

CITY PLANNING COMMISSION PLANNING ADVISORY COMMITTEE

AGENDA – September 21, 2016

There will be a meeting of the Planning Advisory Committee on September 21, 2016 at 2:00 p.m. The meeting will be held in the One Stop Shop Conference Room A, City Hall Room 7W03.

- 1) **Consideration**: Meeting Minutes from September 07, 2016

CPC ITEMS:

- 2) **Consideration**: [ZD103-16] Request by MKL-ELMWOOD, LLC for a Conditional Use to permit townhouse dwellings in an HU-RD2 Historic Urban Two-Family Residential District, on Square 1560, Lots D and E, in the Third Municipal District, bounded by Maurepas, Sauvage, Ponce De Leon and North White Streets. The municipal addresses are 1618-1622 SAUVAGE STREET. (PD 4)
- 3) **Consideration**: [ZD104-16] Request by HEBBLER PROPERTIES, LLC, TUFTS PROPERTIES, LLC, CARONDELET HOLDINGS, CARONDELET COMPROMISE, CLINTON HOLDINGS AND CRUTCHER OIL & GASS-III LIMITED PARTNERS, ET AL. for a Conditional Use to permit a hotel in a CBD-5 Urban Core Neighborhood Lower Intensity Mixed-Use District, on Square 220, Parcel 1, in the First Municipal District, bounded by Carondelet, Lafayette, and Poydras Streets and Saint Charles Avenue. The municipal address is 546 CARONDELET STREET. (PD 1A).
- 4) **Consideration**: [ZD105-16] Request by CHINESE TEA GARDEN, LLC for a Conditional Use to permit a parking lot providing off-street vehicle parking for non-residential use(s) within 300 feet, in an S-RS Suburban Single-Family Residential District, HUC Historic Urban Corridor Use Restriction Overlay District and an EC Enhancement Corridor Design Overlay District on Square 4014, Lot 7, in the Third Municipal District, bounded by Elysian Fields Avenue, Filmore Avenue, Frenchmen Street, Robin Street, and Vermillion Boulevard. The municipal address is 5212 ELYSIAN FIELDS AVENUE. (PD 6).
- 5) **Consideration**: [ZD106-16] Request by ST JOHN # 5 BAPTIST CHURCH for a Conditional Use to permit a community center in an S-RD Suburban Two-Family Residential District on Square 2671, Lots 17 and 18, in the Third Municipal District, bounded by Hamburg, Foy, and Milton Streets and Paris Avenue. The municipal addresses are 3829-3833 HAMBURG STREET. (PD 4).

- 6) **Consideration:** [ZD107-16] Request by JAMES T. NIX, III for a Conditional Use to permit a commercial use (restaurant) over 5,000 square feet in floor area in an HU-MU Historic Urban Neighborhood Mixed-Use District, a GC Greenway Corridor Design Overlay District, and an EC Enhancement Corridor Design Overlay District, on Square 448, Lot 24-Z, in the Second Municipal District, bounded by Hagan and Lafitte Avenues and North Rendon and Toulouse Streets. The municipal addresses are 500, 532, AND 538 HAGAN AVENUE AND 3220-3230 TOULOUSE STREET. (PD 4)

NON-CPC ITEMS:

- 10) **Consideration:** [16-2089] A request by Lanay Stockstill for a grant of predial servitude for the encroachments of roof overhang and steps on/over the Bourbon Street public right-of-way, adjacent to 2nd M.D., Square 177, Lot Y. The municipal address of the property is 1500 Ursulines Avenue.
- 11) **Consideration:** [16-2091] A request by Odyssey House Louisianan, Inc., for a grant of predial servitude for the encroachments of an expanded ramp on/over the N. Genois Street public right-of-way, adjacent to 6th M.D., Square 125, Lots 4-12. The municipal address of the property is 4730 Washington Avenue.
- 12) **Consideration:** [16-2093] A request by Gattuso Development, Inc., for a grant of predial servitude for the encroachments of a cantilever balcony on/over the Tchoupitoulas Street public right-of-way, adjacent to 1st M.D., Square 47, Lot 3. The municipal address of the property is 1132 Tchoupitoulas Street.
- 13) **Consideration:** [16-2095] A request by Gulf Coast Housing Partnership, Inc., for a grant of predial servitude for the renovation of the encroachments of a wraparound balcony and steps on/over Baronne Street and St. Andrew Street public rights-of-way, adjacent to 4th M.D., Square 240, Lot 21. The municipal address of the property is 1840 Baronne Street.
- 14) **Consideration:** [16-2096] A request by M&O Realty, Inc., for a grant of predial servitude for the encroachments of a wheelchair access ramp and stairwell on/over Sapphire Street public right-of-way, adjacent to 2nd M.D., Square 1, Lot B-2. The municipal address of the property is 133 Robert E. Lee Blvd.
- 15) **Consideration:** [License 16SWCF- 09999] **Sidewalk Cafe at 308 St Charles Ave.**

The next Planning Advisory Committee meeting will be held on Wednesday, October 05, 2016 at 2:00 p.m. in the One Stop Shop conference room A, City Hall, Room 7W03.

Respectfully yours,
Robert D. Rivers, Director
September 15, 2016

The PAC was formed to meet and advise the Executive Director of the CPC on technical issues needed in the preparation of reports required as part of CPC official duties. The purpose of the PAC is to eliminate duplicated efforts, and to assist the public in determining the necessary department/agencies to meet with to resolve any technical problems that may need to be discussed or resolved prior to consideration by the CPC. A vote of “no objection” by the PAC does not give any blanket approval for a particular project or a zoning issue or a re-subdivision request, or a sale or lease of city-owned property, but only a statement on the technical issues considered by PAC.