

**CITY PLANNING COMMISSION  
MEETING AGENDA  
TUESDAY, AUGUST 26, 2008**

**A. PUBLIC HEARING: 1:30 P.M. CITY COUNCIL CHAMBER**

**THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF ARTICLE 16 OF THE COMPREHENSIVE ZONING ORDINANCE #4264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON TUESDAY, AUGUST 26, 2008 IN THE CITY COUNCIL CHAMBER (CITY HALL 1E07) ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS.**

This meeting is accessible to people with disabilities. Requests for additional accommodations or any assistance to participate may be directed to the Office of Public Advocacy at 504-658-4015 (voice), 504-658-4002 (facsimile), or the City's TTY 504-586-4475. This communiqué is available in alternative formats upon request.

- 1. ZONING DOCKET 57/08 - Request by CITY COUNCIL MOTION M-08-309 for a Text Amendment to the Comprehensive Zoning Ordinance, No. 4264 M.C.S., as amended, to delete the existing standards in Article 9A, Section 9A.1.8 "Special Parking and Driveway Requirements of the LRS-1 District" and to replace them with new standards; to change the minimum required aggregate side yard setback for single-family and two-family residential development provided in Article 9A, Section 9A.1.7 and Table 9A.A "Height, Area and Yard Requirements for the LRS-1 District" from 25% to 20%; to replace the existing language in item 2A of Article 9A, Section 9A.1.3 "Permitted Uses in the LRS-1 District" with the current language in item 24 and to delete item 24; to delete the language "in compliance with the LRD-2 Lakewood/Parkview Two-Family Residential District standards" from Article 9A, Section 9A.1.3.2A.b; and to amend Article 9A, Sections 9A.8.3, 9A.8.5, 9A.9.3, and 9A.9.5 to reclassify cafeteria restaurants from permitted uses to conditional uses in the LB-1 and LB-2 Lake Area Neighborhood Business Districts.**

2. **ZONING DOCKET 58/08** - Request by THE SOUTHERN DISTRICT OF THE LUTHERAN CHURCH-MISSOURI SYNOD for a Conditional Use to permit a community center in an RM-1 Multiple Family Residential District, on Square 2, Lot B-1, in the Third Municipal District, bounded by Elysian Fields Avenue, Lakeshore Drive and Lake Oaks Parkway. The municipal address is 2240 LAKESHORE DRIVE. (ZBM E-10)
3. **ZONING DOCKET 59/08** - Request by CAMBRIDGE REALTY WEST, LLC to amend Ordinance No. 10,813 M.C.S. (Zoning Docket 99/84 – an amendment to a Central Business Planned Community District to permit a helipad on a parking, retail and guest house facility) to permit a fast food restaurant (Subway), in a CBD-8 Central Business District, on Square 10, Lot A-1, in the First Municipal District, bounded by Convention Center and Andrew Higgins Boulevards, South Diamond and South Peters Streets. The municipal address is 901 Convention Center Boulevard. (ZBM C-15)

**B. PUBLIC HOUSING HEARING:**

**THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF ARTICLE 16 OF THE COMPREHENSIVE ZONING ORDINANCE #4264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON TUESDAY AUGUST 26, 2008 IN THE CITY COUNCIL CHAMBER (CITY HALL -1E07) ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS.**

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1. **ZONING DOCKET 60/08** - Request by THE HOUSING AUTHORITY OF NEW ORLEANS for a Residential Planned Community (RPC) District overlay in an RM-3 Multiple Family Residential District, on Squares 2482, 2483, 2484, 2503, 2504, 2505, 2672, 2673, 2688, 2689 and 2690, All Lots, and Square 2674, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 27 and 28, in the Third Municipal District, generally bounded by Saint Bernard Avenue, Jumonville, Caton, Hamburg and Sere Streets. There are multiple municipal addresses. (ZBMs D-11 & D-12)

**C. SUBDIVISION PUBLIC HEARING:**

**THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF THE REVISED STATUTES OF THE STATE OF LOUISIANA AND SECTION 5-407 OF THE CITY CHARTER REGARDING SUBDIVISIONS, WILL HOLD A PUBLIC HEARING ON TUESDAY, AUGUST 26, 2008 FOLLOWING THE HOUSING PUBLIC HEARING, IN THE CITY COUNCIL CHAMBER (CITY HALL 1E07) ON THE FOLLOWING PROPOSED SUBDIVISIONS.**

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- 1. SUBDIVISION DOCKET 97/08** - Request by THE HOUSING AUTHORITY OF NEW ORLEANS for a resubdivision of Squares 2482, 2483, 2484, 2503, 2504, 2505, 2672, 2673, 2688, 2689 and 2690, All Lots, and Square 2674, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 27 and 28 into Square 2482, Lot 1A, Square 2483, Lot 1A, Square 2484, Lot 1A, Square 2503, Lot 1A, Square 2504, Lot 1A, Square 2505, Lot 1A, Square 2672, Lot 1A, Square 2673, Lot 1A, Square 2674, Lot 1A, Square 2688, Lot 1A, Square 2689, Lot 1A and Square 2690, Lot 1A, in the Third Municipal District, generally bounded by Saint Bernard Avenue, Jumonville, Caton, Hamburg and Sere Streets. There are multiple municipal addresses. (ZBMs D-11 & D-12)

**D. ZONING MEETING: To follow Public Hearings**

1. Adoption of the Zoning minutes of the August 12, 2008 Zoning Meeting.
- 2. CONSIDERATION - ZONING DOCKET 57/08** - Request by CITY COUNCIL MOTION M-08-309 for a Text Amendment to the Comprehensive Zoning Ordinance, No. 4264 M.C.S., as amended, to delete the existing standards in Article 9A, Section 9A.1.8 "Special Parking and Driveway Requirements of the LRS-1 District" and to replace them with new standards; to change the minimum required aggregate side yard setback for single-family and two-family residential development provided in Article 9A, Section 9A.1.7 and Table 9A.A "Height, Area and Yard Requirements for the LRS-1 District" from 25% to 20%; to replace the existing language in item 2A of Article 9A, Section 9A.1.3 "Permitted Uses in the LRS-1 District" with the current language in item 24 and to delete item 24; to delete the language "in compliance with the LRD-2 Lakewood/Parkview Two-

Family Residential District standards” from Article 9A, Section 9A.1.3.2A.b; and to amend Article 9A, Sections 9A.8.3, 9A.8.5, 9A.9.3, and 9A.9.5 to reclassify cafeteria restaurants from permitted uses to conditional uses in the LB-1 and LB-2 Lake Area Neighborhood Business Districts. **(GM)**

3. **CONSIDERATION - ZONING DOCKET 58/08** - Request by THE SOUTHERN DISTRICT OF THE LUTHERAN CHURCH-MISSOURI SYNOD for a Conditional Use to permit a community center in an RM-1 Multiple Family Residential District, on Square 2, Lot B-1, in the Third Municipal District, bounded by Elysian Fields Avenue, Lakeshore Drive and Lake Oaks Parkway. The municipal address is 2240 LAKESHORE DRIVE. (ZBM E-10) **(CL/DS)**
4. **CONSIDERATION - ZONING DOCKET 59/08** - Request by CAMBRIDGE REALTY WEST, LLC to amend Ordinance No. 10,813 M.C.S. (Zoning Docket 99/84 – an amendment to a Central Business Planned Community District to permit a helipad on a parking, retail and guest house facility) to permit a fast food restaurant (Subway), in a CBD-8 Central Business District, on Square 10, Lot A-1, in the First Municipal District, bounded by Convention Center and Andrew Higgins Boulevards, South Diamond and South Peters Streets. The municipal address is 901 Convention Center Boulevard. (ZBM C-15) **(GM)**
5. **CONSIDERATION - ZONING DOCKET 60/08** - Request by THE HOUSING AUTHORITY OF NEW ORLEANS for a Residential Planned Community (RPC) District overlay in an RM-3 Multiple Family Residential District, on Squares 2482, 2483, 2484, 2503, 2504, 2505, 2672, 2673, 2688, 2689 and 2690, All Lots, and Square 2674, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 27 and 28, in the Third Municipal District, generally bounded by Saint Bernard Avenue, Jumonville, Caton, Hamburg and Sere Streets. There are multiple municipal addresses. (ZBMs D-11 & D-12) **(SK/LM)**

**E. PLANNING MEETING:**

1. Adoption of the Planning minutes of the August 12, 2008 Planning Meeting.

**SUBDIVISIONS:**

2. **CONSIDERATION - SUBDIVISION DOCKET 97/08** - Request by THE HOUSING AUTHORITY OF NEW ORLEANS for a resubdivision of Squares 2482, 2483, 2484, 2503, 2504, 2505, 2672, 2673, 2688, 2689 and 2690, All Lots, and Square 2674, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 27 and 28 into Square 2482, Lot 1A, Square 2483, Lot 1A, Square 2484, Lot 1A, Square 2503, Lot 1A, Square 2504, Lot 1A, Square 2505, Lot 1A, Square 2672, Lot 1A, Square 2673, Lot 1A, Square 2674, Lot 1A, Square 2688, Lot 1A, Square 2689, Lot 1A and Square 2690, Lot 1A, in the Third Municipal District, generally bounded by Saint Bernard Avenue, Jumonville, Caton, Hamburg and Sere Streets. There are multiple municipal addresses. (ZBMs D-11 & D-12)

**PROPERTY DISPOSITIONS:**

3. **CONSIDERATION - PROPERTY DISPOSITION 7/08** - Sale of walkway in Square 14, Gentilly Woods Subdivision, between Metropolitan Drive and Kendall Drive, adjacent to Lots D, 6, 38 and 29, in the Third Municipal District, bounded by Kendall Drive, Mirabeau Avenue and Metropolitan Drive. (JA)

**RATIFICATIONS:**

4. **CONSIDERATION** - Ratification of the Executive Director's Actions Relative to Certified Subdivisions. (AB)
5. **CONSIDERATION** - Ratification of the Executive Director's Actions Relative to Personnel Matters. (YR)

**OTHER PLANNING MATTERS:**

6. Executive Director's Reports on Various Activities. (YR)
7. Committee Reports.
8. Announcements by Chairman. (ER)

Yolanda Rodriguez  
Executive Director

YR/ab