

# **CITY PLANNING COMMISSION MEETING AGENDA**

**TUESDAY, MARCH 11, 2014  
1:30 P.M. CITY COUNCIL CHAMBER  
(CITY HALL 1E07)**

## **PUBLIC HEARING:**

**THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH PROVISIONS OF ARTICLE 16 OF THE COMPREHENSIVE ZONING ORDINANCE NUMBER 4264 M.C.S., AS AMENDED, AND IN ACCORDANCE WITH PROVISIONS OF THE REVISED STATUTES OF THE STATE OF LOUISIANA AND THE CITY CHARTER REGARDING PROPERTY DISPOSITIONS AND SUBDIVISIONS, WILL HOLD PUBLIC HEARINGS ON TUESDAY, MARCH 11, 2014 ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW, PROPERTY DISPOSITIONS AND SUBDIVISIONS. THE COMMISSION WILL TAKE ACTION OR MAKE A RECOMMENDATION AT THE CONCLUSION OF EACH PUBLIC HEARING.**

### **A. UNFINISHED BUSINESS:**

- 1. ZONING DOCKET 007/14 – Request by CITY COUNCIL MOTION M-13-444 for an Amendment to Conditional Use Ordinance No. 24,282 MCS (Zoning Docket 030/10), establishing a conditional use to permit a prison and related uses in an HI Heavy Industrial District, on Square 600, all lots (excluding Lots 28 through 31), Square 615, all lots, Square 624, all lots, Square 624-A, all lots, Square 666, all lots, and Square 675, all lots, in the First Municipal District, bounded by Interstate Highway 10, South Broad Street, Perdido Street, and South Jefferson Davis Parkway, also rescinding Conditional Use Ordinances 10,428 MCS, 14,505 MCS, 14,648 MCS, 14,762 MCS, 17,274 MCS, and 20,101 MCS (Multiple Municipal Addresses); to permit (1) the continued use and operation of Templeman V to temporarily house special populations, including inmates with medical and mental health needs, while an analysis of those special populations is conducted to determine whether additional permanent facilities are needed to provide for those special populations; and (2) the continued use and operation of Buildings 1 and 2 of the 400-bed temporary inmate housing unit for up to eighteen months after the issuance of a certificate of use and occupancy for the 1,438 bed facility at the Templeman III and IV site, such that in no event shall the total number of inmates housed outside the 1,438 bed facility exceed 500. (PD 4) (DG/GM) (DEFERRED FROM THE FEBRUARY 25, 2014 MEETING)**

2. **ZONING DOCKET 010/14** – Request by ERATO PLACE LLC for a Conditional Use to permit a cocktail lounge in an MU-A Mixed Use District on Square 140, Lots 7 or 13 and 14 in the First Municipal District, bounded by Erato, Thalia, Constance and Magazine Streets. The municipal addresses are 1018-1020 ERATO STREET. (PD 2) (JT/DS) (DEFERRED FROM THE FEBRUARY 11, 2014 MEETING)
3. **PROPOSED AMENDMENTS TO THE CITY PLANNING COMMISSION RULES, POLICIES AND PROCEDURES.** (DEFERRED FROM THE FEBRUARY 11, 2014 MEETING)
4. **DESIGN REVIEW DOCKET 006/14** – Request by CSRS, INC. for an appeal of the Inner City Urban Corridor District regulations, **Article 10, Section 10.3A.6 Design Review Standards** of the Comprehensive Zoning Ordinance, in a C-1 General Commercial District, on Square 496, Lot G, in the Seventh Municipal District, bounded by South Carrollton Avenue, Short, Oleander and Forshey Streets. The municipal address is 3235 SOUTH CARROLLTON AVENUE. (PD 4) (DG) (DEFERRED FROM THE FEBRUARY 11, 2014 MEETING) (WITHDRAWN BY APPLICANT FEBRUARY 19, 2014)

**B. NEW BUSINESS:**

1. **ZONING DOCKET 022/14** – Request by 3021 ST CLAUDE LLC for a Conditional Use to permit a cocktail lounge in a B-1A Neighborhood Business District on Square 400, Lot 4 Pt. 3 R Pt. 14 and 15 or Lot 19, in the Third Municipal District, bounded by Saint Claude Avenue, Feliciana, Montegut, and Marais Streets. The municipal addresses are 3021-3023 SAINT CLAUDE AVENUE. (PD 7) (CM/RM/VM)
2. **ZONING DOCKET 023/14** – Request by COLEMAN E. ADLER II for a Conditional Use to permit the sale of alcoholic beverages for off-premises consumption in a retail establishment with a floor area of less than 25,000 square feet in a CBD-3 Central Business District on Square 67, Lots A or A 1, 2 and E, in the Second Municipal District, bounded by Canal, Bourbon, Dauphine and Iberville Streets. The municipal addresses are 801-807 CANAL STREET. (PD 1A) (SK/GM)
3. **ZONING DOCKET 024/14** – Request by GAMMA RHO FOUNDATION, INC for a Conditional Use to permit a private club in an RD-2 Two-Family Residential District on Square 234/Pt. Square 259, Lot T-2, in the Fifth Municipal District, bounded by L.B. Landry Avenue, Lawrence Street, Leboeuf Street and the Crescent City Connection/Westbank Expressway. The municipal address is 1601 L.B. LANDRY AVENUE. (PD 12) (DT/DG/VM)

4. **ZONING DOCKET 025/14** – Request by RICHARD H. SMOTHERS for a Conditional Use to permit the sale of alcoholic beverages for consumption off-premises at a retail grocery store in a B-1 Neighborhood Business District, on Square 238, Lot 14, in the First Municipal District, bounded by North Prieur, St. Ann, North Roman Streets and Orleans Avenue. The municipal address is 1921 ORLEANS AVENUE. (PD 4) (JT)

**C. ZONING/PLANNING MATTERS:**

1. **DESIGN REVIEW DOCKET 011/14** – Request by JABBAR DEVELOPMENT, LLC to appeal the Inner City Urban Corridor District Regulations, **Article 10, Section 10.3A.6(2)(b) Site Development** of the Comprehensive Zoning Ordinance, in a C-1 General Commercial District, Lot A-2, Square 413, in the Fourth Municipal District, bounded by S. Claiborne and Jackson Avenues, S. Derbigny and Josephine Streets. The municipal address is 2101 SOUTH CLAIBORNE AVENUE. (PD 2) (DS)
2. **SUBDIVISION DOCKET 151/13** – Request by PETER KILGUST AND ASHLEY MAY to resubdivide Lots 1 and 3 into Lots 1-A and 3-A, Square 44, in the Fourth Municipal District, bounded by Jackson Avenue, Rousseau, Philip and St. Thomas Streets. The municipal addresses are 500 through 506 JACKSON AVENUE. (PD 2) (CM)
3. **SUBDIVISION DOCKET 156/13** – Request by LOUIS J. DAIGLE, PATRICIA K. DAIGLE AND SAM BARONE to resubdivide Lots 23, 24, 25, 26, 27 and 28 into Lots 23-A and 25-A, Square 70, Edgelake Subdivision, in the Third Municipal District, bounded by Curran Boulevard, Michigan, Mercier and Wales Streets. The municipal addresses are 11400 AND 11414 WALES STREET. (PD 9) (RM)
4. **SUBDIVISION DOCKET 006/14**– Request by JOHN CHRISTOPHER SCOTT, CHRISTINA MAYEAUX SCOTT, JOSEPH ROBERT MASON AND ANNE CUTLER MASON to resubdivide Lots 25 and 26 into Lots 25-A and 26-A, Square 204, in the Fourth Municipal District, bounded by Coliseum, Josephine, Prytania and St. Andrew Streets. The municipal addresses are 2039, 2041 AND 2045 COLISEUM STREET. (PD 2) (DS)
5. **CONSIDERATION** - Ratification of Actions Relative to Certified Subdivisions. (AB)
6. **CONSIDERATION** - Ratification of Actions Relative to Personnel Matters. (RR)

**OTHER PLANNING MATTERS:**

- A. Adoption of minutes of the February 25, 2014 meeting.
- B. Committee Reports.
- C. Announcements.

Robert D. Rivers  
Executive Director

RR/ab