

CITY PLANNING COMMISSION MEETING AGENDA

**TUESDAY, APRIL 28, 2015
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, APRIL 28, 2015 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:

NONE

B. NEW BUSINESS:

- 1. ZONING DOCKET 035-15** – Request by NEW HOTEL MONTELEONE, INC. to permit the expansion in accordance with **Article 8, Section 8.10.2** of the Comprehensive Zoning Ordinance of an existing hotel in a VCC-2 Vieux Carré Commercial District, on Square 35, Lots 6, 7, 9 or 8, 2 or 9, 11, B 12, 10, 1, 2, 3, 4, 5, B 13, 14 and 15, in the Second Municipal District, bounded by Exchange Place, Royal, Iberville, and Bienville Streets. The municipal addresses are 200-214 ROYAL STREET. (PD 1B) **(LM)**
- 2. ZONING DOCKET 036-15** – Request by 533 TOULOUSE, LLC for a Conditional Use to permit a cigar bar in a VCC-2 Vieux Carré Commercial District, on Square 26, Lots A or 14 and 15, in the Second Municipal District, bounded by Toulouse, Chartres, Decatur and Wilkinson Streets. The municipal address is 533 TOULOUSE STREET. (PD 1B) **(SK)**

3. **ZONING DOCKET 037-15** – Request by WASHINGTON & S CLAIBORNE, LLC for a Conditional Use to permit the expansion of an existing gasoline service station in a C-1 General Commercial District and an ICUC Inner City Urban Corridor District overlay, on Square 408, Lots N or 12 and 16-22, in the Fourth Municipal District, bounded by South Claiborne and Washington Avenues, South Derbigny and Fourth Streets. The municipal address is 2727 SOUTH CLAIBORNE AVENUE. (PD 2) (VM/BD)

4. **ZONING DOCKET 038-15** – Request by MONTE C. SHALETT, JEFFERSON N. RUCK, ZEN-PROP, LLC, AND HOWARD W. SMITH, ET AL. for a Conditional Use to permit a retail store on a site over one acre in area in a C-1 General Commercial District and an Urban Corridor District overlay, on Square 23, Lot N4, in the Fifth Municipal District, bounded by General DeGaulle, Life Center and Sandra Drives. The municipal address is 2900 GENERAL DE GAULLE DRIVE. (PD 12) (KB)

5. **ZONING DOCKET 039-15** – Request by BCNO 4, LLC for a Conditional Use to permit a theater over 10,000 square feet in floor area and to allow the sale of alcoholic beverages for on-premises consumption at the theater in an HMC-2 Historic Marigny/Tremé Commercial District, on Square 153, Lots 7, 2, and 1-5 or 7 & 2 & 1/4 or 15-18, in the Third Municipal District, bounded by Elysian Fields Avenue, Chartres, Royal and Frenchmen Streets. The municipal address is 2121 CHARTRES STREET. (PD 7) (NK) (WITHDRAWN-TO BE READVERTISED)

6. **ZONING DOCKET 040-15** - Request by SHEA R. EMBRY AND 901 BARTHOLOMEW, LLC for an MUPC Mixed-Use Planned Community District overlay in an LI Light Industrial District, on Square 292, Lots Y & 10 or 1 or Y, 1, and two undesignated lots, and Square 291, Lot C1, Lot 12 Pt. 3-5 or 12, X, 6, 7, and two undesignated lots, and 6, 7 or 8 and 9, in the Third Municipal District, bounded by Burgundy, Mazant, North Rampart and Alvar Streets. The municipal addresses are 3925 BURGUNDY STREET, 924 AND 901 BARTHOLOMEW STREET. (PD 7) (EA/DG)

C. ZONING/PLANNING MATTERS:

1. **SUBDIVISION DOCKET 023-15** – Request by THEODORE W. NASS, III to resubdivide Lot 11-A into Lots 11-A-1 and 11-A-2, Square 121, in the Sixth Municipal District, bounded by Annunciation, Upperline, Tchoupitoulas and Lyons Streets. The municipal addresses are 4856 4858 ANNUNCIATION STREET. (PD 3) (LM)

2. **SUBDIVISION DOCKET 024-15** – Request by BADINE LAND, LTD. to resubdivide former Clay Street and Lots X, 3 through 10, Pt. 11 and Pt. 12 into Lots C1, C2 and C3, Square 3B, in the Second Municipal District, bounded by the Mississippi River, Iberville, Bienville and North Peters Streets. The municipal address is 111 IBERVILLE STREETS. (PD 1B) **(BP)**
3. **DESIGN REVIEW 039-15** – Request by the SEWERAGE AND WATER BOARD OF NEW ORLEANS to appeal **Article 10, Section 10.2.11** *Special Site Design Conditions* and **Article 4, Section 4.3.7 (Table 4.C)** *Height, Area and Yard Requirements* of the Comprehensive Zoning Ordinance in an RS-2 Single Family Residential District and the Eastern New Orleans Renaissance Corridor District, on Square 2, Lot -1, in the Third Municipal District, bounded by Marywood Court, Morrison, Berg and Curran Roads. The municipal address is 11501 MORRISON ROAD. (PD 9) **(KB)**
3. **CONSIDERATION** - Ratification of Actions Relative to Certified Subdivisions. **(AB)**

OTHER PLANNING MATTERS:

- A. Adoption of minutes of the April 14, 2015 meeting.
- B. Committee Reports.
- C. Announcements.

Robert D. Rivers
Executive Director

RR/ab