

**CITY PLANNING COMMISSION PUBLIC HEARING NOTICE**

**TUESDAY, FEBRUARY 24, 2026, 1:30 P.M.**

**PUBLIC HEARING**

**CITY HALL, 1300 PERDIDO STREET  
CITY COUNCIL CHAMBER (CITY HALL - 1E07)**

The City Planning Commission, in accordance with the provisions of Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hold a public hearing. The public hearing will consider the following proposed amendments to the Comprehensive Zoning Ordinance of the City of New Orleans.

Materials for these items may be viewed via <https://onestopapp.nola.gov/>

The public comment deadline is 5 pm on the Monday that is 8 days before the meeting date.

**Zoning Docket 015/26**

**Applicant(s):** Adams Baronne Property, LLC

**Request:** Zoning change from an HU-RM1 Historic Urban Multi-Family Residential District to an HU-MU Historic Urban Neighborhood Mixed-Use District and a conditional use to permit the retail sale of packaged alcoholic beverages

**Property description:** Square 259, Lots B and Pt. 10, in the Fourth Municipal District, bounded by Baronne Street, Washington Avenue, Dryades Street, and Fourth Street

**Address(es):** 2727-2733 Baronne Street

**Zoning Docket 016/26**

**Applicant(s):** Third Rose of Sharon Baptist Church

**Request:** Conditional use to permit a community center in an HU-RM1 Historic Urban Multi-Family Residential District

**Property description:** Square 303, Lot 1, in the Fourth Municipal District, bounded by Third Street, Simon Bolivar Avenue, South Saratoga Street, and Fourth Street

**Address(es):** 2134-2138 Third Street

**Zoning Docket 017/26**

**Applicant:** City Council Motion No. M-26-17

**Request:** Conditional use to permit a wine shop in an HU-B1 Historic Urban Neighborhood Business District

**Property description:** Square 95, Lot A, in the Seventh Municipal District, bounded by Maple Street, Fern Street, Burthe Street, and Short Street

**Address(es):** 7901-7915 Maple Street and 800-802 Fern Street

**Zoning Docket 018/26**

**Applicant:** The Three Girls, LLC

**Request:** Conditional use to permit a hotel in a CBD-2 Historic Commercial and Mixed-Use District and the Transient Lodging Interim Zoning District

**Property description:** Square 66, Lots A, 1, and Lot 20 or an undesignated lot, in the Second Municipal District, bounded by Iberville Street, Bourbon Street, Canal Street, and Royal Street

**Address(es):** 716 Iberville Street

**Zoning Docket 019/26**

**Applicant:** Toni Dixon

**Request:** Conditional use to permit a small child care center in an S-RS Suburban Single-Family Residential District

**Property description:** Square 10, Lot 56, Melia, in the Third Municipal District, bounded by Babylon Street, Prentiss Avenue, Stemway Drive, and Dreux Avenue

**Address(es):** 4701 Bablyon Street

***In person public comment:***

The City Planning Commission, in accordance with Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hear proponents and opponents to the above proposed changes to the Comprehensive Zoning Law of the City of New Orleans. All interested parties are encouraged to attend and all relevant comments concerning the proposed changes are encouraged. The CPC has established public hearing rules within its Administrative Rules, Policies, & Procedures, which are available on the CPC website ([www.nola.gov/cpc](http://www.nola.gov/cpc)).

***Written public comment:***

You may also submit written comments to the Executive Director in advance by mail (1300 Perdido Street, 7<sup>th</sup> floor, New Orleans LA 70112) or email ([CPCinfo@nola.gov](mailto:CPCinfo@nola.gov)). All written comments must be received by 5 p.m. on Monday, February 16.

February 4, February 11, and February 18, 2026

Robert Rivers, Executive Director