

**AGENDA**  
**ST. TAMMANY PARISH ZONING COMMISSION MEETING**  
**6:00 P.M. – TUESDAY, MARCH 5, 2024**  
**ST. TAMMANY PARISH ADMINISTRATIVE COMPLEX, COUNCIL CHAMBERS**  
**KOOP DRIVE OFF OF HIGHWAY 59**  
**MANDEVILLE, LOUISIANA**

A livestream will be available for viewing on regular broadcast channels (Charter Channel 710; U-verse Channel 99) or on the Parish website: [www.stpgov.org](http://www.stpgov.org). The livestream will begin at 6:00 PM on Tuesday, March 5, 2024.

**ROLL CALL**

**CALL TO ORDER**

**ANNOUNCEMENTS**

- Please silence all phones and electronic devices
- Appeals
- Speaker Cards
- Public Speaking - Ten (10) minutes each side and five (5) minutes for rebuttal
- Please exit the building

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**ELECTION OF OFFICERS**

**APPROVAL OF THE FEBRUARY 6, 2024 MINUTES**

**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. 2023-3621-ZC**

Existing Zoning: HC-2 (Highway Commercial District)  
Proposed Zoning: HC-3 (Highway Commercial District)  
Location: Parcel located on the on the southwest corner of Desoto Street and Asbury Drive, Mandeville; S34, T7S, R11E; Ward 4, District 5  
Acres: 1.312 acres  
Petitioner: Richard Flick  
Owner: Richard Flick  
Council District: 5

**POSTPONED FROM THE JANUARY 3, 2024 MEETING**

**2. 2024-3688-ZC**

Existing Zoning: A-4A (Single-Family Residential District) and HC-1(Highway Commercial District)  
Proposed Zoning: NC-1 (Professional Office District)  
Location: Parcel located on the west side of Courtano Road, south of Harrison Avenue, Covington; S48, T7S, R11E; Ward 3, District 2  
Acres: 1.46 acres  
Petitioner: Jones-Fussell, L.L.P. - Jeffrey D. Schoen  
Owner: Patricia S. Toledano and Rykert O Toledano, Jr.  
Council District: 2

**3. 2024-3690-ZC**

Existing Zoning: HC-2 (Highway Commercial District) and NC-4 (Neighborhood Institutional District)  
Proposed Zoning: A-3 (Suburban District)  
Location: Parcel located on the northeast corner of U.S. Highway 190 East & Shamrock Road, Slidell; S18, T9S, R15E; Ward 8, District 13  
Acres: 1.767 acres  
Petitioner: STARC of Louisiana INC - Mark Baham  
Owner: STARC of Louisiana INC - Mark Baham  
Council District: 13

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4. **2024-3691-ZC**  
Existing Zoning: I-4 (Heavy Industrial District)  
Proposed Zoning: PF-1 (Public Facilities District)  
Location: Parcel located on the west side of Highway Department Road, being 38123 Highway Department Road, Pearl River; S14, T8S, R14E; Ward 9, District 9  
Acres: 4.2509 acres  
Petitioner: Jones-Fussell, L.L.P. - Jeffrey D. Schoen  
Owner: Michael L. and Mary R. Cramer  
Council District: 9
5. **2024-3693-ZC**  
Existing Zoning: A-2 (Suburban District)  
Proposed Zoning: CBF-1 (Community-Based Facilities District)  
Location: Parcel located on the west side of Louisiana Highway 1085, east of Bedico Boulevard and west of Peters Road, Madisonville; S5, T7S, R10E; Ward 1, District 4  
Acres: 43.68 acres  
Petitioner: Jones-Fussell, L.L.P. - Paul Mayronne  
Owner: Peters Family Trust - Michael L. Chalaron, Lizbeth Suzanne Peter, Philip Michael Peter, Andree O. Chalaron  
Council District: 4
6. **2024-3696-ZC**  
Existing Zoning: NC-4 (Neighborhood Institutional District)  
Proposed Zoning: HC-2 (Highway Commercial District)  
Location: Parcel located on the north side of LA Highway 36, east of Bullard Street, Covington; S42, T6S, R11E; Ward 3, District 2  
Acres: .64 acres  
Petitioner: Craig Paige  
Owner: Optimize Solutions, LLC – Craig Page  
Council District: 2
7. **2024-3705-ZC**  
Existing Zoning: A-1 (Suburban District)  
Proposed Zoning: A-2 (Suburban District) and MHO (Manufactured Housing Overlay)  
Location: Parcel located on the southeast side of McGee Road, east of LA Highway 1077, Covington; S21, T6S, R10E; Ward 1, District 3  
Acres: 1 acre  
Petitioner: Monica Wright  
Owner: Mary Wright  
Council District: 3
8. **Zoning Case No. ZC06-10-100**  
Major Amendment to the PUD (Planned Unit Development Overlay)  
WARD 4 DISTRICT 11  
Parcel located at the end of Koop Drive, west of LA Highway 59, Mandeville  
S24, T7S, R11E  
SIZE – 25.58 acres  
PETITIONER – St. Tammany Parish Government  
OWNER – St. Tammany Parish Government

**NEW BUSINESS**

**OLD BUSINESS**

**ADJOURNMENT**