

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, NOVEMBER 14, 2017

**PUBLIC HEARING: 1:30 P.M. CITY COUNCIL CHAMBER
(CITY HALL - 1E07)**

THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON NOVEMBER 14, 2017 IN THE CITY COUNCIL CHAMBER (CITY HALL - 1E07) ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS.

ZONING DOCKET 098/17 – Request by Laumet Limited, LLC for a conditional use to permit alcohol beverage sales in an existing standard restaurant in an HU-B1 Historic Urban Neighborhood Business District, a CPC Character Preservation Corridor Design Overlay District, and the Magazine Street Use Restriction Overlay District, on Square 124, Lots 1 and 2, in the Fourth Municipal District, bounded by Magazine, Ninth, Constance, and Harmony Streets. The municipal addresses are 3138 Magazine Street and 1020 Ninth Street. (PD 2)

ZONING DOCKET 099/17 – Request by Castnet Seafood, Inc. for a conditional use to permit a wireless telecommunications tower & facility in an S-B1 Suburban Business District, a CT Corridor Transformation Design Overlay District, and an ENORC Eastern New Orleans Renaissance Corridor Use Restriction Overlay District, on Square 51 or 51A, Lot F-1 or F-7, Edgelake Subdivision, in the Third Municipal District, bounded by Lafourche, Wales, and Lady Gray Streets and Hayne Boulevard. The municipal address is 8000 Lafourche Street. (PD 9)

ZONING DOCKET 100/17 – Request by Marie-Helene Verdier for a conditional use to permit a principal bed and breakfast in an HMR-2 Historic Marigny/Treme/Bywater Residential District, on Square 389, Lot A, in the Third Municipal District, bounded by Marais and Frenchmen Streets and St. Claude and Elysian Fields Avenues. The municipal address is 2110 Marais Street. (PD 4)

ZONING DOCKET 101/17 – Request by Marie-Helene Verdier Sharpley for a conditional use to permit a principal bed and breakfast in an HMR-2 Historic Marigny/Treme/Bywater Residential District, on Square 510, Lot 3, in the Third Municipal District, bounded by Touro, Urquhart, Frenchmen, and N. Villere Streets. The municipal address is 1311 Touro Street. (PD 4)

ZONING DOCKET 102/17 – Request by Elk Place LLC, 100 Elk LLC, and Matthew Family Elks Place LLC for a conditional use to permit a timeshare in an CBD-3 Cultural Arts District and an EC Enhancement Corridor Design Overlay District and the rescission of Ordinance No. 15,967 MCS (Zoning Docket 040/93), on Square 300, ½ of Lot 86, Lot 87, and ½ of Lot 88 or an Undesignated Lot, in the First Municipal District, bounded by Elk Place, Canal and S. Rampart Streets, and

Tulane Avenue. The municipal addresses are 144 Elk Place and 145 S. Rampart Street. (PD 1a)

ZONING DOCKET 103/17 – Request by Mary Wegmann for a conditional use to permit the retail sales of packaged alcoholic beverages in an HMC-1 Historic Marigny/Treme/Bywater Commercial District and an AC-1 Arts and Culture Diversity Overlay District, on Square 154, an Undesignated Lot or Lot 22, in the Third Municipal District, bounded by Frenchmen, Royal, Kerlerec and Chartres Streets. The municipal addresses are 600-602 Frenchmen Street and 2015-2019 Chartres Street. (PD 7)

ZONING DOCKET 104/17 – Request by Managing Change, LLC for a zoning change from an HU-RD2 Historic Urban Two-Family Residential District to an HU-B1A Historic Urban Neighborhood Business District, on Square 161, Pt. Lot 16 or Lot 16, in the Sixth Municipal District, bounded by Louisiana Avenue and Constance, Delachaise, and Laurel Streets. The municipal addresses are 938-940 Louisiana Avenue and 3406 Constance Street. (PD 2)

ZONING DOCKET 105/17 – Request by the Orleans Parish School Board for a conditional use to permit a secondary educational facility in an HU-RD2 Historic Urban Two-Family Residential District and an HUC Historic Urban Corridor Use Restriction Overlay District, on the entirety of Square 248, in the Second Municipal District, bounded by Bienville Avenue and North Johnson, Conti, and North Prieur Streets. The municipal addresses are 2001-2011 Bienville Avenue. (PD 4)

ZONING DOCKET 106/17 – Request by Royal Cosmopolitan, LLC for a text amendment to the Comprehensive Zoning Ordinance to amend Article 17, Section 17.4.A.2 (Figure 17-3) to change the maximum building height designation from “D” (70 feet) to “G” (120 feet) for a property located on Square 66, Lot 26, in the Second Municipal District, bounded by Royal, Canal, Bourbon, and Iberville Streets. The municipal addresses are 121-123 Royal Street. (PD 1a)

ZONING DOCKET 107/17 – Request by the River Street Ventures, LLC for a conditional use to permit height and density bonuses for a multi-family residential dwelling in an MU-2 High Intensity Mixed-Use District and an RIV Riverfront Design Overlay District and the rescission of Ordinance Nos. 9,367 MCS and 10,144 MCS (Zoning Docket 038/83), on Square 216, Lots 1-A and 20-A or Lots 1-8, 13-18, 20, B, and Pts. Lot 13, 14, and 19, and on Square 217, Lot A-1 or A, in the Fifth Municipal District, bounded by Brooklyn Avenue, Socrates and De Armas Streets, and the Mississippi River Protection Levee and River Street. The municipal addresses are 200-240 Lamarque Street, 1239 Brooklyn Avenue, and 1316 River Street. (PD 12)

ZONING DOCKET 108/17 – Request by Middle Harrison, LLC for a conditional use to permit the retail sales of packaged alcoholic beverages in an S-LB1 Suburban Lake Area Neighborhood Business District and a CT Corridor Transformation Design Overlay District, on Square 277, Lots 1 and 2, in the Second Municipal District, bounded by West End Boulevard, Harrison Avenue, and Catina and French Streets. The municipal address is 6251 West End Boulevard. (PD 5)

THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 MCS 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. YOU MAY ALSO SUBMIT WRITTEN COMMENTS TO THE EXECUTIVE DIRECTOR IN ADVANCE BY MAIL (1300 PERDIDO STREET, 7TH FLOOR, NEW ORLEANS, LA 70112) OR EMAIL CPCINFO@NOLA.GOV. ALL WRITTEN COMMENTS MUST BE RECEIVED BY CLOSE OF BUSINESS ON THE MONDAY, EIGHT DAYS PRIOR TO THE HEARING DATE.

October 25, November 1, and November 8, 2017

Robert Rivers, Executive Director

RDR/njk