

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, APRIL 14, 2020

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 APRIL 14, 2020 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 041/20 – Request by City Council Motion No. M-20-49 for a text amendment to the Comprehensive Zoning Ordinance to amend the Permitted and Conditional Use Tables in the following districts: Article 9, Historic Core Neighborhoods Residential Districts, Table 9-1 (HMR-3 designation); Article 11, Historic Urban Neighborhoods Residential Districts, Table 11-1 (HU-RS designation); Article 12, Historic Urban Neighborhoods Non-Residential Districts, Table 12-1 (HU-B1A and HU-B1 designations); and Article 15, Commercial Center & Institutional Campus Districts, Table 15-1 (MS designation) to designate “Dwelling, Established Multi-Family” as a permitted residential use if said use is currently classified as a conditional use, subject to compliance with the standards in Section 20.3.W of the CZO, along with the following, additional conditions:

1. the structure contains less than five units; and
2. the structure has not been vacant for more than 10 years.

ZONING DOCKET 042/20 – Request by City Council Motion No. M-20-64 for a text amendment to Article 18 of the Comprehensive Zoning Ordinance to establish a new overlay district to be named the Coronet Court Multi-Family Housing Overlay District, the intent of which is to establish standards for the redevelopment of existing, non-conforming multi-family structures in the area currently zoned S-RD Suburban Two-Family Residential District, in the area generally bounded by Lake Forest Boulevard, Mayo Road, the Interstate 10 Service Road, and the Lawrence Canal, to allow the legal re-establishment of multi-family structures therein, to promote affordable housing, and to provide otherwise with respect thereto.

ZONING DOCKET 043/20 – Request by Vance A. Vaucresson to amend Ordinance No. 26,375 MCS (Zoning Docket 017/15, which established an MUPC Mixed-Use Planned Community District overlay under the former Comprehensive Zoning Ordinance). The amendment would remove Lot 1 on Square 893, bounded by Onzaga Street, Saint Bernard Avenue, North Roman Street, Lapeyrouse Street, and North Prieur Street, from the MUPC

District. The MUPC District would remain in effect for the neighboring property occupying the entirety of Square 765, bounded by Saint Bernard Avenue, North Roman Street, Lapeyrouse Street, and North Derbigny Street. The municipal addresses of the property to be removed from the MUPC District are 1800-1812 Onzaga Street and 1635-1641 North Roman Street. (PD 4)

ZONING DOCKET 044/20 - Request by Russell Frank for a conditional use to permit a bed and breakfast (principal) in an HMR-1 Historic Marigny/Tremé/Bywater Residential District, on Square 176, Lot 3-A, in the Second Municipal District, bounded by Ursulines Avenue, North Robertson Street, North Villere Street, and Governor Nicholls Street. The municipal address is 1531 Ursulines Avenue. (PD 3)

ZONING DOCKET 045/20 - Request by Linden and Wales, LLC for a conditional use to permit an established multi-family dwelling in an HU-RD2 Historic Urban Two-Family Residential District, on Square 392, Lot 7, in the Fourth Municipal District, bounded by Jackson Avenue, Willow Street, Clara Street, and Philip Street. The municipal address is 2724 Jackson Avenue (PD 2)

ZONING DOCKET 046/20 - Request by SM-3 Properties, LLC for a conditional use to permit an emergency shelter in an MU-2 High Intensity Mixed-Use District, on Squares 574 and 587, part Lot G-3, B-3, G-3, and A-2, in the First Municipal District, bounded by Poydras Street, South Galvez Street, South Broad Street, and Perdido Street. The municipal address is 2239 Poydras Street. (PD 4)

ZONING DOCKET 047/20 - Request by Abud Development, LLC for a conditional use to permit an established multi-family dwelling in an HU-RD2 Historic Urban Two-Family Residential District, on Square 390, Lots 10 and 11, in the Fourth Municipal District, bounded by Willow Street, Clara Street, First Street. and Second Street. The municipal addresses are 2420-2430 Willow Street and 2837 Second Street. (PD 2)

ZONING DOCKET 048/20 - Request by Freret, LLC for a zoning change from an HU-RM2 Historic Urban Multi-Family Residential District to an HU-MU Historic Urban Multi-Family Residential District, in Frerret, Square 3, Lot A or 7, in the Sixth Municipal District, bounded by Freret Street, Audubon Street, Broadway Street. and Zimple Street. The municipal addresses are 7103 Freret Street and 1000-1014 Audubon Street. (PD 3)

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

CITYPLANNINGCOMMISSIONNO@GMAIL.COM. ALL WRITTEN COMMENTS MUST BE RECEIVED BY CLOSE OF BUSINESS ON THE MONDAY, EIGHT DAYS PRIOR TO THE HEARING DATE.

March 25, April 1, and April 8, 2020

Robert Rivers, Executive Director