

AGENDA
ST. TAMMANY PARISH PLANNING COMMISSION MEETING
6:00 PM - TUESDAY, DECEMBER 10, 2019
ST. TAMMANY PARISH GOVERNMENT COMPLEX
PARISH COUNCIL CHAMBERS
21490 KOOP DRIVE, MANDEVILLE, LOUISIANA

ROLL CALL

PUBLIC 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 AND PLEDGE OF ALLEGIANCE

APPROVAL OF THE SPECIAL RESCHEDULED OCTOBER 8, 2019 MINUTES

APPROVAL OF THE NOVEMBER 12, 2019 MINUTES

PUBLIC HEARINGS:

REQUEST FOR POSTPONEMENTS

ENTERING PARISH RIGHT-OF-WAY, SERVITUDES, EASEMENTS & TAMMANY TRACE

Entering the Parish Right-of-way

Request to Enter the Parish Right-of-Way for Audubon Street, Town of Mandeville Subdivision for the purpose of extending the street and installing drainage features.

Debtor: Mr. William H. Johnson

Parish Council District Representative: Hon. Jacob Groby

General Location: The property is located on the north side of Labarre Street, east of Foy Street, Mandeville, Louisiana. Ward 4, District 7

Entering the Parish Right-of-way

Request to Enter the Parish Right-of-Way for Coffee Street and Oak Street, Town of Mandeville Subdivision for the purpose of improvement of the streets and installing drainage features.

Debtor: Gingercrest, Inc. (RaceTrac Petroleum, Inc.)

Parish Council District Representative: Hon. Maureen O'Brien

General Location: The property is located on the north side of Florida Street, east of Coffee Street and west of Oak Street, Mandeville, Louisiana. Ward 4, District 10.

REVOCATION REVIEW

MINOR SUBDIVISION REVIEW

2019-1667-MSP

A minor subdivision of 7.76 acres into Parcels 1 & 2
Owners: Melanie A. Pichon
Surveyor: J.V. Burkes & Associates, Inc
Parish Council District Representative: Hon. Steve Stefancik
General Location: The property is located on the east side of Corner Drive, north of US Highway 190, Slidell, Louisiana. Ward 9, District 11

2019-1701-MSP

A minor subdivision of 4.49 acres & 1 acre into Parcels A & B
Owners: James C. Hall & Lyle Lapeyrouse
Surveyor: Land Surveying, LLC
Parish Council District Representative: Hon. Marty Dean
General Location: The property is located on the east side of LA Highway 1077, north Dummyline Road, Covington, Louisiana. Ward 1, District 1

2019-1710-MSP

A minor subdivision of 2.98 acres into Parcels A & B
Owners: Brian & Merry Byers
Surveyor: Land Surveying, LLC
Parish Council District Representative: Hon. Richard E. Tanner
General Location: The property is located on the west side of Allen Road, south of Jarrell Road, Covington, Louisiana. Ward 10, District 6

2019-1719-MSP

A minor subdivision of 37.49 acres into Parcels A, B, C & D
Owners: Terence P. Ryan & Terence P. Ryan, Jr.
Surveyor: Land Surveying, LLC
Parish Council District Representative: Hon. James A. Thompson
General Location: The property is located on the south side of Boyd Rd, east of Tantela Ranch Road, Covington, Louisiana. Ward 1, District 3

2019-1727-MSP

A minor subdivision of 4.582 acres into Parcels A & B
Owners: Ferrer Cottages, LLC - Douglas Ferrer
Surveyor: John G. Cummings & Associates
Parish Council District Representative: Hon. David R. Fitzgerald
General Location: The property is located on the west side of Military Road/LA Highway 21, north of LA Highway 36, Covington, Louisiana. Ward 3, District 2

RESUBDIVISION REVIEW

2019-1724-MRP

A resubdivision of Tract B into Tracts B-1 & B-2, Phase 4, Northpointe Business Park
Owners: Northpointe Business Park, LLC - Christopher Lopez & Gary Bourgeois
Surveyor: John G. Cummings & Associates
Parish Council District Representative: Hon. James A. Thompson
General Location: The property is located on the south side and at the end of Northpointe Court, west of LA Highway 1077, Covington, Louisiana. Ward 1, District 3

2019-1726-MRP

A resubdivision of lots 1-14, lot 76, lots C1-C8 & a 10.3 acre Tract into Lots 1A-14A, 15-28, GS-5 & a 10.49 acre Tract, Phase 1, Covington Place Cottages

Owners: Tidal Group, LLC - Adam Henning

Surveyor: Randal W. Brown & Associates, Inc.

Parish Council District Representative: Hon. David R. Fitzgerald

General Location: The property is located on the north side of 10th Street, on the west side of Covington Cottage Lane and on the north and south side of Craftsman Court, Covington, Louisiana.

Ward 3, District 2

PETITIONS/WAIVER REQUESTS

DORMANT SUBDIVISION REVIEW

TENTATIVE SUBDIVISION REVIEW

PRELIMINARY SUBDIVISION REVIEW

FINAL SUBDIVISION REVIEW

2019-1687-FP

Oaklawn Trace, Phase 1

Developer/Owner: J/MAC Development, LLC

Engineer/Surveyor: Kelly McHugh & Associates, Inc.

Parish Council District Representative: Hon. Steve Stefancik

General Location: The property is located on the south side of US Highway 190, east of Transmitter Road, west of South Tranquility Road, Lacombe, Louisiana. Ward 7 District 11

Postponed at the November 12, 2019 meeting

2019-1688-FP

Wingfield, Phase 1

Developer/Owner: Bruno Brothers Real Estate

Engineer/Surveyor: Arrow Engineering & Consulting, Inc,

Parish Council District Representative: Hon. James Thompson

General Location: The property is located on the north side of Joiner Wymer Road, west of LA Highway 1077, Covington, Louisiana. Ward 1 District 3

Postponed at the November 12, 2019 meeting

2019-1722-FP

Lakeshore Villages, Phase 4-A-4

Developer/Owner: D.R. Horton, Inc. - Gulf Coast

Engineer/Surveyor: Duplantis Design Group, PC/Acadia land Surveying, LLC

Parish Council District Representative: Hon. S. Michele Blanchard

General Location: The property is located north of Oak Harbor Blvd., west of LA Highway 433, east of Interstate-10, Slidell, Louisiana. Ward 9 District 13

2019-1721-FP

Bedico Creek, Parcel 6

Developer/Owner: Bedico Creek Preserve, LLC

Engineer: Kelly McHugh & Associates

Parish Council District Representative Hon. Marty Dean

General Location: The property is located on the northwest side of LA Highway 1085, South of I-12, Madisonville, Louisiana. Ward 1, District 1

AMENDMENTS TO CHAPTER 125 - SUBDIVISION REGULATIONS

AMENDMENT TO DEVELOPMENTAL AGREEMENT

Notice of Intention to Consider Adoption of Amendment to Developmental Agreement

A public hearing will be held by the St. Tammany Parish Planning Commission to consider adoption of an Amendment to the Developmental Agreement between St. Tammany Parish Government and Advance Mortgage Company to remove Lots 2, 4, 6, 8, 10, 12, 14, 16, 18, 20, 22, 24, 26, 28, 30, 32, 34, 36, 38, 40, 42 of Square 31, Lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41 of Square 21 and add Lot 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41 of Square 14, Lots 2, 4, 6, 8, 10, 12, 14, 16, 18, 20, 22, 24, 26, 28, 30, 32, 34, 36, 38, 40, 42 of Square 15 of South Abita Springs Subdivision a/k/a Tammany Hills Subdivision (removing 42 lots and adding 42 lots).

Debtor: Advanced Mortgage Company

Parish Council District: Hon. David Fitzgerald

General Location: The property is located on 5th Street between Adams and Jefferson Avenue, Covington, Louisiana. Ward 3, District 2

OLD BUSINESS

2019-1494-PP

Bellevue Estates

Developer/Owner: H & I Investments, LLC

Engineer: Kelly McHugh & Associates, Inc.

Parish Council District Representative: Hon. Jacob B. Groby III

General Location: The property is located on the south side of Hoffman Road, east of LA Highway 59, Abita Springs, Louisiana, Ward 4 District 7

Change in Ownership

NEW BUSINESS

ADJOURNMENT