AGENDA
ST. TAMMANY PARISH ZONING COMMISSION
6:00 P.M. -TUESDAY, APRIL 2, 2013
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 MARCH 5, 2013 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. **ZC13-02-011**
   - Existing Zoning: A-4 (Single Family Residential District)
   - Proposed Zoning: PF-1 (Public Facilities District)
   - Acres: 27,890 sq.ft.
   - Petitioner: Fire District #12
   - Owner: One Consort International
   - Representative: Robert Barnett
   - Location: Parcel located on the west side of Ramsey Court, North of Lake Bend Drive, S10,T6S,R10E, Ward 3, District 3
   - Council District: 3
   (TABLED FROM ZC 3/5/13 MEETING)

2. **ZC13-03-012**
   - Existing Zoning: A-2 (Suburban District)
   - Proposed Zoning: A-2 (Suburban District) & MHO (Manufactured Housing Overlay)
   - Acres: 1.66 acres
   - Petitioner: Ashanda Mitchell
   - Owner: Ashanda Mitchell
   - Location: Parcel located on the south side of Lowe Davis Road, east of United Church Road, being 21288 Lowe Davis Road, Covington, S25,T6S,R11E, Ward 3, District 6
   - Council District: 6
   (TABLED FROM ZC 3/5/13 MEETING)

DRAFT - March 14, 2013
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3. ZC13-04-016
   Existing Zoning: A-1A (Suburban District)
   Proposed Zoning: A-2 (Suburban District)
   Acres: 5.31 acres
   Petitioner: Robert & Melissa Ohara
   Owner: Robert & Melissa Ohara
   Location: Parcel located on the east side of Atwood Road, west of Lee Road, being
   19423 Atwood Road, Covington, S27,T5S,R11E, Ward 2, District 2
   Council District: 2

4. ZC13-04-017
   Existing Zoning: A-1 (Suburban District)
   Proposed Zoning: A-2 (Suburban District) and MHO (Manufactured Housing Overlay)
   Acres: 3.285 acres
   Petitioner: Parish Council by motion 2/7/13
   Location: Parcel located at the southeast corner of Sharp Chapel Road & LA Highway 40, S12,T5S,R11E, Ward 2, District 6
   Council District: 6

5. ZC13-04-018
   Existing Zoning: A-1 (Suburban District)
   Proposed Zoning: A-2 (Suburban District)
   Acres: 2.64 acres
   Petitioner: Robert Flowers
   Owner: Stella P. Alexander, Dodecanese Alexander & Doniphan Donahue
   Location: Parcel located on the south side of Jakes Road, west of LA Highway 450, north
   of Hart Road, S18, T4S, R10E, Ward 2, District 3
   Council District: 3

6. ZC13-04-019
   Existing Zoning: A-4 (Single-Family Residential District)
   Proposed Zoning: A-4 (Single-Family Residential District) & RO (Rural Overlay)
   Acres: 0.889 acre
   Petitioner: Lesley Ezkovich
   Owner: Lesley Ezkovich & Ryan & Hailey Tierney
   Location: Parcel located on the north side of West Porter's River Road, west of I-59, being 39311 West Porter River's Road, Pearl River , S42,T8S,R14E, Ward 8, District 9
   Council District: 9

7. ZC13-04-020
   Existing Zoning: NC-4 (Neighborhood Institutional District)
   Proposed Zoning: HC-2 (Highway Commercial District)
   Acres: 0.570 acre
   Petitioner: Ed Gaden
   Owner: Linda G. Kenney, Leonard Guarino, Robert W. Kenny Jr., Aimee Cappy
   Location: Parcel located on the northeast corner of LA Highway 36 & Bullard Street, S42,T6S,R11E, Ward 3, District 2
   Council District: 2

8. ZC13-04-021
   Existing Zoning: NC-2 (Indoor Retail and Service District) & PBC-1 (Planned Business Center)
   Proposed Zoning: A-4A (Single-Family Residential District)
   Acres: 16.811 acres
   Petitioner: Mark Malkemus
   Owner: Step Three Investments, LLC
   Location: Parcel located at the end of Andrew Drive, east of Hollycrest Lane, S15,T7S,R11E, Ward 3, District 5
   Council District: 5
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9. ZC13-04-022
   Proposed Zoning: PUD (Planned Unit Development Overlay)
   Acres: 16.811 acres
   Petitioner: Mark Malkemlus
   Owner: Step Three Investments, LLC
   Location: Parcel located at the end of Andrew Drive, east of Hollycrest Lane,
     S15,T7S,R11E, Ward 3, District 5
   Council District: 5

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. CP13-04-001 - Use: Asphalt Batching Plant
   Zoning: I-4 (Heavy Industrial District)
   Use Size: 11,250 sq.ft.
   Petitioner: TG Materials, LLC
   Owner: Leon Lowe and Sons Partnership
   Representative: Steve Duvernay
   Location: Parcel located at the end of Highway Department Road, west of US Highway
     11, S14,T8S,R14E, Ward 8, District 9
   Council District: 9

PLAN REVIEW CASES - APPLICATIONS REQUIRING REVIEW & APPROVAL OF SITE PLANS
ALONG A PLANNED CORRIDOR DISTRICT BY THE ZONING COMMISSION ARE AS
FOLLOWS:

1. PR13-04-001 - Use: Retail Building
   Corridor: Retail Building
   Zoning: NC-4 (Neighborhood Institutional District)
   Use Size: 2,041 sf
   Petitioner: Rod Rodrigue
   Owner: Andreas & Jennifer Antzoulis
   Location: Parcel located on the west side of LA Highway 21, south of Arborwalk Drive,
     north of Dummyline Road, being 339 hwy 21, Covington , S41,T7S,R10E,
     Ward 1, District 1.
   Council District: 1

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

DRAFT - March 14, 2013