

**CITY PLANNING COMMISSION  
MEETING AGENDA  
TUESDAY, JUNE 23, 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 NUMBER 4264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON TUESDAY, JUNE 23, 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 51/09** - Request by THE ESTATE OF DONALD O. HEUMANN for a Zoning Change from an RD-2 Two-Family Residential District to a B-1A Neighborhood Business District, on Square 77, Lot 15-A, in the Seventh Municipal District, bounded by Saint Charles Avenue, Cherokee, Hampson and Lowerline Streets. The municipal address is 7457 SAINT CHARLES AVENUE. (ZBM A-14)
  
- 2. ZONING DOCKET 52/09** - Request by BRUCE BRICE for the rescission of the Conditional Use authorized by Ordinance No. 10,383 M.C.S. (Zoning Docket 75/84, a Zoning Change from an RM-4 Multiple-Family Residential District to a B-1 Neighborhood Business District and a Conditional Use to permit a fast food restaurant), and a Conditional Use to permit the sale of alcoholic beverages for consumption off premises at a retail store occupying less than 5,000 square feet of floor area, on Square 309, Lot 1 or A and Rear 2/3 or A, in the Sixth Municipal District, bounded by Loyola Avenue, Harmony, South Liberty and Toledano Streets. The municipal address is 3233 LOYOLA AVENUE. (ZBM B-15)
  
- 3. ZONING DOCKET 53/09** - Request by DUNG J. VO AND HIENHUY C. VO for a Text Amendment to the Comprehensive Zoning Ordinance, No. 4,264 M.C.S., as amended, to add subsection 36. to Article 5, Section 5.8.5., to authorize pawnshops as conditional uses in the C-1A General Commercial District.

4. **ZONING DOCKET 54/09** - Request by DUNG J. VO AND HIENTHY C. VO for an Amendment to Ordinance No. 22,138 M.C.S. (Zoning Docket 74/05, a Conditional Use to permit a fast food restaurant in a C-1A General Commercial District) to permit the addition of a pawnshop to an existing structure, on Square 607, Lot 14-A, in the First Municipal District, bounded by Canal, South Broad, Cleveland and South White Streets. The municipal address is 2700-2706 CANAL STREET. (ZBM C-13)
  
5. **ZONING DOCKET 55/09** - Request by DAVID K. POWELL AND PAMELA DOWLER POWELL for a Zoning Change from an RD-3 Two-Family Residential District to a B-1 Neighborhood Business District, on Square 15, Lot A or Pts. 19-20, in the Fifth Municipal District, bounded by Pelican Avenue, Bermuda, Delaronde and Seguin Streets. The municipal address is 300-02 PELICAN AVENUE. (ZBM D-14)
  
6. **ZONING DOCKET 56/09** - Request by HOWELL MAGAZINE DEVELOPMENT, L.L.C. for a Zoning Change from an RM-2 Multiple-Family Residential District to a B-1A Neighborhood Business District, on Square 212, Lot 10, in the Sixth Municipal District, bounded by Magazine, Antonine, Constance and Foucher Streets. The municipal address is 1023 ANTONINE STREET. (ZBM B-15)
  
7. **ZONING DOCKET 57/09** - Request by N.O.N.D.C., L.L.C. for a Conditional Use to permit a single-family dwelling in an LI Light Industrial District, on Square 249, Lot 13, in the First Municipal District, bounded by Baronne and Terpsichore Streets, Martin Luther King and Oretha Castle Haley Boulevards. The municipal address is 1527 BARONNE STREET. (ZBM C-14)

**B. PROPERTY DISPOSITION/ACQUISITION PUBLIC HEARING:**

**THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF THE REVISED STATUTES OF THE STATE OF LOUISIANA AND THE CITY CHARTER REGARDING PROPERTY DISPOSITIONS, WILL HOLD A PUBLIC HEARING ON TUESDAY, JUNE 23, 2009 FOLLOWING THE ZONING PUBLIC HEARING, IN THE CITY COUNCIL CHAMBER (CITY HALL 1E07) ON THE FOLLOWING PROPOSED PROPERTY ACQUISITIONS/DISPOSITIONS.**

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1. **PROPERTY ACQUISITION 1/09** - Acquisition of 935 GRAVIER STREET, 919 GRAVIER STREET AND 218 O'KEEFE AVENUE in Square 265, in the First Municipal District, generally bounded by O'Keefe Avenue, Gravier, Common and Baronne Streets.

C. **ZONING MEETING: Follows Public Hearing**

1. Adoption of the Zoning minutes of the May 26, 2009 Zoning Meeting.
2. **CONSIDERATION - ZONING DOCKET 44/09** - Request by CITY COUNCIL MOTION M-09-139 for a Conditional Use to permit a fire station in an RS-2 Single-Family Residential District, on Sub 3, Lot 1-B of Square 25-A, in the Third Municipal District, bounded by Old Spanish Trail (U.S. Highway 90), Alba, Lucrino and Murano Roads. The municipal address is 4300 ALBA ROAD. (ZBM M-12) (JA/LM) **(DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**
3. **CONSIDERATION - ZONING DOCKET 46/09** - Request by 1522 ROBERT E. LEE, L.L.C. and JAMES D. WARD for a Conditional Use to permit a bank with drive-in facilities and an accessory parking lot in a B-1 Neighborhood Business District and an RS-1 Single-Family Residential District, on Square C, Lots C-1 and 2, in the Third Municipal District, bounded by Robert E. Lee Boulevard, Aviators, Hamburg and Perlita Streets. The municipal addresses are 1510-1522 ROBERT E. LEE BOULEVARD. (ZBM D-10) (GM/LM) **(DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**
4. **CONSIDERATION - ZONING DOCKET 47/09** - Request by ARC INVESTMENTS, L.L.C. for a Zoning Change from an RS-2 Single-Family Residential District to a C-1 General Commercial District, within the UC Urban Corridor District overlay, on Square 12, Lots 35, 36, 37, 38, 39 and 40, in the Third Municipal District, bounded by Chef Menteur Highway, Hickerson Drive, Grant Street and Read Boulevard. The municipal address is UNASSIGNED. (ZBM G-12) (SK) **(DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**
5. **CONSIDERATION - ZONING DOCKET 48/09** - Request by URBAN LEAGUE OF GREATER NEW ORLEANS, INC. for a Zoning Change from an RM-2 Multiple-Family Residential District to a C-1 General Commercial District, on Square 18, Lot A, in the Third Municipal District, bounded by Desire Parkway, Agriculture, Industry and Piety Streets. The municipal address is UNASSIGNED. (ZBM E-13) (GM) **(DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**
6. **CONSIDERATION - ZONING DOCKET 49/09** - Request by CARROLLTON

PEACH STREET, L.L.C. for a Zoning Change from an LI Light Industrial District to a C-1 General Commercial District, on Square 642-643, Lot A, in the Seventh Municipal District, bounded by Peach, Cambronne and Dublin Streets and Pontchartrain Boulevard. The municipal address is 8201 PEACH STREET. (ZBM B-12 and B-13) **(SK) (DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**

7. **CONSIDERATION - ZONING DOCKET 50/09** - Request by CENTRAL CITY ECONOMIC OPPORTUNITY CORPORATION for a Zoning Change from an RM-4 Multiple-Family Residential District to a C-1 General Commercial District, on Square 295, Lots 14A and 15 or 15A, in the Fourth Municipal District, bounded by Jackson Avenue, Oretha Castle Haley Boulevard, Philip, South Saratoga and Danneel Streets. The municipal addresses are 1960 AND 1964 JACKSON AVENUE. (ZBM C-14) **(AZ) (DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)**
8. **CONSIDERATION - ZONING DOCKET 51/09** - Request by THE ESTATE OF DONALD O. HEUMANN for a Zoning Change from an RD-2 Two-Family Residential District to a B-1A Neighborhood Business District, on Square 77, Lot 15-A, in the Seventh Municipal District, bounded by Saint Charles Avenue, Cherokee, Hampson and Lowerline Streets. The municipal address is 7457 SAINT CHARLES AVENUE. (ZBM A-14) **(GM)**
9. **CONSIDERATION - ZONING DOCKET 52/09** - Request by BRUCE BRICE for the rescission of the Conditional Use authorized by Ordinance No. 10,383 M.C.S. (Zoning Docket 75/84, a Zoning Change from an RM-4 Multiple-Family Residential District to a B-1 Neighborhood Business District and a Conditional Use to permit a fast food restaurant), and a Conditional Use to permit the sale of alcoholic beverages for consumption off premises at a retail store occupying less than 5,000 square feet of floor area, on Square 309, Lot 1 or A and Rear 2/3 or A, in the Sixth Municipal District, bounded by Loyola Avenue, Harmony, South Liberty and Toledano Streets. The municipal address is 3233 LOYOLA AVENUE. (ZBM B-15) **(SK/LM)**
10. **CONSIDERATION - ZONING DOCKET 53/09** - Request by DUNG J. VO AND HIENTHY C. VO for a Text Amendment to the Comprehensive Zoning Ordinance, No. 4,264 M.C.S., as amended, to add subsection 36. to Article 5, Section 5.8.5., to authorize pawnshops as conditional uses in the C-1A General Commercial District. **(GM)**
11. **CONSIDERATION - ZONING DOCKET 54/09** - Request by DUNG J. VO AND HIENTHY C. VO for an Amendment to Ordinance No. 22,138 M.C.S.

(Zoning Docket 74/05, a Conditional Use to permit a fast food restaurant in a C-1A General Commercial District) to permit the addition of a pawnshop to an existing structure, on Square 607, Lot 14-A, in the First Municipal District, bounded by Canal, South Broad, Cleveland and South White Streets. The municipal address is 2700-2706 CANAL STREET. (ZBM C-13) (GM/LM)

12. **CONSIDERATION - ZONING DOCKET 55/09** - Request by DAVID K. POWELL AND PAMELA DOWLER POWELL for a Zoning Change from an RD-3 Two-Family Residential District to a B-1 Neighborhood Business District, on Square 15, Lot A or Pts. 19-20, in the Fifth Municipal District, bounded by Pelican Avenue, Bermuda, Delaronde and Seguin Streets. The municipal address is 300-02 PELICAN AVENUE. (ZBM D-14) (SK)
13. **CONSIDERATION - ZONING DOCKET 56/09** - Request by HOWELL MAGAZINE DEVELOPMENT, L.L.C. for a Zoning Change from an RM-2 Multiple-Family Residential District to a B-1A Neighborhood Business District, on Square 212, Lot 10, in the Sixth Municipal District, bounded by Magazine, Antonine, Constance and Foucher Streets. The municipal address is 1023 ANTONINE STREET. (ZBM B-15) (MO)
14. **CONSIDERATION - ZONING DOCKET 57/09** - Request by N.O.N.D.C., L.L.C. for a Conditional Use to permit a single-family dwelling in an LI Light Industrial District, on Square 249, Lot 13, in the First Municipal District, bounded by Baronne and Terpsichore Streets, Martin Luther King and Oretha Castle Haley Boulevards. The municipal address is 1527 BARONNE STREET. (ZBM C-14) (SK/DS)

**D. PLANNING MEETING:**

1. Adoption of the Planning minutes of the May 26, 2009 Planning Meeting.

**SUBDIVISION:**

2. **CONSIDERATION - SUBDIVISION DOCKET 34/09** - Request by RECONCILE NEW ORLEANS, INC. to resubdivide Lots A, B, C, F, 4, Pt. 1, Pt. 2, Pt. 15 and Pt. 16 into Lots A-1 and B-1, Square 282, in the First Municipal District, bounded by Oretha Castle Haley Boulevard, Euterpe, South Rampart and Terpsichore Streets. The municipal address is 1631 ORETHA CASTLE HALEY BOULEVARD. (ZBM C-14) (MO) (DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)
3. **CONSIDERATION - SUBDIVISION DOCKET 54/09** - Request by FIFTH AFRICAN BAPTIST CHURCH to resubdivide Lots 3, 4, 5, 6, 7, 9, 10, 12, 13, 14, 27 and 28 into Lot X, Square 630, in the Sixth Municipal District, bounded by

Louisiana Avenue, South Robertson, Delachaise and Magnolia Streets. The municipal address is 3419 SOUTH ROBERTSON STREET. (ZBM B-14) (MM) (DEFERRED FROM 6/9/09 MEETING - LACK OF QUORUM)

**PROPERTY DISPOSITION/ACQUISITION**

4. **CONSIDERATION - PROPERTY ACQUISITION 1/09** - Acquisition of 935 GRAVIER STREET, 919 GRAVIER STREET AND 218 O'KEEFE AVENUE in Square 265, in the First Municipal District, generally bounded by O'Keefe Avenue, Gravier, Common and Baronne Streets.

**RATIFICATIONS:**

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

**OTHER PLANNING MATTERS:**

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

Yolanda Rodriguez  
Executive Director

YR/ab