

**CITY PLANNING COMMISSION
MEETING AGENDA
TUESDAY, FEBRUARY 10, 2009**

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, FEBRUARY 10, 2009, 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 1/09** - Request by THE ACADEMY OF THE SACRED HEART OF NEW ORLEANS CORPORATION for an amendment to Ordinance No. 20,661 M.C.S., (Zoning Docket 16/02, a Conditional Use to permit the expansion of a private elementary and secondary school), to permit changes to the location of a proposed gymnasium in an RD-2 Two-Family Residential District, on Square 438, All Lots, in the Sixth Municipal District, bounded by Carondelet, Baronne, Cadiz and Jena Streets. The municipal address is 4501 CARONDELET STREET. (ZBM B-15)
- 2. ZONING DOCKET 2/09** - Request by UNIVERSITY HEALTHCARE SYSTEM, L.C. and THE TULANE EDUCATIONAL FUND for a Conditional Use to permit a helistop in a CBD-2 Central Business District, on Square 338A, Lot TM, in the First Municipal District, bounded by Tulane Avenue, LaSalle, Cleveland and South Saratoga Streets. The municipal address is 1415 TULANE AVENUE. (ZBM C-14)
- 3. ZONING DOCKET 3/09** - Request by DENECHAUD & DENECHAUD, L.L.P. for an Amendment to Ordinance No. 22,888 M.C.S. (Zoning Docket 85/99, a Conditional Use to permit a drug store exceeding 10,000 square feet of floor area with a drive-through facility in a C-1A General Commercial District) to permit the conversion of floor area to be used as a clinic in a C-1A General Commercial District and an appeal to the Lower Saint Charles Avenue Design Review District, on Square 239, Lot A, in the Fourth Municipal District, bounded by Saint Charles Avenue, Felicity, Saint Mary and Carondelet Streets. The municipal addresses are 1801-1829 SAINT CHARLES AVENUE. (ZBM C-15)

4. **ZONING DOCKET 4/09** - Request by PMAT VILLAGE AURORA, L.L.C. for an Amendment to Ordinance No. 23,115 M.C.S. (Zoning Docket 25/08, a Conditional Use to permit a development exceeding 10,000 square feet of floor area and exceeding one acre in site area) to expand the site area of the conditional use and to permit the conversion of floor area to a drug store for use as a clinic in a C-1 General Commercial District and the UC Urban Corridor District, on Square H-D, Lot 1, in the Fifth Municipal District, bounded by General De Gaulle and Holiday Drives, MacArthur Boulevard and Rue Parc Fontaine. The municipal addresses are 4100 AND 4110 GENERAL DE GAULLE DRIVE AND 3008 AND 3010 HOLIDAY DRIVE. (ZBM E-16)
5. **ZONING DOCKET 5/09** - Request by JOHN A. SMITH for a Zoning Change from an RD-2 Two-Family Residential District to a B-1 Neighborhood Business District, on Square 377, Lot M, in the Seventh Municipal District, bounded by Cambronne, Apple, Belfast and Joliet Streets. The municipal address is 2620 CAMBRONNE STREET. (ZBM B-13)
6. **ZONING DOCKET 6/09** - Request by S N B PROPERTIES, L.L.C. for a Zoning Change from an RD-3 Two-Family Residential District to a C-1 General Commercial District, on Square 643, Lot 10, in the Third Municipal District, bounded by North Claiborne and Saint Roch Avenues, North Robertson and Spain Streets. The municipal addresses are 2374 NORTH CLAIBORNE AVENUE and 1542 SAINT ROCH AVENUE. (ZBM D-13)
7. **ZONING DOCKET 7/09** - Request by NEW ORLEANS NEIGHBORHOOD DEVELOPMENT FOUNDATION CORPORATION for a Zoning Change from an RM-4 Multiple-Family Residential District to a B-1A Neighborhood Business District, on Square 287, Lots B, A and 2, in the First Municipal District, bounded by South Rampart, South Saratoga and Thalia Streets and Martin Luther King Junior Boulevard. The municipal addresses are 1417-29 SOUTH RAMPART STREET and 2001-2011 MARTIN LUTHER KING JUNIOR BOULEVARD. (ZBM C-14).

B. ZONING MEETING: To follow Public Hearing

1. Adoption of the Zoning minutes of the January 27, 2009 Zoning Meeting.

2. **FURTHER CONSIDERATION - ZONING DOCKET 109/08** - Request by KW ESPLANADE PROPERTIES, L.L.C. for a Conditional Use to permit a mixed-use development in a new structure with a floor area greater than 5,000 square feet in a B-1A Neighborhood Business District, on Square 380, Lot B-1, in the Third Municipal District, bounded by Esplanade and Saint Claude Avenues, North Rampart and Kerlerec Streets. The municipal addresses are 1101, 1103 and 1137 ESPLANADE AVENUE. (ZBM D-13) **(GM/LM)**

3. **CONSIDERATION - ZONING DOCKET 1/09** - Request by THE ACADEMY OF THE SACRED HEART OF NEW ORLEANS CORPORATION for an amendment to Ordinance No. 20,661 M.C.S., (Zoning Docket 16/02, a Conditional Use to permit the expansion of a private elementary and secondary school), to permit changes to the location of a proposed gymnasium in an RD-2 Two-Family Residential District, on Square 438, All Lots, in the Sixth Municipal District, bounded by Carondelet, Baronne, Cadiz and Jena Streets. The municipal address is 4501 CARONDELET STREET. (ZBM B-15) **(GM/LM)**

4. **CONSIDERATION - ZONING DOCKET 2/09** - Request by UNIVERSITY HEALTHCARE SYSTEM, L.C. and THE TULANE EDUCATIONAL FUND for a Conditional Use to permit a helistop in a CBD-2 Central Business District, on Square 338A, Lot TM, in the First Municipal District, bounded by Tulane Avenue, LaSalle, Cleveland and South Saratoga Streets. The municipal address is 1415 TULANE AVENUE. (ZBM C-14) **(GM/DS)**

5. **CONSIDERATION - ZONING DOCKET 3/09** - Request by DENECHAUD & DENECHAUD, L.L.P. for an Amendment to Ordinance No. 22,888 M.C.S. (Zoning Docket 85/99, a Conditional Use to permit a drug store exceeding 10,000 square feet of floor area with a drive-through facility in a C-1A General Commercial District) to permit the conversion of floor area to be used as a clinic in a C-1A General Commercial District and an appeal to the Lower Saint Charles Avenue Design Review District, on Square 239, Lot A, in the Fourth Municipal District, bounded by Saint Charles Avenue, Felicity, Saint Mary and Carondelet Streets. The municipal addresses are 1801-1829 SAINT CHARLES AVENUE. (ZBM C-15) **(AZ/DS)**

6. **CONSIDERATION - ZONING DOCKET 4/09** - Request by PMAT VILLAGE AURORA, L.L.C. for an Amendment to Ordinance No. 23,115 M.C.S. (Zoning Docket 25/08, a Conditional Use to permit a development exceeding 10,000 square feet of floor area and exceeding one acre in site area) to expand the site area of the conditional use and to permit the conversion of floor area to a drug store for use as a clinic in a C-1 General Commercial District and the UC Urban Corridor District, on Square H-D, Lot 1, in the Fifth Municipal District, bounded by General De Gaulle and Holiday Drives, MacArthur Boulevard and Rue Parc Fontaine. The municipal addresses are 4100 AND 4110 GENERAL DE GAULLE DRIVE AND 3008 AND 3010 HOLIDAY DRIVE. (ZBM E-16) (SK/LM)
7. **CONSIDERATION - ZONING DOCKET 5/09** - Request by JOHN A. SMITH for a Zoning Change from an RD-2 Two-Family Residential District to a B-1 Neighborhood Business District, on Square 377, Lot M, in the Seventh Municipal District, bounded by Cambronne, Apple, Belfast and Joliet Streets. The municipal address is 2620 CAMBRONNE STREET. (ZBM B-13) (CL)
8. **CONSIDERATION - ZONING DOCKET 6/09** - Request by S N B PROPERTIES, L.L.C. for a Zoning Change from an RD-3 Two-Family Residential District to a C-1 General Commercial District, on Square 643, Lot 10, in the Third Municipal District, bounded by North Claiborne and Saint Roch Avenues, North Robertson and Spain Streets. The municipal addresses are 2374 NORTH CLAIBORNE AVENUE and 1542 SAINT ROCH AVENUE. (ZBM D-13) (GM)
9. **CONSIDERATION - ZONING DOCKET 7/09** - Request by NEW ORLEANS NEIGHBORHOOD DEVELOPMENT FOUNDATION CORPORATION for a Zoning Change from an RM-4 Multiple-Family Residential District to a B-1A Neighborhood Business District, on Square 287, Lots B, A and 2, in the First Municipal District, bounded by South Rampart, South Saratoga and Thalia Streets and Martin Luther King Junior Boulevard. The municipal addresses are 1417-29 SOUTH RAMPART STREET and 2001-2011 MARTIN LUTHER KING JUNIOR BOULEVARD. (ZBM C-14) (MM)

C. **PLANNING MEETING:**

1. Adoption of the Planning minutes of the January 27, 2009 Planning Meeting.

SUBDIVISION:

2. **CONSIDERATION - SUBDIVISION 87/08** - Request by GCHP-NDF, LLC for a resubdivision of Lots Pt. 3 & 11 and 2 Pt. 3 & 11 into Lots 3A, 3B and 3C, Square 287, in the First Municipal District, bounded by Martin Luther King Jr. Blvd., South Saratoga, Thalia and South Rampart Streets. The municipal addresses are 1424 South Saratoga Street and 2019-2025 Martin Luther King Jr. Blvd. (ZBM C-14) **(MO)**

RATIFICATIONS:

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

OTHER PLANNING MATTERS:

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

Yolanda Rodriguez
Executive Director

YR/ab