

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, OCTOBER 24, 2023, 1:30 P.M.

PUBLIC HEARING

CITY HALL, 1300 PERDIDO STREET

CITY COUNCIL CHAMBER (CITY HALL - 1E07)

The City Planning Commission, in accordance with the provisions of Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hold a public hearing on October 24, 2023 at 1:30 pm. The public hearing will consider the following proposed amendments to the Comprehensive Zoning Ordinance of the City of New Orleans, the disposition and acquisition of City property, and subdivision applications.

Materials for these items may be viewed via <https://onestopapp.nola.gov/>

Zoning Docket 079/23

Applicant(s): Emile Virgadamo

Request: Conditional use to permit a wireless telecommunications antennas, facilities, and tower exceeding 65' in height in a C-1 General Commercial District

Property description: A portion of Lot A on Square 523, in the Seventh Municipal District, bounded by Airline Highway, Edinburgh Street, and Live Oak Street

Address(es): 9375 Airline Highway

Zoning Docket 080/23

Applicant(s): City Council Motion No. M-23-393

Request: Amendment to the text of the Comprehensive Zoning Ordinance to impose a temporary prohibition against the effectiveness and enforcement of sections 21.8.C.16(11)(i)(2), 21.8.C.16(11)(ii)(2), and 21.8.C.16(15) of the Comprehensive Zoning Ordinance (Ordinance No. 4264 M.C.S., as amended by Ordinance No. 26,413 M.C.S. and subsequent amendments) to the limited extent that these zoning provisions prohibit any parklet that (i) commenced operation on or after October 2020 as a result of the pilot parklet program and (ii) remained in operation as of operation as of August 12, 2022. The ordinance recommended herein shall constitute an "other temporary prohibition on zoning . . . and other similar functions" within the ambit of Section 3-126 of the City Charter. Beyond the temporary prohibition against enforcement, the institution of this temporary prohibition shall not give rise to any vested rights nor create any legal non-conforming use, nor shall it permit the operation or establishment of a parklet that did not (i) commence operation on or after October 2020 as a result of the pilot parklet program and (ii) remain in operation as of August 12, 2022.

Zoning Docket 081/23

Applicant(s): Okra Properties, LLC

Request: Conditional use to permit a bed and breakfast (principal) in an HU-MU Historic Urban Neighborhood Mixed-Use District

Property description: Square 760, a portion of Lot 18, Lot 19 and Lot Part C, in the First Municipal District, bounded by South Carrollton Avenue, Baudin Street, D’hemecourt Street, and South Pierce Street

Address(es): 4320-4322 South Carrollton Avenue

The City Planning Commission, in accordance with Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., 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 5 p.m. on the Monday eight days prior to the hearing date.

October 4, October 11, and October 18, 2023

Robert Rivers, Executive Director