

AGENDA
Wednesday, November 15, 2017
METROPOLITAN COUNCIL ZONING MEETING
3:30 PM Presentations and Special Recognitions
4:00 PM Metropolitan Council Meeting
Governmental Building
Room 348

ALL ITEMS ON THE ATTACHED AGENDA ARE PUBLIC HEARINGS

The rules for conducting such public hearings are as follows:

- 1) This is a public meeting. In accordance with Title 1, Sections 1.2(c)(9) and 1.7(a) of the Code of Ordinances, all items on this agenda are open for public comment. Those members of the public desiring to speak on a particular item should refer to a meeting agenda and complete necessary information, prior to the meeting, on either of the two monitors located in the lobby outside the chambers. If arriving after 4:00, fill out a request to speak card indicating which item you wish to speak on and place it in the designated location prior to the meeting. Once the item is announced, each person's name who has completed the electronic form or filled out a card will be called on to speak for the amount of time so designated by the Pro-Tem.
- 2) The proponents will speak first, then the opponents. Each speaker will be allowed not more than three minutes. The speakers are requested to limit their remarks and to avoid duplication in their presentations.
- 3) The proponents will be allowed three minutes for rebuttal.
- 4) The Council Members may ask questions and make comments but are urged to cooperate in an effort to spend not more than 30 minutes on any one zoning case.

CALL TO ORDER

ROLL CALL

AMENDING THE COMPREHENSIVE ZONING MAP OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE OF JUNE 1976, AS CONTAINED IN AND MADE A PART OF THE "COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE FOR 1958," AS AMENDED SO AS TO:

1. 17-01014 **ISPUD-4-17 Broad Oak Lane**
To rezone from Single Family Residential (A1) to Infill/Mixed Use Small Planned Unit Development (ISPUD) for a proposal of low density single family residential lots on property located on the south side of Old Hammond Highway (Hwy 426), east side of Brentwood Drive, on Lots 8-A of the David Davis Tract and 13-A-1-B of Country Club Terrace Subdivision, Section 1. Section 88, T7S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to defer to November 13 carried 7-0
Withdrawn by the applicant on October 23, 2017
[Application](#)

2. 17-01330 **Case 72-17 2800-2900 UND O'Neal Lane**
 To rezone from Light Commercial (C1) to Heavy Commercial (HC1) on property located on the east side of O'Neal Lane and north of South Harrell's Ferry Road, on Lots B-1 and C-1 of the Beverly J. Terrel Property. Section 46, T7S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements provided the combination of lots application is finalized
COMMISSION ACTION: Motion to approve carried, 7-0
This item was deferred from October 18, 2017
[Application](#) [Staff Report](#)
3. 17-01461 **RV-13-17 Paul Pauline Estate Revocation**
 A request to revoke a 15 foot drainage servitude, located south of George O'Neal Road and east of Jones Creek Road, on Tract 1-A-1-C-1 of the Paul Pauline Estate (Council District 8 - Amoroso)
PLANNING STAFF FINDINGS: Planning Staff certifies that the proposed request meets the minimum requirements of the UDC
COMMISSION ACTION: No hearing before the Planning Commission required, per UDC Section 4.13.D
[Zoning Map](#) [Aerial Map](#) [LONO from Dept of Development](#) [RV-13-17 MC Report](#)
[Memo to Metro Council](#) [Exhibit](#)
4. 17-01462 **PA-18-17 16200-16300 UND Perkins Road**
 To amend the Comprehensive Land Use Plan from Residential Neighborhood (RN) to Employment Center (EC) on property located on the south side of Perkins Road, east of Pecue Lane, on Tract B-1 of the Lee and Mary Johnson Tract. Section 61, T8S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Recommend approval, based upon an examination of the area in a greater level of detail than performed at the creation of the plan and compatibility with land use across Perkins Road
COMMISSION ACTION: Motion to approve carried, 7-0
This is related to 90-17
[Application](#) [Staff Report](#)
5. 17-01463 **Case 90-17 16200-16300 UND Perkins Road**
 To rezone from Rural (R) to Heavy Commercial (HC1) on property located on the south side of Perkins Road, east of Pecue Lane, on Tract B-1 of the Lee and Mary Johnson Tract. Section 61, T8S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning if the companion comprehensive plan amendment is approved, being compatible with surrounding uses, and conforming to UDC requirements
COMMISSION ACTION: Motion to approve carried, 7-0
This is related to PA-18-17
[Application](#) [Staff Report](#)
6. 17-01464 **Case 76-17 2200-2300 UND Balis Drive**
 To rezone from Single Family Residential (A1) to Two Family Residential District (A2.9) on property located on the east side of Balis Drive and north of Bawell Street, on Lot 7-A of the Wells Place Subdivision. Section 95, T7S, R1E, GLD, EBRP, LA (Council District 7 - Cole)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, or being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)

7. 17-01472 **Case 79-17 Energy Park**
 To rezone from Rural (R) to Light Industrial (M1) on property located to the southeast side of Highland Road, between Airline Highway and Interstate 10. Section 54 and 55, T8S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning being compatible with surrounding uses and conforming to UDC requirements
COMMISSION ACTION: Motion to approve carried, 7-0
The Planning Commission is initiating rezoning on this commercial subdivision created prior to 1994 as directed by Metro Council.
[Staff Report](#)
8. 17-01475 **Case 81-17 Shenandoah Business Park, (3655, 3855, 3885, 3895, 3915, 3935, 3955, 3975, 4011, 4000-4100 UND, 4200-4300 UND O’Neal Lane)**
 To rezone from Rural (R) to Heavy Commercial (HC1) on property located on the east side of O’Neal Lane, between Magnolia Trace Parkway and King Bradford Drive. Section 22 and 53, T7S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning being compatible with surrounding uses and conforming to UDC requirements
COMMISSION ACTION: Motion to approve carried, 7-0
The Planning Commission is initiating rezoning on this commercial subdivision created prior to 1994 as directed by Metro Council.
[Staff Report](#)
9. 17-01476 **Case 82-17 Shenandoah Business Park, (4757 and 4851 O’Neal Lane and 16007 George O’Neal Road)**
 To rezone from Rural (R) to Light Commercial (LC3) on property located to the east side of O’Neal Lane, at the northeast quadrant of the intersection of O’Neal Lane and George O’Neal Road, on Tracts R-1, R-2, R-3-A-1, R-3-B, and R-3-A-2 of Shenandoah Business Park. Section 53, T7S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning being compatible with surrounding uses and conforming to UDC requirements
COMMISSION ACTION: Motion to approve carried, 7-0
The Planning Commission is initiating rezoning on this commercial subdivision created prior to 1994 as directed by Metro Council.
[Staff Report](#)
10. 17-01477 **Case 83-17 Wellington Park**
 To rezone from Rural (R) to Light Commercial (LC2) on property located to the east side of South Sherwood Forest Boulevard, along Bricksome, Justice, Sunray Avenues, and Brakley Drive. Section 48 and 77, T7S, R2E, GLD, EBRP, LA (Council District 8 - Amoroso)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning being compatible with surrounding uses and conforming to UDC requirements
COMMISSION ACTION: Motion to approve carried, 7-0
The Planning Commission is initiating rezoning on this commercial subdivision created prior to 1994 as directed by Metro Council.
[Staff Report](#)

11. 17-01478 **Case 84-17 8899 Greenwell Springs Road**
 To rezone from Single Family Residential (A1), Light Commercial (C1), and Commercial Alcoholic Beverage (Resturant) (CAB1) to Light Commercial (LC2) on property located on the north side of Greenwell Springs Road, west of Joor Road, on Lot 11 of the Sunny Brook Farms Property. Section 48, T6S, R1E, GLD, EBRP, LA (Council District 5 - Green)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 7-0
[Application](#) [Staff Report](#)
12. 17-01479 **Case 85-17 5600-5700 UND Hollywood-Greenwell Street**
 To rezone from Single Family Residential (A2) to Light Commercial (LC2) on property located at the northeast quadrant of the intersection of McClelland Drive and Hollywood-Greenwell Crossover, on Lot 0.6 AC, of the KD Smith Tract. Section 51, T6S, R1E, GLD, EBRP, LA (Council District 5 - Green)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve Limited Residential (A3.1) carried, 8-0
[Application](#) [Staff Report](#)
13. 17-01480 **Case 86-17 10730 Goodwood and 1020 Marlbrook Drive**
 To rezone from Single Family Residential (A1) to Rural (R) on property located at the south side of Goodwood Boulevard, west of Marlbrook Drive, on a portion of Lot A-1 called Schools-East Baton Rouge Parish and a portion of a Lot called DPW Sewer Pump STA. Section 86, T7S, R1E, GLD, EBRP, LA (Council District 6 - Collins-Lewis)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to deny carried unanimously, 8-0
[Application](#) [Staff Report](#)
14. 17-01481 **Case 87-17 541 and 555 East Airport Avenue**
 To rezone from Transition (B1) to Light Commercial (LC1) on property located on the east side of East Airport Avenue, at Independence Boulevard, on Lot 26 and 27 of the Goodwood Acres Subdivision. Section 83, T7S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 7-0
[Application](#) [Staff Report](#)
15. 17-01482 **Case 88-17 16288 Florida Boulevard**
 To rezone from Rural (R) to Heavy Commercial (HC1) on property located on the south side of Florida Boulevard, east of O'Neal Lane, on Lot Y-3-A-1, formerly called the W.H. Turnley Tract, now called the J.G. and D. of B.R., Inc. Property. Section 73, T7S, R2E, GLD, EBRP, LA (Council District 4 - Wilson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 7-0
[Application](#) [Staff Report](#)

16. 17-01483 **Case 91-17 10955 North Mall Drive**

To rezone from Heavy Commercial (C2) and Commercial Alcoholic Beverage (Restaurant) (CAB1) to Commercial Alcoholic Beverage (Bars and Lounges) (CAB2) on property located on the east side of North Mall Drive, south of Interstate 10, on a portion of Tract D-2 of Siegen Park Mall. Section 48, T8S, R2E, GLD, EBRP, LA (Council District 9 - Hudson)

PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the minimum criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements

COMMISSION ACTION: Motion to approve carried, 7-0

[Application](#) [Staff Report](#)

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