

**CITY PLANNING COMMISSION PUBLIC HEARING NOTICE**

**TUESDAY, MAY 12, 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 047/26**

**Applicant(s):** City Council Motion No. M-26-104

**Request:** Text amendment to Article 24, Section 24.14.B.2d of the Comprehensive Zoning Ordinance to exempt the existing billboard located at 100 Poydras Street from the list of prohibited locations for billboards

**Zoning Docket 048/26**

**Applicant(s):** City Council Motion No. M-26-105

**Request:** Text amendment to the Comprehensive Zoning Ordinance to add a new section, Section 21.6.JJ, and to add a new definition to Article 26 to permit Park Concession Facilities as accessory uses only in the VCP Vieux Carré Park District and OS-R Regional Open Space District subject to standards related to the size of the park, the size of concession facilities, food and alcoholic beverage sales, and operating hours

**Zoning Docket 049/26**

**Applicant(s):** Propertydoc, LLC

**Request:** Conditional Use to allow a Vocational educational facility in the C-1 General Commercial District.

**Property description:** Square Deer Park, Section 24, Building #3, Unit 3D, Lot 3B8B, in the Third Municipal District, bounded by Lake Forest Boulevard, Deer Park Boulevard, Deer Trail and Farrar Canal

**Address(es):** 10555 Lake Forest Boulevard

**Zoning Docket 050/26**

**Applicant(s):** Esplanade Ventures, LLC

**Request:** Zoning change from an HU-RD1 Historic Urban Two-Family Residential District to a HU-B1A Historic Urban Neighborhood Business District and a conditional use to permit a principal bed and breakfast

**Property description:** Square 761, Lot B, in the Third Municipal District, bounded by North Roman Street, Esplanade Avenue, North Derbigny Street and Kerlerec Street.

**Address(es):** 1731 Esplanade Avenue

**Zoning Docket 051/26**

**Applicant(s):** 709 Jackson Ave, LLC

**Request:** Conditional use to permit a hotel over 10,000 square feet in floor area in an HU-MU Historic Urban Neighborhood Mixed-Use District and the Transient Lodging Interim Zoning District

**Property description:** Square 73, Lot 12-AB, in the Fourth Municipal District, bounded by Jackson Avenue, Chippewa Street, Annunciation Street, and Josephine Street

**Address(es):** 709 Jackson Avenue and 2135 Chippewa Street

**Zoning Docket 052/26**

**Applicant(s):** Mag Oak Management, LLC

**Request:** Conditional use to permit a standard restaurant in an HU-MU Historic Urban Neighborhood Mixed-Use District and the Magazine Street Use Restriction Overlay District

**Property description:** Square 236, Lot 14 and part of Lot 15, in the Sixth Municipal District, bounded by Magazine Street, Bordeaux Street, Camp Street, and Lyons Street

**Address(es):** 4807 Magazine 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, May 4.

April 22, April 29, and May 6, 2026

Robert Rivers, Executive Director