



City of New Orleans Board of Zoning Adjustments Final Agenda

Monday, December 8, 2025

10:00 am

Orleans Parish School Board

2401 Westbend Parkway, Suite 1050, New Orleans, LA 70114

The Board of Zoning Adjustments consists of seven citizen members appointed by the mayor and approved by the City Council. The City Charter grants the Board the power to permit exceptions to or variations from the City's zoning regulations and to hear decision appeals from the Director of the Department of Safety and Permits in accordance with the principles, conditions, and procedures set forth in Article 4 of the City's Comprehensive Zoning Ordinance.

The Board of Zoning Adjustments, in accordance with Article 4 of the Comprehensive Zoning Ordinance of the City of New Orleans, will hold a public hearing on the following items:

A. Call to Order, Roll Call, Adoption of Minutes, Communications, and Reading of Hearing Rules

B. Variances – Unfinished Business

Item 1 – Docket Number: BZA054-25

Property Location: 509 Exposition Boulevard

Zoning District: HU-RD2 Historic Urban Two-Family Residential District

Existing Use: Two-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Robert Hudak, Jennifer Harper, Richard Cortizas

Project Planner: Julia Nickle (Julia.Nickle@nola.gov)

Request: This request is for a variance from the Comprehensive Zoning Ordinance to permit the conversion of a two-family dwelling to a single-family dwelling resulting in insufficient interior side yard setback. **(AFTER THE FACT)**

Requested Waiver(s):

Article 11, Section 11.3.A.1 (Table 11-2A) – Interior Side Yard Setback

Required/Permitted: 3 ft

Proposed/Provided: 1 ft

Waiver: 2 ft

Item 2 – Docket Number: BZA069-25

Property Location: 3405 Octavia Street

Zoning District: HU-RD1 Historic Urban Two-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Walter and Barbara Holifield, Roubion Construction Co., LLC Sally Bliss

Project Planner: Haley H. Webb (Haley.Webb@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the renovation of a single-family dwelling resulting in a parking pad located between the front facade and front property line, resulting in front yard parking, and a porch/steps with excessive encroachment into a required front yard.

Requested Waiver(s):

Article 11, Section 11.B.3.a – Parking Restrictions

Permitted/Required: No front yard parking

Proposed/Provided: Front yard parking

Waiver: Front Yard Parking

Article 22, Section 22.8.A.1.b.ii – Permitted Vehicle Parking Locations (Front Yard)

Permitted/Required: No parking between the front facade and front property line

Proposed/Provided: Parking between the front facade and front property line

Waiver: Parking between the front facade and front property line

Article 22, Section 22.11.D.1 – Parking Pad Design (Location)

Permitted/Required: No front yard parking

Proposed/Provided: Front yard parking

Waiver: Front yard parking

Article 22, Section 22.11.D.2 – Parking Pad Design (Location)

Permitted/Required: No parking between the front facade and front property line

Proposed/Provided: Parking between the front facade and front property line

Waiver: Parking between the front facade and front property line

Article 21, Section 21.6.AA.1 – Porches and Steps and Stoops (Porch Encroachment/Setback)

Permitted: 6 ft

Proposed: 8.9 ft

Waiver: 2.9 ft

Item 3 – Docket Number: BZA093-25

Property Location: 6384 Vicksburg Street

Zoning District: S-LRS1 Suburban Lakeview Single-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Evelyn F. Menge, Andre Courville, Zach Smith Consulting & Design

Project Planner: Alyssa R. White (Alyssa.White@nola.gov)

Requested Waiver(s):

Article 21, Section 21.6.P.2.a – Detached Garages

Permitted/Required: Interior side or rear yard

Proposed/Provided: Corner side yard

Waiver: Corner side yard

Article 21, Section 21.6.P.2.g – Detached Garages (Principal Structure Distance)

Permitted/Required: 5 ft

Proposed/Provided: 3 ft, 7 in

Waiver: 1 ft, 5 in

Article 21, Section 21.7 (Table 21-2) – Permitted Encroachments into Required Yards (Detached Garage)

Required/Permitted: Interior side or rear yard

Proposed/Provided: Corner side yard

Waiver: Corner side yard

Article 22, Section 22.11.B.1 – Curb Cuts

Permitted/Required: 1 curb cut

Proposed/Provided: 2 curb cuts

Waiver: 1 curb cut

C. Variances – New Business

Item 4 – Docket Number: BZA098-25

Property Location: 72 N. Park Place, 163 Middle Park Place

Zoning District: S-LRS1 Suburban Lakeview Single-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Craig Antonatas, Kathleen J. Hillery, Alex David Barthel

Project Planner: Charles C. Rowe (Charles.Rowe@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the retention of a parking pad located between the front facade and front property line resulting in front yard parking, a parking pad/driveway with insufficient setback, and steps with excessive encroachment into a corner side yard and insufficient distance from a side lot line. **(AFTER THE FACT)**

Requested Waiver(s):

Article 21, Section 21.6.AA.1 – Porches and Steps and Stoops (Stair Projection)

Permitted/Required: 6 ft

Proposed/Provided: 10 ft, 10 in

Waiver: 4 ft, 10 in

Article 21, Section 21.6.AA.1 – Porches and Steps and Stoops (Stair Projection)

Permitted/Required: 2 ft

Proposed/Provided: 0 ft

Waiver: 2 ft

Article 21, Section 21.7 (Table 21-2) – Permitted Encroachments into Required Yards (Steps and Stoops)

Permitted/Required: 2 ft

Proposed/Provided: 0 ft

Waiver: 2 ft

Article 22, Section 22.8.A.1.b.ii – Permitted Vehicle Parking Locations (Front Yard)

Permitted/Required: No parking between the front facade and front property line

Proposed/Provided: Parking between the front facade and front property line

Waiver: Parking between the front facade and front property line

Article 22, Section 22.11.A.1.b – Residential Driveways

Permitted/Required: 1 ft

Proposed/Provided: 0 ft

Waiver: 1 ft

Article 22, Section 22.11.D.1 – Parking Pad Design (Location)

Permitted/Required: No front yard parking

Proposed/Provided: Front yard parking

Waiver: Front yard parking

Article 22, Section 22.11.D.2 – Parking Pad Design (Location)

Permitted/Required: No parking between the front facade and front property line

Proposed/Provided: Parking between the front facade and front property line

Waiver: Parking between the front facade and front property line

Article 22, Section 22.11.D.3 – Parking Pad Design (Location)

Permitted/Required: 1 ft

Proposed/Provided: 0 ft

Waiver: 1 ft

Item 5 – Docket Number: BZA099-25

Property Location: 3727-3729 Roneagle Way

Zoning District: S-RD Suburban Two-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Melissa Foy

Project Planner: Mitchell S. Kogan (mitchell.kogan@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the creation of a lot with insufficient lot area, insufficient lot width, and insufficient permeable open space.

Requested Waiver(s) (Proposed Lot 37-A):

Article 13, Section 13.3.A.1 (Table 13-2) – Lot Area

Permitted/Required: 2,500 sf/du (5,000 sf)

Proposed/Provided: 1,814.27 sf/du (3,628.54 sf)

Waiver: 685.73 sf/du (1,371.46 sf)

Article 13, Section 13.3.A.1 (Table 13-2) – Lot Width

Permitted/Required: 50 ft

Proposed/Provided: 30.177 ft

Waiver: 19.823 ft

Article 13, Section 13.3.A.1 (Table 13-2) – Minimum Permeable Open Space

Permitted/Required: 40%

Proposed/Provided: 36%

Waiver: 4%

Item 6 – Docket Number: BZA100-25

Property Location: 1901 Tupelo Street

Zoning District: S-RS Suburban Single-Family Residential District

Existing Use: Vacant Lot

Proposed Use: Single-Family Dwelling

Applicant or Agent: Patrick J. Thompson, Sr.

Project Planner: Sarah C. King (sarah.king@nola.gov)

Request: This request is for a variance from the Comprehensive Zoning Ordinance to permit the construction of a single-family dwelling with insufficient corner side yard setback.

Requested Waiver(s):

Article 13, Section 13.3.A.1 (Table 13-2) – Corner Side Yard Setback

Permitted/Required: 10 ft

Proposed/Provided: 4 ft, 3 in

Waiver: 5 ft, 9 in

Item 7 – Docket Number: BZA101-25

Property Location: 3201-05 Chartres Street

Zoning District: HMR-3 Historic Marigny/Tremé/Bywater Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: BOJO Properties LLC, John Casaceli

Project Planner: Haley H. Webb (Haley.Webb@nola.gov)

Request: This request is for a variance from the Comprehensive Zoning Ordinance to permit the retention of a canopy with excessive encroachment into the required rear yard. **(AFTER THE FACT)**

Requested Waiver(s):

Article 21, Section 21.7 (Table 21-2) – Permitted Encroachments into Required Yards (Awnings and Canopies)

Permitted/Required: 5 ft

Proposed/Provided: 16 ft

Waiver: 11 ft

Item 8 – Docket Number: BZA102-25

Property Location: 2275 Sanctuary Drive

Zoning District: MU-2 High Intensity Mixed-Use District

Existing Use: Multi-Family Dwelling

Proposed Use: Multi-Family Dwelling

Applicant or Agent: Building 4 LLC, Edward S. Taylor, Zach Smith Consulting & Design, Laura Barth

Project Planner: Bria Dixon (bria.dixon@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit a swimming pool and a cabana in the front yard.

Requested Waiver(s):

Article 21, Section 21.6.Z.4 – Pool House/Cabana

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front Yard

Article 21, Section 21.6.EE.1 – Swimming Pools (Location – Yard)

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front Yard

Article 21, Section 21.7 (Table 21-2) – Permitted Encroachments into Required Yards (Swimming Pool)

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front yard

Article 21, Section 21.7 (Table 21-2) – Permitted Encroachments into Required Yards (Pool House/Cabana)

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front Yard

Item 9 – Docket Number: BZA103-25

Property Location: 4 Newcomb Boulevard

Zoning District: HU-RS Historic Urban Single-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: John Peter Laborde Jr., M. Carbine Restorations, Ltd., Michael Carbine

Project Planner: Jenna D. Burke (jenna.burke@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the construction of a fence with excessive height and that is not open and a swimming pool and mechanical equipment in the front yard.

Requested Waiver(s):

Article 21, Section 21.6.N.1.a – Fence Height

Permitted/Required: 7 ft

Proposed/Provided: 10 ft

Waiver: 3 ft

Article 21, Section 21.6.N.1.a – Fence Height

Permitted/Required: Open

Proposed/Provided: Opaque

Waiver: Opaque

Article 21, Section 21.6.T – Mechanical Equipment

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front yard

Article 21, Section 21.6.EE.1 – Swimming Pools (Location – Yard)

Permitted/Required: Interior side or rear yard

Proposed/Provided: Front yard

Waiver: Front yard

Item 10 – Docket Number: BZA104-25

Property Location: 5710 General Diaz Street

Zoning District: S-LRS1 Suburban Lakeview Single-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Shawn Coco, Kendra Coco, Anthony Quillen

Project Planner: Valerie Goines (valerie.goines@nola.gov)

Request: This request is for a variance from the Comprehensive Zoning Ordinance to permit the construction of a detached garage with excessive rear yard coverage.

Requested Waiver(s):

Article 21, Section 21.6.A.3 – Accessory Structures and Uses (Rear Yard Coverage)

Permitted/Required: 40%

Proposed/Provided: 46%

Waiver: 6%

Item 11 – Docket Number: BZA105-25

Property Location: 235-241 Bourbon Street

Zoning District: VCE Vieux Carré Entertainment District

Existing Use: Bar

Proposed Use: Bar/Standard Restaurant

Applicant or Agent: 241 Holdings LLC, Leon J. Touzet, III, John C. Williams Architects

Project Planner: Alyssa R. White (Alyssa.White@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit a sign with excessive projection, excessive area, and erected above the first floor.

Requested Waiver(s):

Article 24, Section 24.13.G.1.a – Projecting Signs (Projection)

Permitted: 4 ft

Proposed: 7 ft

Waiver: 3 ft

Article 24, Section 24.13.G.3.c.iii – Zoning Districts Group Two (Allowable Sign Area)

Permitted: 50 sf

Proposed: 55 sf

Waiver: 5 sf

Article 24, Section 24.13.G.3.c.v – Zoning Districts Group Two (First Floor)

Permitted: First floor

Proposed: Above first floor

Waiver: Above first floor

Item 12 – Docket Number: BZA106-25

Property Location: 1714 Shirley Drive

Zoning District: HU-RD1 Historic Urban Two-Family Residential District

Existing Use: Vacant Lot

Proposed Use: Two-Family Dwelling

Applicant or Agent: Multi Function LLC, Kenneth Jackson

Project Planner: Ava Monnet (Ava.Monnet@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the creation of lots with insufficient lot width and insufficient lot area.

Requested Waiver(s) (Proposed Lot A1):

Article 11, Section 11.3.A.1 (Table 11-2A) – Minimum Lot Width

Permitted/Required: 40 ft

Proposed/Provided: 28.5 ft

Waiver: 10.5 ft

Article 11, Section 11.3.A.1 (Table 11-2A) – Minimum Lot Area

Permitted/Required: 2,200 sf/du (4,400 sf)

Proposed/Provided: 1,994.945 sf/du (3,989.89 sf)

Waiver: 205.055 sf/du (410.11 sf)

Requested Waiver(s) (Proposed Lot A2):

Article 11, Section 11.3.A.1 (Table 11-2A) – Minimum Lot Width

Permitted/Required: 40 ft

Proposed/Provided: 28.5 ft

Waiver: 10.5 ft

Article 11, Section 11.3.A.1 (Table 11-2A) – Minimum Lot Area

Permitted/Required: 2,200 sf/du (4,400 sf)

Proposed/Provided: 1,994.945 sf/du (3,989.89 sf)

Waiver: 205.055 sf/du (410.11 sf)

D. Variances – Deferrals

Item 13 – Docket Number: BZA079-25 | DEFFERAL REQUESTED BY STAFF

Property Location: 2212 S. Claiborne Avenue

Zoning District: C-2 Auto-Oriented Commercial District

Existing Use: Vacant Lot

Proposed Use: Standard Restaurant

Applicant or Agent: Triple A Dix Enterprise LLC, Angela Dix

Project Planner: Bria Dixon (bria.dixon@nola.gov)

Request: This request is for variances from the Comprehensive Zoning Ordinance to permit the construction of a standard restaurant with insufficient lot area, insufficient permeable open space, insufficient interior side yard setbacks, insufficient rear yard setback, insufficient off-street parking, and insufficient bicycle parking.

Requested Waiver(s):

Article 15, Section 15.3.A.1 (Table 15-2) – Minimum Lot Area

Permitted/Required: 5,000 sf

Proposed/Provided: 2,700 sf

Waiver: 2,300 sf

Article 15, Section 15.3.A.1 (Table 15-2) – Minimum Permeable Open Space

Permitted/Required: 20%

Proposed/Provided: 10.7%

Waiver: 9.3%

Article 15, Section 15.3.A.1 (Table 15-2) – Interior Side Yard Setback

Permitted/Required: 5 ft

Proposed/Provided: 2 ft, 1 in

Waiver: 2 ft, 11 in

Article 15, Section 15.3.A.1 (Table 15-2) – Interior Side Yard Setback

Permitted/Required: 5 ft

Proposed/Provided: 2 ft, 1 in

Waiver: 2 ft, 11 in

Article 15, Section 15.3.A.1 (Table 15-2) – Rear Yard Setback

Permitted/Required: 25 ft

Proposed/Provided: 7 ft

Waiver: 18 ft

Article 22, Section 22.4.A (Table 22-1) – Off-Street Vehicle and Bicycle Parking Requirements

Permitted/Required: 8 spaces

Proposed/Provided: 1 space (on-street)

Waiver: 7 spaces

Article 22, Section 22.4.A (Table 22-1) – Bicycle Parking Requirements

Permitted/Required: 2 spaces

Proposed/Provided: 0 spaces

Waiver: 2 spaces

E. Extension Requests – New Business

Item 14 – Docket Number: BZA058-22

Property Location: 4040 Canal Street

Zoning District: C-2 Auto-Oriented Commercial District

Existing Use: Vacant Lot

Proposed Use: Mixed-Use

Applicant or Agent: CSC Investments, LLC, Vincent Marcello, Joey Carlson

BZA Contact: Bria Dixon (bria.dixon@nola.gov)

Request: This request is for an extension of time for a previously granted variance, pursuant to Article 4, Section 4.6.G.2 of the Comprehensive Zoning Ordinance, to allow an additional one-year extension to November 17, 2026.

Item 15 – Docket Number: BZA103-23

Property Location: 729 Conti Street

Zoning District: VCC-2 Vieux Carré Commercial District

Existing Use: Standard Restaurant

Proposed Use: Standard Restaurant

Applicant or Agent: Cajun Cuisine 1, LLC, Webre Consulting

BZA Contact: Emily R. Hernandez (erhernandez@nola.gov)

Request: This request is for an extension of time for a previously granted variance, pursuant to Article 4, Section 4.6.G.2 of the Comprehensive Zoning Ordinance, to allow an additional two-year extension to December 14, 2027.

Item 16 – Docket Number: BZA011-24

Property Location: 1100 Sere Street

Zoning District: EC Educational Campus District

Existing Use: Vacant Lot

Proposed Use: Multi-Family Residential (75 units)

Applicant or Agent: Encampment St LLC, Fresia Galvez, Zach Smith Consulting & Design

BZA Contact: Valerie Goines (Valerie.Goines@nola.gov)

Request: This request is for an extension of time for a previously granted variance, pursuant to Article 4, Section 4.6.G.2 of the Comprehensive Zoning Ordinance, to allow an additional two-year extension to March 1, 2027.

F. Director of Safety and Permits Decision Appeals – Unfinished Business

Item 17 – Docket Number: BZA077-25

Property Location: 7301-7303 Burthe Street

Zoning District: HU-RD2 Historic Urban Two-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Two-Family Dwelling

Applicant or Agent: Susan Johnson

BZA Contact: Julia I. Nickle (julia.nickle@nola.gov)

Request: This is an appeal of the May 22, 2025, decision of the Director of the Department of Safety and Permits, as per Article 4, Section 4.8 of the Comprehensive Zoning Ordinance, regarding the issuance of permit no. 25-11278-RNVS, allowing for the renovation of an existing single-family dwelling resulting in alleged insufficient off-street parking, due to failure to determine the increase in existing bedrooms, and excessive bathrooms, in accordance with the University Area Off-Street Parking Overlay District.

G. Director of Safety and Permits Decision Appeals – New Business

Item 18 – Docket Number: BZA107-25 | RENDERED MOOT

Property Location: 4737-4739 Dryades Street, 1905-1907 Bordeaux Street

Zoning District: HU-RD2 Historic Urban Two-Family Residential District

Existing Use: Multi-Family Dwelling

Proposed Use: Multi-Family Dwelling

Applicant or Agent: 1905-07 Bordeaux Street, Craig H. Tolbert

BZA Contact: Charles C. Rowe (Charles.Rowe@nola.gov)

Request: This is an appeal of the August 15, 2025, decision of the Director of the Department of Safety and Permits, regarding the determination that the property has not retained legal non-conforming status as an established multi-family dwelling with seven units.

Item 19 – Docket Number: BZA108-25

Property Location: 1923 Broadway Street

Zoning District: HU-RD1 Historic Urban Two-Family Residential District

Existing Use: Single-Family Dwelling

Proposed Use: Single-Family Dwelling

Applicant or Agent: Town of Carrollton Watch, Susan Johnson

BZA Contact: Julia I. Nickle (julia.nickle@nola.gov)

Request: This is an appeal of the August 15, 2025, decision of the Director of the Department of Safety and Permits, regarding the issuance of permit no. 25-18080-RNVS, alleging that the applicant was ineligible for an exemption to the University Area Off-Street Parking Overlay District because the homestead exemption granted by the Louisiana Tax Commission on June 11, 2025 was inappropriate.

Item 20 – Docket Number: BZA109-25

Property Location: 1407 S. Carrollton Avenue

Zoning District: HU-B1 Historic Urban Neighborhood Business District

Existing Use: Medical Clinic

Proposed Use: Retail Goods Establishment

Applicant or Agent: Law Firm of Justin Schmidt

BZA Contact: Emily Ramírez Hernández (erhernandez@nola.gov)

Request: This is an appeal of the February 12, 2025 (publicly noticed on October 9, 2025), decision of the Director of the Department of Safety and Permits, regarding the determination of zoning verification no. 24-1348 that a medical marijuana pharmacy dispensary is permitted as a retail goods establishment in the HU-B1 Historic Urban Neighborhood Business District, alleging that the verification fails to cite specific reasons for the verifications per Article 4.9.B; the verification does not acknowledge that the proposed use requires a conditional use because it would provide 5,000 square feet of floor area or more; and that the “medical marijuana pharmacy dispensary” use is improperly classified as a retail goods establishment.

Item 21 – Docket Number: BZA110-25

Property Location: 1037-1039 Broadway Street

Zoning District: HU-RM2 Historic Urban Multi-Family Residential District

Existing Use: Bar

Proposed Use: Bar

Applicant or Agent: C NAPCO INC, Zach Smith Consulting & Design, Laura Barth

BZA Contact: Valerie Goines (Valerie.Goines@nola.gov)

Request: This is an appeal of the August 28, 2025, decision of the Director of the Department of Safety and Permits, regarding the partial denial of license no. 25SDUS-38580 to permit a sidewalk cafe because sidewalk cafes are prohibited for legal non-conforming bars in residential zoning districts, except for those in a RDO Residential Diversity Overlay District.

H. Adjournment

Staff Reports

Staff reports and meeting materials are available for review on the [Granicus website](#).

Meeting Information

Board Members

Candice R. Forest – Chair

Todd C. James – Vice Chair

Tamara Agins

José Alvarez

Jaime Ramiro Diaz

Alfonso Gonzalez II

Jason Richards

The general public is not permitted to speak with members personally.

General Rules of Order

Robert's Rules of Order govern the conduct of the meeting. Any member of the public may speak on any matter before the Board. If you wish to appear before the Board, please fill out a speaker card and place it in the box provided. When you are recognized by the Chairperson, state your name and address and speak directly into the microphone.

Public Comment

Any member of the public may speak on any matter before the Board. If you wish to appear before the Board, please fill out a speaker card provided at the meeting, prior to the Board taking up the matter of interest, and place it in the box provided. When you are recognized by the Chairperson, state your name and address and speak directly into the microphone.

- **Variations:** Comments by the public in support or in opposition shall be limited to a maximum of two (2) minutes.
- **Decision Appeals:** Comments by the public in support or in opposition shall be limited to a maximum of three (3) minutes.

Meeting Video

- Livestream: http://cityofno.granicus.com/ViewPublisher.php?view_id=2

Recess

The Board will recess from approximately 1:00 to 2:00 p.m. if the meeting has not already been adjourned.

Decisions of the Board

The decision made by the Board will be provided in the form of a resolution. The resolution shall be produced by December 18, 2025, and will be available online at onestopapp.nola.gov.

Appeals

Any person or persons, or any officer, department, commission, board, bureau, or any other agency of the City of New Orleans jointly or singularly aggrieved by any decision of the Board of Zoning Adjustments may present to the Civil District Court of the Parish of Orleans, within thirty (30) days after filing of the decision in the office of the Board, a writ of certiorari asking for such relief and under such rules and regulations as are provided for such matters in appropriate legislation of the State of Louisiana.

City Planning Commission, City of New Orleans

Robert D. Rivers, Executive Director
<https://nola.gov/city-planning/>
1300 Perdido Street, 7th Floor
New Orleans, LA 70112
CPCinfo@nola.gov
(504) 658-7033

This meeting is accessible to people with disabilities. Should you need further assistance, please contact the Front Desk in the Main Lobby or the ADA Administrator, (504) 658-4020 (voice), 711 LA Relay Service, or e-mail emhurst@nola.gov. Please be advised there is a courtesy telephone available for 711 calls for persons with hearing or speech impairments at the welcome desk of City Hall, First Floor, Main Lobby. This communiqué is available in alternative formats upon request.