

**AGENDA**  
**ST. TAMMANY PARISH ZONING COMMISSION MEETING**  
**6:00 P.M. - TUESDAY, FEBRUARY 7, 2017**  
**ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS**  
**KOOP DRIVE OFF OF HIGHWAY 59**  
**MANDEVILLE, LA**

**ROLL CALL**

**CALL TO ORDER**

**DRAFT**

**ANNOUNCEMENTS**

- **Phones and Pagers**
- **Appeals**
- **Speaker Cards**
- **Public Speaking - Ten (10) minutes each side and five (5) minutes for rebuttal**
- **Please exit the building**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**APPROVAL OF THE MINUTES FOR THE JANUARY 3, 2017 ZONING MEETING**

**POSTPONING OF CASES**

**PUBLIC HEARINGS**

**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. 2016-399-ZC**

Existing Zoning: A-3(Suburban District), I-1(Industrial District) & I-2 (Industrial District)  
Proposed Zoning: I-2(Industrial District)  
Acres: 15 acres  
Petitioner: Chris Fernandez  
Owner: Charles Ruffino  
Representative: Warren Campagna  
Location: Parcel located on the east side of Cabiran Drive, east of Camp Villere Road, south of Fleetwood Drive , S32, T8S, R14E, Ward 9, District 11  
Council District: 11

**POSTPONED FROM THE 12/06/2016 MEETING**

**2. Zoning Case No. ZC08-01-007**

Major Amendment to the PUD (Planned Unit Development Overlay)  
Acres: 92.61 acres  
Petitioner: Gulf State Services/ Mike Saucier  
Owner: Lucky 7 Trust, Versailles Business Park, LLC, Versailles Land & Development Co., LLC  
Location: Parcel located on the north of I-12, west of Holiday Square Blvd., south of Versailles Subdivision, S15 & 16,T7S,R11E, Ward 3, District 5  
Council District: 5

**POSTPONED FROM THE 1/3/2017 MEETING**

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3. **2016-506-ZC**  
 Existing Zoning: A-2 (Suburban District)  
 Proposed Zoning: HC-2 (Highway Commercial District)  
 Acres: 0.67 acre  
 Petitioner: Connie T. Capdeboscq  
 Owner: Connie T. Capdeboscq  
 Location: Parcel located on the east side of LA Hwy 434, south of Berry Todd Road, north of US Hwy 190, being 61700 Highway 434, Lacombe, S43, T8S, R12E, Ward 7, District 7.  
 Council District: 7
  
4. **2016-516-ZC**  
 Existing Zoning: A-1 (Suburban District)  
 Proposed Zoning: HC-2 (Highway Commercial District)  
 Acres: 7.56 acres  
 Petitioner: Mickey Renfroe  
 Owner: Cure Land Co LLC  
 Location: Parcel located on the south side of US Hwy 90, west of Honey Island Marina Road and the Pearl River, S30, T9, R16E, Ward 8, District 13.  
 Council District: 13
  
5. **2016-522-ZC**  
 Existing Zoning: A-2 (Suburban District)  
 Proposed Zoning: HC-2 (Highway Commercial District)  
 Acres: 1.93 acres  
 Petitioner: Tellus Management/Rebecca Rostrup  
 Owner: Earl & Mary Dufrene, Julio & Anne Arana  
 Location: Parcel located on the south side of Parker Drive, west of LA Hwy 59, S12, T7S, R11E, Ward 3, District 5  
 Council District: 5
  
6. **2016-523-ZC**  
 Existing Zoning: PUD (Planned Unit Development Overlay)  
 Proposed Zoning: A-4A (Single Family Residential District), A-5 (Two Family Residential District), A-8 (Multiple Family Residential District), & HC-2 (Highway Commercial District)  
 Acres: 157.31 acres  
 Petitioner: 285 LLC/Richard Murphy  
 Owner: 285 LLC/Richard Murphy  
 Location: Parcel located on the east side of LA Hwy 1077, north of US Hwy 190, S21, T6S, R10E, Ward 1, District 3  
 Council District: 3
  
7. **2016-524-ZC**  
 Existing Zoning: PUD (Planned Unit Development Overlay)  
 Proposed Zoning: A-4A (Single Family Residential District), A-5 (Two Family Residential District), A-8 (Multiple Family Residential District), & HC-2 (Highway Commercial District) & PUD (Planned Unit Development Overlay)  
 Acres: 157.31 acres  
 Petitioner: 285 LLC/Richard Murphy  
 Owner: 285 LLC/Richard Murphy  
 Location: parcel located on the east side of LA Hwy 1077, north of US Hwy 190, S21, T6S, R10E, Ward 1, District 3  
 Council District: 3

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**8. Zoning Case No. ZC06-02-011**

Major Amendment to the PUD Planned Unit Development Overlay

Ward 1, District 3

Parcel located on the east and west sides of LA Highway 1077, north of US Highway 190

S21, T6S, R10E

SIZE – 122.93 acres

Petitioner – 285, LLC

Owner – 285, LLC

DRAFT

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

**1. PR16-10-002 - Use: Retail Building & Restaurant**

Corridor: Planned Corridor Overlay

Zoning: HC-2 Highway Commercial District

Use Size: 9000 sq. ft.

Petitioner: John S. Bowers III

Owner: JSB Hwy 21 Lots, LLC

Representative: G & S Engineering LLC

Location: Parcel located on the east side of LA Highway 21, south of Azalea Drive, S47, T7S, R11E, Ward 1, District 1.

Council District: 1

**POSTPONED FROM THE 12/6//2016 MEETING**

**2. PR15-04-003 - USE: Driveways, Parking lots and Outdoor Lighting for the Running Track, Football Field & Tennis Courts**

Corridor: Highway 21 Planned Corridor

Zoning: ED-2 (Higher Education District)

Use Size: 13.15 acres

Petitioner: John Pousson

Owner: Chris Episcopal Church / Liz Taurman, Senior Warden

Location: Parcel located on the southeast corner of LA Highway 21 & Christwood Blvd; S41 & 46, T7S, R10E; Ward 1, District 1.

**POSTPONED FROM THE 1/3/2017 MEETING**

**OLD BUSINESS**

**NEW BUSINESS**

**ADJOURNMENT**