11. **ZC15-01-007**
    Existing Zoning: A-4 (Single Family Residential District)
    Proposed Zoning: A-4 (Single Family Residential District) & MHO (Manufactured Housing Overlay)
    Acres: 7.47 acres
    Petitioner: Parish Council by motion 11/06/14
    Location: Parcel located on the south side of Powell Drive, west of Grace Drive, S34, T8S, R14E, Ward 9, District 14
    Council District: 14

12. **ZC15-01-008**
    Existing Zoning: A-1 (Suburban District)
    Proposed Zoning: AT-1 (Animal Training/Housing District)
    Acres: 6.061 acres
    Petitioner: Jason Dalton
    Owner: Scarlett Dalton
    Representative: Paul Mayronne
    Location: Parcel located on the north side of LA Highway 1085, west of White Chapel Road, being 14279 LA Highway 1085, Covington, S2, T7S, R10E, Ward 1, District 3
    Council District: 3

13. **ZC15-01-009**
    Text Change Ordinance to amend the St. Tammany Parish Unified Development Code, Volume I (Zoning), Article 2 Definitions, to add the definition of breezeway

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

DRAFT - December 12, 2014