

CITY PLANNING COMMISSION MEETING AGENDA

TUESDAY, JULY 9, 2019

1:30 P.M.

CITY COUNCIL CHAMBER
(CITY HALL 1E07)

PUBLIC HEARING:

THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH PROVISIONS OF ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE NUMBER 4,264 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, JULY 9, 2019 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. NEW BUSINESS:

1. **ZONING DOCKET 045/19** – Request by Broad Strokes, LLC for a text amendment to the Comprehensive Zoning Ordinance to:
 1. Amend the definition of “live entertainment – secondary use” in Section 26.6 of the Comprehensive Zoning Ordinance to allow live entertainment – secondary use to be part of a brewery.
 2. Amend the use standards for live entertainment - secondary use in Section 20.3.JJ of the Comprehensive Zoning Ordinance to allow live entertainment – secondary use to be part of a brewery.
 3. Amend the definition of “brewery” in Section 26.6 of the Comprehensive Zoning Ordinance to allow breweries to contain multiple on-site tasting rooms.
 4. Any other corresponding changes to the Comprehensive Zoning Ordinance which may be needed.

(This application was previously presented at a City Planning Commission public hearing. It was withdrawn by the applicant and has been resubmitted.) (AW)
2. **ZONING DOCKET 046/19** – Request by Broad Strokes, LLC for conditional uses to permit a brewery and bar with live entertainment (secondary use) in a C-1 General

Commercial District, an HU-MU Historic Urban Neighborhood Mixed-Use District, an EC Enhancement Corridor Design Overlay District, and a Residential District Preservation Interim Zoning District, on Square 482-A (also known as Square 482), Lots 9, 10, 11, 12, and 13, and part of Lot 23, in the First Municipal District, bounded by Thalia Street, South Broad Street, Martin Luther King, Jr. Boulevard, and South Dorgenois Street. The municipal addresses are 3940 Thalia Street and 3935-3943 Martin Luther King, Jr. Boulevard. (PD 4) **(This application was previously presented at a City Planning Commission public hearing. It was withdrawn by the applicant and has been resubmitted.) (SL)**

3. **ZONING DOCKET 061/19** – Request by Veraniece E. Williams for a conditional use to permit a bed and breakfast (accessory) in an HU-RD1 Historic Urban Two-Family Residential District, on Square 232, Lot X or 17, in the Second Municipal District, bounded by Esplanade Avenue, North Prieur Street, North Roman Street, and Bayou Road. The municipal addresses are 1834-1836 Esplanade Avenue and 1320 North Prieur Street. (PD 4) **(AW)**
4. **ZONING DOCKET 062/19** – Request by Louisiana Coastal Development, LLC for a text amendment to Article 12 of the Comprehensive Zoning Ordinance to classify “country club” as a permitted use in the HU-MU Historic Urban Neighborhood Mixed-Use District. **(TM)**
5. **ZONING DOCKET 063/19** – Request by Reza Movahed and Sherry Scholl Movahed for a zoning change from an HU-RD2 Historic Urban Two-Family Residential District to an HU-B1A Historic Urban Neighborhood Business District and a conditional use to permit a standard restaurant with alcohol beverage sales in an HU-B1A Historic Urban Neighborhood Business District and the HU-B1A Use Restriction Overlay District, on Square 133, Lot B, in the Fourth Municipal District, bounded by Magazine Street, First Street, Constance Street, and Philip Street. The municipal addresses are 2366-2368 Magazine Street and 1035-1041 First Street. (PD 2) **(RB)**
6. **ZONING DOCKET 064/19** – Request by 919 Julia Street, LLC for a conditional use to permit a hotel in a CBD-5 Urban Core Neighborhood Lower Intensity Mixed-Use District, on Square 259, Lots 6 and 7 or Pt. 41, in the First Municipal District, bounded by Julia Street, Baronne Street, O’Keefe Street, and Girod Street. The municipal address is 923 Julia Street. (PD 1A) **(SL)**
7. **SUBDIVISION DOCKET 069/19** - Request by Bargeboard, LLC and The Gisleson Group, LLC to re-subdivide Lots 10, 11, and 12 into Lots 10-A, 10-B, 10-C, and 10-D, Square 181, in the Fifth Municipal District, bounded by Diana Street, Verret Street, Newton Street, and Nunez Street. The municipal addresses are 1027-1045 Verret Street and 518 Diana Street. (PD 12) **(JC)**
8. **BILLBOARD STUDY** – Request by City Council Motion M-18-319 for the City Planning Commission to conduct a public hearing and a study to examine the existing

billboard regulations within the Comprehensive Zoning Ordinance (CZO) and provide recommendations for potential amendments. (NJ)

OTHER MATTERS:

- A. Consideration of a Tree Preservation Study.
- B. Adoption of the minutes of the June 25, 2019 meeting.
- C. Committee reports.
- D. Announcements.

Robert D. Rivers
Executive Director

RDR/skk