

1 Introduced May 10, 2022, by Councilwoman  
2 Denham, seconded by Councilman Dunham,  
3 (by request of Administration)

4 **Item No. 22-05-3429**

5  
6 **ORDINANCE NO. 4087**

7  
8 An ordinance authorizing a Conditional Use Permit for a mini-storage facility to  
9 be located on McKinney Rd, approximately 270 ft north of Lindberg Dr, in Slidell,  
10 Louisiana, on property containing 3.017 acres (Case CU22-01).

11 WHEREAS, Fremaux Climate Controlled Storage, LLC proposes to construct a  
12 new three-story, 130,200 square foot, 830-unit indoor storage facility, with approximately  
13 43,700 sq ft of outdoor RV Parking, on property located along the east side of McKinney  
14 Rd, approximately 270 ft north of Lindberg Dr, in Slidell, Louisiana, as identified as Parcel  
15 E on the attached map, containing 3.017 acres; and  
16  
17

18  
19 WHEREAS, the property is zoned C-4 Highway Commercial and mini-storage  
20 facilities are a conditional use in the C-4 district; and  
21

22 WHEREAS, Slidell Planning duly advertised and the Zoning Commission held  
23 a public hearing on April 18, 2022 on this proposal, Case CU22-01; and  
24

25 WHEREAS, the Slidell Zoning Commission provided a favorable  
26 recommendation with conditions and exceptions as follows: 1) Meeting standard conditions  
27 for mini-warehouses as contained in Sec. 2.1801B of Appendix A of the Code; 2) Providing  
28 landscaping as required in Sec. 2.1801B and Sec. 2.2510 of Appendix A of the Code; 3)  
29 Exception: Minimum customer off-street parking at a ratio of 1 space per 50 storage units;  
30 and 4) Exception: Maximum height of 40 ft to top of parapet.  
31  
32  
33  
34

35 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does  
36 hereby grant a Conditional Use Permit to Fremaux Climate Controlled Storage, LLC, for  
37  
38  
39

1 **ORDINANCE NO. 4087**  
2 **ITEM NO. 22-05-3429**  
3 **PAGE 2**

4 purposes of constructing and operation of a new mini-storage facility on property located  
5 along the east side of McKinney Rd, approx. 270 ft north of Lindberg Dr, as identified as  
6 Parcel E on the attached map, containing 3.017 acres, as requested by the applicant and  
7 as described in the Slidell Planning Department Staff Report for case CU22-01, with  
8 conditions and exceptions as follows: 1) Meeting standard conditions for mini-warehouses  
9 as contained in Sec. 2.1801B of Appendix A of the Code; 2) Providing landscaping as  
10 required in Sec. 2.1801B and Sec. 2.2510 of Appendix A of the Code; 3) Exception:  
11 Minimum customer off-street parking at a ratio of 1 space per 50 storage units; and 4)  
12 Exception: Maximum height of 40 ft to top of parapet.  
13  
14  
15  
16  
17  
18

19  
20 **ADOPTED** this 14<sup>th</sup> day of June, 2022.

21 

22 Leslie Denham  
23 President of the Council  
24 Councilwoman, District A

25 

26 Greg Cromer  
27 Mayor

28  
29  
30 

31 Thomas P. Reeves  
32 Council Administrator

DELIVERED	6/17/22
8:15 a.m. to the Mayor	
RECEIVED	6/21/22
10:58 a.m. from the Mayor	