

# CITY PLANNING COMMISSION PLANNING ADVISORY COMMITTEE

## AGENDA – July 10, 2019

There will be a meeting of the Planning Advisory Committee on July 10, 2019 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 June 19, 2019.

### CPC ITEMS:

- 2) **Consideration:** [ZD065/19] – Request by Windsor S. Dennis for a conditional use to permit a minor motor vehicle service and repair facility in a C-2 Auto-Oriented Commercial District, and HUC Historic Urban Corridor Use Restriction Overlay District, and an EC Enhancement Corridor Design Overlay District, on Square 410, Lots 7 and 8, in the Fourth Municipal District, bounded by South Claiborne Avenue, Second Street, Third Street, South Derbigny Street. The municipal addresses are 2501-2503 South Claiborne Avenue and 3000-3012 Second Street. (PD 2)
- 3) **Consideration:** [ZD069/19] - Request by CL Ten Street, LLC for a conditional use to permit a mini-warehouse in a C-2 Auto-Oriented Commercial District and an EC Enhancement Corridor Design Overlay District, on Square 348, Lots A, B, C, B, 13, 9 or 9 and part 13 and an undesignated lot, and part 9 H53 or 8, in the First Municipal District, bounded by Earhart Boulevard, South Liberty Street, Clio Street, and Rev. John Raphael Jr. Way. The municipal addresses are 2201-2227 Clio Street and 1120-1124 Rev. John Raphael Jr. Way. (PD 2)
- 4) **Consideration:** [ZD074-19] - Request by Schoen Fuselier & Balzebre, LLC for a conditional use to permit a hotel in an HM-MU Historic Marigny/Tremé/Bywater Mixed-Use District and the RIV Riverfront Design Overlay District (RIV-3 Bywater Sub-District), on Square 23, Lot 3, in the Third Municipal District, bounded by Chartres Street, Piety Street/Crescent Park, Louisa Street, and the Mississippi River. The municipal addresses are 3220 Chartres Street and 500 Piety Street. (PD 7)
- 5) **Consideration:** [ZD075-19] - Request by City Council Motion No. M-19-213 MCS for a planned development and any necessary waivers to permit the new construction of a multi-family residential development in an HMC-1 Historic

Marigny/Tremé/Bywater Commercial District and an HMC-2 Historic Marigny/Tremé/Bywater Commercial District, on the entirety of Square 131, in the Third Municipal District, bounded by Chartres Street, France Street, Mazant Street, and Royal Street. The municipal addresses are 4100-4114 Royal Street, 601-621 Mazant Street, and 600-620 France Street.

In the course of its study, the City Planning Commission shall consider and recommend provisions to ensure that the development is compatible with its anticipated use and the neighborhood character, including but not limited to the following:

- The design of the project and architecture of the structure;
- The design of the site and proper landscaping, including the preservation of green space and the replacement of trees that may be removed;
- Storm-water management efforts; and
- Public transportation opportunities, specifically adding a covered bus stop. (PD 7)

#### **NON-CPC ITEMS:**

- 6) **Reconsideration:** [18-1346] - A request for a servitude of air rights for awnings and columns over the Canal St. and S. Jeff Davis Pkwy right of way adjacent to the 1st MD, Square 683, Lot 1 by 3340 Canal, LLC . The municipal address of the property is 3340 Canal St.
- 7) **Consideration:** [19-1169] - A request for a servitude of air and ground rights for balconies, canopies, outward swinging doors, and bike racks over the Elysian Fields Avenue, Decatur Street, and Marigny Street rights of way adjacent to the 3rd MD, Square 7, Lot 1 By 501EFA Hotel, LLC. The municipal address of the property is 501 Elysian Fields Avenue.

The next Planning Advisory Committee meeting will be held on Wednesday, July 24, 2019 at 2:00 p.m. in the One Stop Shop conference room A, City Hall, Room 7W03.

Respectfully yours,  
Robert D. Rivers, Director  
July 3, 2019

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.