

**AGENDA  
MARCH 24, 2026  
6:30 P.M.**



**SLIDELL CITY COUNCIL  
2045 SECOND STREET  
SLIDELL, LA 70458**

The Slidell City Council shall have their regularly scheduled meeting on March 24, 2026. The meeting will begin at 6:30 p.m. in the Council Chambers, 2045 Second Street, Suite 319, Slidell, LA. A live broadcast of the meeting can be found on the official "City of Slidell, Louisiana" Facebook page. The meeting will go live at 6:30 p.m.

1. Meeting Called to Order
2. Prayer
3. Pledge of Allegiance
4. Roll Call
5. Consent Calendar:
  - A. Approval of the Minutes of the March 10, 2026 meeting. (pp.6-10)
  - B. Proposed Ordinances:
    1. **Item No. 26-03-3631:** An ordinance amending the Code of Ordinances of the City of Slidell, Chapter 2, Article III, Division 4, Section 2-157 (Mayor Compensation), (DiSanti/Brownfield, by request of Administration).  
(pp. 11-12)
    2. **Item No. 26-03-3632:** An ordinance amending the Code of Ordinances of the City of Slidell, Chapter 2, Article III, Division 4, Section 2-157 (Chief of Police Compensation), (DiSanti/Brownfield, by request of Administration).  
(pp. 13-14)
    3. **Item No. 26-03-3633:** An ordinance amending the Code of Ordinances of the City of Slidell, Chapter 2, Article III, Division 4, Section 2-157 (Council Member Compensation), (DiSanti/Brownfield, by request of Administration).  
(pp. 15-16)
    4. **Item No. 26-03-3634:** An ordinance for the City of Slidell setting forth and designating the City's millage rates, as required by Part II of Article VII of the Constitution of Louisiana and other applicable law, for the purpose of maintenance and operation of general government, garbage collection, a sewerage system, and public works, as well as for providing for the payment of interest and principal on outstanding general obligation bonds, in said City

**AGENDA  
SLIDELL CITY COUNCIL  
MARCH 24, 2026  
PAGE 2**

for the fiscal year 2026-2027, (DiSanti/Brownfield, by request of Administration). **(pp. 17-19)**

5. **Item No. 26-03-3635:** An ordinance amending Chapter 21 (Personnel), Article IV (Employee Retirement Systems), Section 21-82 (Municipal police employees' retirement system) of the City's Code of Ordinances to provide for the limited City coverage of four (4%) percent of employee retirement contributions for those unelected City police department employees participating in the Municipal Police Employees' Retirement System or the Municipal Employees Retirement System, (DiSanti/Brownfield, by request of Administration). **(pp. 20-22)**
6. **Item No. 26-03-3636:** The City of Slidell Revenue, Expense, and Capital Budget for fiscal year 2026-2027, (DiSanti/Brownfield, by request of Administration). **(pp. 23-43)**
7. **Item No. 26-03-3637:** An ordinance providing a quarterly update to the Unified Development Code and official Zoning Map (TXT2026-0001) as found in Exhibits A & B, (DiSanti/Brownfield, by request of Administration). **(pp. 44-100)**
8. **Item No. 26-03-3638:** An ordinance amending Ordinance No. 3594 to allow St. Tammany Parish Hospital Service District No. 2, dba Slidell Memorial Hospital, to relocate its Fitness Park and to provide for ancillary matters in connection therewith, (Haggerty). **(pp. 101-102)**

**Note: A Public Hearing will be held on the above listed ordinances on Tuesday, April 28, 2026, at 6:30 p.m. in the Council Chambers, 2045 Second Street, Suite 319.**

**A. Proposed Resolutions:**

1. **R26-10:** A resolution confirming administrative hearing officers for the administrative hearing process set forth in the City's Code of Ordinances, (DiSanti/Brownfield, by request of Administration). **(pp. 103-104)**
2. **R26-11:** A resolution announcing a formal review of the City of Slidell's Home Rule Charter by the Slidell City Council, (DiSanti/Brownfield). **(pp. 105-106)**

**AGENDA  
SLIDELL CITY COUNCIL  
MARCH 24, 2026  
PAGE 3**

**B. Reallocation of Funds:**

**1. To reallocate funds for a card printer (p. 107)**

Coding	Account Description	Type of Account	Increase	Decrease
92110-85008	Machinery & Equipment	Expenditure	5,000	
92020-62059	Professional Services	Expenditure		4,231
92190-85008-0236	Containment Boom	Expenditure		769

**Change on fund balance \$ -**

**2. To reallocate funds to the culvert program (p. 108)**

Coding	Account Description	Type of Account	Increase	Decrease
92270-71041	R&M-Culverts	Expenditure	50,000	
92230-71038	R&M-Drainage	Expenditure		50,000

**Change on fund balance \$ -**

**3. To reallocate funds from outdated accounts and completed projects to priority needs (p. 109)**

Coding	Account Description	Type of Account	Increase	Decrease
26003-85007	Furniture	Expenditure	6,203	
26003-51903	Radio Communications	Expenditure		2,201
26003-51905	Appliances	Expenditure		393
26003-51915	Jail Equipment	Expenditure		1,758
26003-51919	Building Improvements	Expenditure		1,851
26003-85003-New	Police Academy building improvements	Expenditure	150,000	
26003-85003-0145	Metal Building @ Academy	Expenditure		150,000
26003-85009	Vehicles	Expenditure	600,000	
26003-85999	Undesignated	Expenditure		600,000
26003-85019	Firearms	Expenditure	120,000	
26003-85008-0082	911 Radio Console	Expenditure		120,000

**Change on fund balance \$ -**

**4. To reallocate funds for overlap due to retirements (p. 110)**

Coding	Account Description	Type of Account	Increase	Decrease
10070-61004	Salaries	Expenditure	5,200	
10070-61012	Pension	Expenditure	1,560	
10070-61018	Medicare	Expenditure	75	
10070-61015	Insurance	Expenditure	1,000	
31310-61004	Salaries	Expenditure	4,500	

**AGENDA  
SLIDELL CITY COUNCIL  
MARCH 24, 2026  
PAGE 4**

31310-61012	Pension	Expenditure	1,350	
31310-61018	Medicare	Expenditure	65	
31310-61015	Insurance	Expenditure	1,000	
319992-45010	Transfer from GF	Revenue	6,915	
109992-45031	Transfer to Airport	Expenditure	6,915	
10001-31921	Interest	Revenue	14,750	

**Change on fund balance**                    \$           -

**5. To reallocate funds to hire a third party to update the Human Resources Policy Manual (p. 111)**

Coding	Account Description	Type of Account	Increase	Decrease
92110-62059-New	HR Policy Update	Expenditure	35,000	
20420-50126	02 Policies & Procedures Manual	Expenditure		20,000
209992-95092	Transfer out to City Capital	Expenditure	20,000	
929992-45020	Transfer in from Sales Tax	Revenue	20,000	
92020-62059	Professional Services	Expenditure		2,706
92170-85008	Machinery & Equipment	Expenditure		1,454
92220-85020-0117	Fleet Maintenance Software	Expenditure		2,415
92002-85999	Undesignated	Expenditure		8,425

**Change on fund balance**                    \$           -

**C. Project Acceptance:**

1. John Slidell Park Pickleball Sound Curtains, Cobalt Construction, Slidell Job No. 1800-79 (p. 112)

**2. Regular Agenda:**

**A. Items Removed from Consent Calendar**

**B. Special Presentation:**

1. Desire Line – Update on Administrative Hearing process.

**C. Condemnation and Demolition Hearings:**

1. 756 N. Magnolia

**AGENDA  
SLIDELL CITY COUNCIL  
MARCH 24, 2026  
PAGE 5**

2. 2760 Sgt. Alfred

**D. Postponed Public Hearing:**

1. **Item No. 26-02-3627:** An ordinance making an honorary designation of Carey Street, between Front Street and Pontchartrain Drive, in Slidell, LA as Dr. Gerry Hinton Memorial Road, (Denham). **(pp. 113-114)**

**E. Public Hearings:**

1. **Item No. 26-02-3628** – An ordinance declaring certain property of the City of Slidell surplus and setting the method of disposing same, (DiSanti/Brownfield, by request of Administration). **(pp. 115-128)**

2. **Item No. 26-03-3629** – An ordinance granting a Conditional Use Permit for artisan manufacturing of hand rolled cigars by up to four employees at 2992 Pontchartrain Drive (CUP2026-0001), (DiSanti/Brownfield, by request of Administration). **(pp. 129-147)**

**7. Comments and Reports:**

**A. Legislative Comments and Reports**

**B. Administrative Comments and Reports:**

1. Mayor

2. Chief of Police

**8. Adjournment**

1 **MINUTES**  
2 **MARCH 10, 2026**  
3 **6:30 P.M.**



**SLIDELL CITY COUNCIL**  
**2045 SECOND STREET**  
**SLIDELL, LA 70458**

4  
5 Council President DiSanti called the regular meeting of the Slidell City Council  
6 to order in the Council Chambers. A quorum was present.  
7

8 **PRESENT:** Council Members Bill Borchert, Jeff Burgoyne, Leslie Denham, David  
9 Dunham, Megan Haggerty, Nick DiSanti, Kenny Tamborella, Trey  
10 Brownfield and Cindi King

11 **ABSENT:** None

12  
13 **ALSO PRESENT:** Acting Police Chief Daniel Seuzeneau, Council Administrator Thomas  
14 Reeves, Chief of Staff Mike Noto, and City Attorney Thomas  
15 Schneidau

16 The Council President opened the Consent Calendar for a public hearing.  
17 Theresa Calamari Stevenson appeared before the Council and gave a report on the yearly  
18 swimming lessons, a lifesaving skill, offered to children between the ages of 2-16 free of  
19 charge. She thanked the city and the Savoie family through the Emma Bell Foundation for  
20 making this possible through their generous donations. She stated that registration will  
21 open in May and the lessons will be in June and July. Next appeared Lionel Washington,  
22 who thanked the Council on behalf of his father, the pool's namesake, and stated that his  
23 father's vision was for children to learn the lifesaving skill of swimming. As no one else  
24 from the public appeared to speak, the Council President closed the public hearing.

25 Councilman Tamborella thanked Mrs. Stevenson for providing the swim lessons  
26 and stated that he is happy to sponsor this important program every year.

27 Councilman Dunham recognized and thanked Mr. Rolando for being present for  
28 the meeting and informed him that the public hearing for the conditional use permit to allow  
29 artisan manufacturing of hand rolled cigars at his business will be on the March 24<sup>th</sup>  
30 Agenda and apologized for this process taking so long.

31 Councilman DiSanti talked about the importance of the swim lessons as there  
32 were two tragic drownings within the last two years in Palm Lake. He stated that May is  
33 Water Safety Month.

34 Councilman Tamborella seconded by Councilwoman Haggerty made a motion  
35 to adopt the Consent Calendar.

36 **ROLL CALL**                      **9 Yeas**                      **0 Nays**                      **0 Absent**                      **CARRIED**  
37  
38  
39

1 **MINUTES**  
 2 **SLIDELL CITY COUNCIL**  
 3 **MARCH 10, 2026**  
 4 **PAGE 2**

5 **CONSENT CALENDAR**

6  
 7 **A. Approval of the Minutes of the February 24, 2026 meeting.**

8 **B. Proposed Ordinances:**

9  
 10 **1. Item No. 26-03-3629** – An ordinance granting a Conditional Use Permit for  
 11 artisan manufacturing of hand rolled cigars by up to four employees at 2992  
 12 Pontchartrain Drive (CUP2026-0001), (DiSanti/Brownfield, by request of  
 13 Administration).

14 **Note: A Public Hearing will be held on the above listed ordinance on**  
 15 **Tuesday, March 24, 2026, at 6:30 p.m. in the Council Chambers, 2045**  
 16 **Second Street, Suite 319.**

17  
 18 **2. Item No. 26-03-3630** – An ordinance authorizing the Mayor of the City of  
 19 Slidell (“the City”) to sell to Textron Systems Corporation (“Textron”) and/or  
 20 its third party agent or designee, certain real property in Section 2, Township  
 21 9 South, Range 14 East, Slidell, St. Tammany Parish, Louisiana being  
 22 approximately 13.239 acres, more or less, encompassing municipal  
 23 addresses 1010/1020/1030/1040/1044/1050 Gause Boulevard Slidell, LA  
 24 70458 and more fully described below (the “Property”) and to take all  
 25 ancillary action in connection therewith, (DiSanti/Brownfield, by request of  
 26 Administration).

27 **Note: A Public Hearing will be held on the above listed ordinance on**  
 28 **Tuesday, April 14, 2026, at 6:30 p.m. in the Council Chambers, 2045**  
 29 **Second Street, Suite 319.**

30 **C. Reallocation of Funds:**

31 **1. Reallocate funds for swimming lessons.**

Coding	Account Description	Type of Account	Increase	Decrease
92190-62059-0185	Swim Lessons	Expenditures	4,000	
92190-62059-0123	CEAs Council Attendance	Expenditures		4,000

32 **Change on fund balance**

33 **\$ -**

1 **MINUTES**  
2 **SLIDELL CITY COUNCIL**  
3 **MARCH 10, 2026**  
4 **PAGE 3**

5 **D. Monthly Financial Report:(January, 2026).**

6 **REGULAR AGENDA**

7 **SPECIAL PRESENTATION**

8  
9  
10 Suzanne Krieger, Chairperson for the St. Tammany Levee, Drainage and  
11 Conservation District appeared before the Council and stated that she recently went to  
12 Washington DC and met with and has the full support of our Congressional leaders,  
13 Congressman Scalise and Senators Kennedy and Cassidy. She went on to state that 3.25  
14 million has been approved for the St. Tammany Risk Reduction Project which is a great  
15 start. Mrs. Krieger asked Council Members to invite her to all homeowners' meetings so  
16 that she can update everyone on the project and get input. Council Members Haggerty,  
17 Tamborella and DiSanti thanked Mrs. Krieger for her devotion and passion for this project.  
18 Councilman Brownfield also thanked Mrs. Krieger. He asked if there is any way to  
19 possibly tie funding to this project to help shore up the canals in the city that flow water to  
20 those pumping stations. Mrs. Krieger asked Mr. Brownfield to get her the maps of those  
21 canals. He next asked if the 6,410 structures that are fully funded to get raised are outside  
22 the levee protection. Councilman Burgoyne asked Mrs. Krieger to confirm that the project  
23 was estimated at 5 billion dollars and then asked what was allocated thus far. Mrs. Krieger  
24 confirmed that the project is estimated at 5.9 billion and that 3.25 million has been  
25 allocated so far for the PED. A resolution thanking the congressional leaders from the city  
26 would be great. Councilwoman Denham questioned what portions of Hwy 11  
27 (Pontchartrain Drive) will be raised to which Mrs. Krieger stated that she does not know the  
28 elevations yet so she cannot answer the question thoroughly. Councilman DiSanti stated  
29 that he is pretty sure that the elevation of Hwy 11 would start south of Oak Harbor Blvd, it  
30 would not impact Pontchartrain Dr. retail corridor. Councilwoman Denham encouraged  
31 residents to attend the meeting and have their questions emailed to her at  
32 [Idenham@cityofslidell.org](mailto:Idenham@cityofslidell.org) ahead of time and she will get them to Mrs. Krieger.  
33 Councilman DiSanti stated that Slidell is one of the most at-risk areas in the nation for  
34 flood risk. Mrs. Krieger re-iterated the importance of being informed and asking questions.  
35 She thanked the Council for having her.

36 **ANNUAL REPORT**

37  
38  
39 Julie Collier, Treasurer of Slidell Youth Soccer Club, appeared before the  
Council and gave her annual report and information about SYSC and requested the full  
\$10,000 donation from the city. Council Members Brownfield, King, Tamborella and  
DiSanti thanked Mrs. Collier for her time and effort put into the Slidell Youth Soccer Club.

1 **MINUTES**  
2 **SLIDELL CITY COUNCIL**  
3 **MARCH 10, 2026**  
4 **PAGE 4**

5 **POSTPONED CONDEMNATION AND DEMOLITION HEARING**

6  
7 The condemnation of 1626 Seventh Street came before the Council. City  
8 Attorney Thomas Schneidau recommended that no action be taken on the condemnation  
9 but asked that the Council release the surety bond to the owner once final inspection is  
10 made.

11 Councilwoman Haggerty seconded by Councilman Brownfield made a  
12 motion to release the bond once final inspection is complete on 1626 Seventh Street. The  
13 council President opened a public hearing. No one appeared to speak.

14 **ROLL CALL                    9 Yeas                    0 Nays                    0 Absent                    CARRIED**

15  
16 **PUBLIC HEARINGS**

17  
18 As advertised, a public hearing was held on Item No. 26-01-3626, an  
19 ordinance annexing into the City of Slidell property located at 1450 Gause Blvd W,  
20 identified as Parcel No. 113491 containing 21.12 acres, into the City of Slidell and  
21 establish City zoning classification R3 High Density Residential (Case AZ2025-0001). No  
22 one from the public appeared to speak. The Council President closed the public hearing.  
23 Councilman Brownfield seconded by Councilman Tamborella, made a motion to postpone  
24 Item No. 26-01-3626 until April 14, 2026.

25 **ROLL CALL                    9 Yeas                    0 Nays                    0 Absent                    CARRIED**

26 As advertised, a public hearing was held on Item No. 26-02-3627, an  
27 ordinance making an honorary designation of Carey Street, between Front Street and  
28 Pontchartrain Drive, in Slidell, LA as Dr. Gerry Hinton Memorial Road No one from the  
29 public appeared to speak. The Council President closed the public hearing. Councilman  
30 Dunham seconded by Councilman Tamborella made a motion to adopt postpone Item  
31 No.26-02-3627 until March 24, 2026.

32 **ROLL CALL                    9 Yeas                    0 Nays                    0 Absent                    CARRIED**

33  
34 **LEGISLATIVE COMMENTS AND REPORTS**

35  
36 There were no Legislative comments.  
37  
38  
39

1 MINUTES  
2 SLIDELL CITY COUNCIL  
3 MARCH 10, 2026  
4 PAGE 5

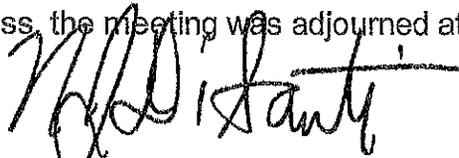
4 ADMINISTRATIVE COMMENTS AND REPORTS

5  
6 Chief of Staff Mike Noto read aloud a Proclamation proclaiming Thursday,  
7 March 12, 2026 as World Kidney Day and the month of March as National Kidney Month.

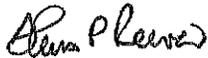
8 POLICE CHIEF COMMENTS AND REPORTS

9  
10 There were no comments from Chief Seuzeneau.

11 As there was no further business, the meeting was adjourned at 7:18 p.m.

12  
13 

14 Nick DiSanti  
15 President of the Council  
16 Councilman, District D

17 

18 Thomas P. Reeves  
19 Council Administrator

20  
21 COUNCIL ACTION:    DATE APPROVED \_\_\_\_\_    DATE AMENDED \_\_\_\_\_  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3631**

5  
6 **ORDINANCE NO.**

7  
8 An ordinance amending the Code of Ordinances of the City of Slidell, Chapter  
9 2, Article III, Division 4, Section 2-157 (Mayor Compensation).

10 WHEREAS, the City of Slidell's Home Rule Charter, Article III, Section 3-06,  
11 provides that the Mayor's salary shall be established annually by ordinance through the  
12 budget process and that no ordinance changing the Mayor's salary shall increase such  
13 salary by more than the average percentage of increase granted annually to all city  
14 employees; and  
15  
16

17  
18 WHEREAS, the average percentage of increase in salary granted to all City  
19 employees, as proposed in the City's budget for the 2026-2027 fiscal year, is at least one  
20 and half (1.50 %) percent; and  
21

22  
23 WHEREAS, subject to the adoption of the 2026-2027 fiscal year budget  
24 reflecting an average percentage of increase in salary granted to all City employees of at  
25 least one and half (1.50%) percent, the Mayor will receive a one and half (1.5%) percent  
26 salary increase.  
27  
28

29  
30 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that, upon  
31 adoption of the City's budget for the 2026-2027 fiscal year, and shall take effect with the  
32 first full pay period of the new fiscal year beginning July 1, 2026, the salary of the Mayor  
33 shall be set at \$147,116 and that the Code of Ordinances of the City of Slidell, Chapter 2,  
34 Article III, Division 4, Section 2-157 be amended to reflect such change.  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3631**  
3 **PAGE 2**

4 **ADOPTED** this day of , 2026.

5  
6  
7 Nick DiSanti  
8 President of the Council  
9 Councilman, District D

10  
11 Randy Fandal  
12 Mayor

13  
14 Thomas P. Reeves  
15 Council Administrator

16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3632**

5  
6 **ORDINANCE NO.**

7 An ordinance amending the Code of Ordinances of the City of Slidell, Chapter  
8 2, Article III, Division 4, Section 2-157 (Chief of Police Compensation).  
9

10 WHEREAS, the City of Slidell's Home Rule Charter, Article IV, Section 4-05.D,  
11 provides that the Chief of Police's salary shall be established annually by ordinance  
12 through the budget process and that no ordinance changing the Chief's salary shall  
13 increase such salary by more than the average percentage of increase granted annually to  
14 all city employees; and  
15  
16

17  
18 WHEREAS, the average percentage of increase in salary granted to all City  
19 employees, as proposed in the City's budget for the 2026-2027 fiscal year, is at least one  
20 and half (1.50%) percent; and  
21

22  
23 WHEREAS, subject to the adoption of the 2026-2027 fiscal year budget  
24 reflecting an average percentage of increase in salary granted to all City employees of at  
25 least one and half (1.50%) percent, the Chief of Police will receive a one and half (1.50%)  
26 percent salary increase.  
27  
28

29 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that, upon  
30 adoption of the City's budget ordinance for the 2026-2027 fiscal year, and shall take effect  
31 with the first full pay period of the new fiscal year beginning July 1, 2026, the salary of the  
32 Chief of Police shall be set at \$132,405, and that the Code of Ordinances of the City of  
33 Slidell, Chapter 2, Article III, Division 4, Section 2-157 be amended to reflect such change.  
34  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3632**  
3 **PAGE 2**

4 **ADOPTED** this day of , 2026.

6  
7 Nick DiSanti  
8 President of the Council  
9 Councilman, District D

10  
11 Randy Fandal  
12 Mayor

13  
14 Thomas P. Reeves  
15 Council Administrator

DELIVERED

*to the Mayor*

RECEIVED

*from the Mayor*

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3633**

5  
6 **ORDINANCE NO.**

7 An ordinance amending the Code of Ordinances of the City of Slidell, Chapter  
8 2, Article III, Division 4, Section 2-157 (Council Member Compensation).  
9

10 WHEREAS, the City of Slidell's Home Rule Charter, Article II, Section 2-04.A,  
11 provides that Council Members' salaries shall be established annually by ordinance  
12 through the budget process and that no ordinance changing the Council Members' salaries  
13 shall increase such salaries by more than the average percentage of increase granted  
14 annually to all city employees; and  
15  
16

17  
18 WHEREAS, the average percentage of increase in salary granted to all City  
19 employees, as proposed in the City's budget for the 2026-2027 fiscal year, is at least one  
20 and half (1.50%) percent; and  
21

22  
23 WHEREAS, subject to the adoption of the 2026-2027 fiscal year budget reflecting an  
24 average percentage of increase in salary granted to all City employees of at least one and  
25 half (1.50%) percent, each Council Member will receive a one and half (1.50%) percent  
26 salary increase.  
27  
28

29 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that, upon  
30 adoption of the City's budget ordinance for the 2026-2027 fiscal year, and shall take effect  
31 with the first full pay period of the new fiscal year beginning July 1, 2026, the salary of  
32 each Council Member shall be set at \$26,876, and that the Code of Ordinances of the City  
33 of Slidell, Chapter 2, Article III, Division 4, Section 2-157 be amended to reflect such  
34 change.  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3633**  
3 **PAGE 2**

4  
5  
6 **ADOPTED** this day of , 2026.

7  
8 Nick DiSanti  
9 President of the Council  
10 Councilman, District D

11  
12 Randy Fandal  
13 Mayor

14  
15 Thomas P. Reeves  
16 Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3634**

5  
6 **ORDINANCE NO.**

7  
8 An ordinance for the City of Slidell setting forth and designating the City's  
9 millage rates, as required by Part II of Article VII of the Constitution of Louisiana and other  
10 applicable law, for the purpose of maintenance and operation of general government,  
11 garbage collection, a sewerage system, and public works, as well as for providing for the  
12 payment of interest and principal on outstanding general obligation bonds, in said City for  
the fiscal year 2026-2027.

13 SECTION 1. BE IT ORDAINED by the Slidell City Council of the City of Slidell,  
14 Louisiana, in legal session convened, that there is hereby levied an aggregate tax of 20.08  
15 mills on the dollar upon all property taxable, under the laws of the State of Louisiana,  
16 situated in said City, according to the assessment roll of said City, in the calendar year  
17 2026.  
18  
19

20  
21 SECTION 2. BE IT FURTHER ORDAINED that said aggregate tax is composed of  
22 the following authorized tax levies:  
23

24 A tax of 4.52 mills for the purpose of raising and providing sufficient revenues  
25 to pay and defray the expenses of the municipal government and for the general municipal  
26 and local purposes in the City of Slidell, Louisiana, for fiscal year 2026-2027, as authorized  
27 by Louisiana Constitution Article VI, Section 27.  
28  
29

30 A tax of 4.45 mills for the purpose of garbage disposal and maintenance in  
31 the City of Slidell, Louisiana, for fiscal year 2026-2027, as authorized by the special  
32 taxpayer election held in the City of Slidell, Louisiana on November 19, 2013.  
33  
34  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3634**  
3 **PAGE 2**

4 A tax of 4.37 mills for the purpose of maintenance of the sewerage system of  
5 the City of Slidell, Louisiana, for fiscal year 2026-2027, as authorized by the special  
6 taxpayer election held in the City of Slidell, Louisiana on November 19, 2013.  
7

8  
9 A tax of 1.79 mills for the purpose of maintaining, operating, and improving  
10 public works within the City of Slidell, Louisiana, for fiscal year 2026-2027, as authorized  
11 by the special taxpayer election held in the City of Slidell, Louisiana on April 4, 1981.  
12

13  
14 A tax of 4.95 mills for the purpose of providing an amount sufficient to pay  
15 interest and maturing principal on general obligation bonds for the City of Slidell,  
16 Louisiana, for fiscal year 2026-2027, *consisting of* (i) 2.58 mills for the City's 2016 General  
17 Obligation Bonds, as authorized by a special election held April 9, 2016, by City Resolution  
18 R16-04 adopted on January 26, 2016, and by City Ordinance No. 3830 adopted on August  
19 9, 2016; and (ii) 2.37 mills for the City's 2021 General Obligation Refunding Bonds, as  
20 originally authorized by a special election held on October 17, 2009, by City Resolution  
21 R09-23 adopted on July 28, 2009, by City Ordinance No. 3562 adopted on March 23,  
22 2010, and as refunded by City Ordinance No. 3803 on March 8, 2016 and by City  
23 Ordinance No. 4033 on June 22, 2021.  
24  
25  
26  
27  
28  
29

30 **Yeas** **Nays** **Abstain** **Absent**  
31  
32  
33  
34  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3634**  
3 **PAGE 3**

4 **ADOPTED** this day of , 2026.  
5

6  
7 Nick DiSanti  
8 President of the Council  
9 Councilman, District D

10  
11 Randy Fandal  
12 Mayor

13  
14 Thomas P. Reeves  
15 Council Administrator

DELIVERED

*to the Mayor*

RECEIVED

*from the Mayor*

39

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3635**

5  
6 **ORDINANCE NO.**

7  
8 An ordinance amending Chapter 21 (Personnel), Article IV (Employee  
9 Retirement Systems), Section 21-82 (Municipal police employees' retirement system) of  
10 the City's Code of Ordinances to provide for the limited City coverage of four (4%) percent  
11 of employee retirement contributions for those unelected City police department  
12 employees participating in the Municipal Police Employees' Retirement System or the  
Municipal Employees Retirement System.

13 WHEREAS, in an effort to remain competitive in the recruitment and retention  
14 of outstanding employees for and in the Slidell Police Department, the City of Slidell  
15 wishes to provide for an increased limited payment share of the required employee  
16 contribution into each unelected Slidell Police Department employee's respective City-  
17 sponsored retirement system, which payment share is in addition to the separate employer  
18 contribution required of public employers by law, all subject to annual appropriation.  
19  
20  
21  
22

23 NOW THEREFORE, BE IT ORDAINED by the Slidell City Council that it does  
24 hereby amend Chapter 21 (Personnel), Article IV (Employee Retirement Systems), Section  
25 21-82 (Municipal police employees' retirement system) of the City's Code of Ordinances as  
26 follows:  
27  
28

29  
30 Subsection (e) is amended and restated to state as follows:

31 **Sec. 21-82. - Municipal police employees' retirement system.**

32 ...

33  
34  
35 (e) The City shall pay four (4%) percent of the required employee contribution of  
36 unelected Slidell Police Department employees into the Municipal Police Employees'  
37 Retirement System or the Municipal Employees Retirement System, respectively,  
38 depending on which system the employee is a part of, subject to appropriation by the  
39 Council adequate to cover such costs. When so appropriated, such payment shall be

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3635**  
3 **PAGE 2**

4 made by direct payment from the City to the respective retirement system. In no event  
5 shall the City pay this contribution share amount into more than one state retirement  
6 system per Slidell Police Department employee. The employee shall otherwise be  
7 responsible for the balance of the required employee contribution.

8 [END OF CODAL REVISION]

9  
10 This ordinance and the increased pay-share authorized herein shall be  
11 effective at the commencement of the first full City pay period commencing on or after July  
12  
13 1, 2026.

14  
15  
16 **ADOPTED** this day of , 2026.

17  
18  
19 Nick DiSanti  
20 President of the Council  
21 Councilman, District D

22  
23 Randy Fandal  
24 Mayor

25  
26 Thomas P. Reeves  
27 Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

(b) Eligible employees of the city may take such actions as may be required by applicable laws and regulations in order to receive MERS benefits under applicable law.

(c) Withholdings from salaries or wages of employees for the purpose of this section are authorized to be made in the amount and at such times as may be required by the MERS Board of Trustees in accordance with R.S. 11:1731 et seq., and shall be paid over to the board in such amounts and at such times as are designated by state law and MERS regulations.

(d) Employer contributions and assessments for administrative expenses shall be paid from amounts appropriated for such purposes to the MERS Board of Trustees in accordance with applicable state law and MERS regulations. The term "employer" shall be defined as the city.

(e) For employees hired prior to April 26, 2011, and in accordance with the authority granted under the provisions of R.S. 11:1168, the city shall pay to MERS, from its own funds, 100 percent of the employee contributions referenced R.S. 11:1736, 11:1806 and 11:1864.

Notwithstanding any provision to the contrary, any person subject to this subsection shall pay 50 percent of the contributions referenced herein from their own funds beginning July 1, 2013, and shall pay 100 percent of such contributions from their own funds beginning July 1, 2014.

(f) Employees hired subsequent to April 26, 2011, shall pay to MERS, from their own funds, 100 percent of the employee contributions referenced in R.S. 11:1736, 11:1806 and 11:1864. (Ord. No. 3606, § 3, 4-26-2011; Ord. No. 3671, 1-22-2013)

**Sec. 21-82. Municipal police employees' retirement system.**

(a) The provisions of R.S. 11:2211—11:2234 and any amendments thereto, establishing the Municipal Police Employees' Retirement System (MPERS), shall be applicable to eligible employees and chief of police of the Slidell Police Department.

(b) Eligible Slidell Police Department employees and the chief of police may take such actions as may be required by applicable laws and regulations in order to receive MPERS benefits under applicable law.

(c) Withholdings from salaries or wages of employees for the purpose of this section are authorized to be made in the amount and at such times as may be required by the MPERS Board of Trustees in accordance with R.S. 11:2211 et seq., and shall be paid over to the board in such amounts and at such times as are designated by state law and MPERS regulations.

(d) Employer contributions and assessments for administrative expenses shall be paid from amounts appropriated for such purposes to the MPERS Board of Trustees in accordance with applicable state law and MPERS regulations. The term "employer" shall be defined as the city.

(e) The city shall pay three percent of the required employee contribution of unelected Slidell Police Department employees into the municipal police employees' retirement system or the municipal employees retirement system, respectively, depending on which system the employee is a part of, subject to annual appropriation by the council adequate to cover such costs. When so appropriated, such payment shall be made by direct payment from the city to the respective retirement system. In no event shall the city pay this contribution share amount into more than one state retirement system per Slidell Police Department employee. The employee shall otherwise be responsible for the balance of the required employee contribution.

(Ord. No. 3606, § 3, 4-26-2011; Ord. No. 3671, 1-22-2013; Ord. No. 4236, 5-27-2025)

**Sec. 21-83. Full-time elected officials.**

(a) For any full-time elected official elected prior to April 26, 2011, who is not eligible for membership in either MERS or MPERS, the city shall pay into a deferred compensation plan an amount equal to the employer's and employee's portion of contributions that otherwise would have been paid to MERS or MPERS had the full-time elected official been eligible to participate

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3636**

5  
6 **ORDINANCE NO.**

7 The City of Slidell Revenue, Expense, and Capital Budget for fiscal year 2026-  
8 2027.

9  
10 WHEREAS, the Mayor has prepared and submitted his proposed budget for  
11 fiscal year 2026-2027 for Council consideration.

12  
13 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does  
14 hereby adopt the Revenue, Expense, and Capital Budget for fiscal year 2026-2027, as  
15 attached hereto and made a part hereof.  
16

17  
18 BE IT FURTHER ORDAINED that the Slidell City Council does hereby  
19 establish personnel staffing and position classification levels for each department as  
20 presented in the Mayor's proposed budget booklet for fiscal year 2026-2027. The number  
21 of employees in each MSPG level shall be as therein stated for each position.  
22

23  
24 BE IT FURTHER ORDAINED that Council approval is required to amend,  
25 change, increase, or reallocate any MSPG levels or staffing, except certain positions in the  
26 Wastewater Treatment Plant Division, and in the Building Safety Department, who shall  
27 have automatic promotions depending upon time in service and job performance in  
28 accordance with Civil Service rules and with the approval of the Civil Service Director.  
29

30  
31 BE IT FURTHER ORDAINED that each item listed in the attached Capital  
32 Outlay Schedules shall constitute a separate program and substitutions thereto shall  
33 require Council approval.  
34  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3636**  
3 **PAGE 2**

4 BE IT FURTHER ORDAINED THAT all employee pay increases, including any  
5 salary/step increases, accounted for in the budget, shall take effect with the first full pay  
6 period of July 2026.  
7

8  
9 BE IT FINALLY ORDAINED that the Director of Finance is authorized to adjust  
10 operating transfers between funds as required.  
11

12 **ADOPTED** this day of , 2026.  
13

14  
15 Nick DiSanti  
16 President of the Council  
17 Councilman, District D

18  
19 Randy Fandal  
20 Mayor

21  
22 Thomas P. Reeves  
23 Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

**City of Slidell**  
**2027 Proposed Budget**  
**Combined Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**Report on the Budgets for Year Ending June 30, 2027**

	General Fund	Special Revenue Funds	Debt Service Funds	Capital Project Funds	Enterprise	Self Insurance	Proposed 2027
<b>Revenues</b>							
Sales taxes	\$ -	\$ 32,750,000	\$ -	\$ -	\$ -	\$ -	\$ 32,750,000
Ad valorem taxes	1,475,000	585,000	1,640,000	-	2,850,000	-	6,550,000
Franchise	2,220,000	-	-	-	-	-	2,220,000
Beer and tobacco	60,000	-	-	-	-	-	60,000
Licenses and permits	2,178,700	3,000	-	-	-	-	2,181,700
Intergovernmental revenues	-	1,516,231	-	-	298,023	-	1,814,254
Fines and forfeitures	400,000	-	-	-	-	-	400,000
Charges for services	327,400	125,750	-	-	-	-	453,150
Contributions	-	527,973	-	-	-	-	527,973
Utility revenues	-	-	-	-	13,508,000	-	13,508,000
Airport	-	-	-	-	1,131,600	-	1,131,600
Insurance	-	-	-	-	-	625,000	625,000
Other revenues	874,500	-	-	-	9,000	400,000	1,283,500
<b>Total revenues</b>	<b>7,535,600</b>	<b>35,507,954</b>	<b>1,640,000</b>	<b>-</b>	<b>17,796,623</b>	<b>1,025,000</b>	<b>63,505,177</b>
<b>Expenditures</b>							
Administration	835,544	-	-	-	-	-	835,544
Finance	1,061,890	-	-	-	-	-	1,061,890
Data processing	813,099	-	-	-	-	-	813,099
Purchasing	405,255	-	-	-	-	-	405,255
Legal	626,686	-	-	-	-	-	626,686
Building safety & permits	853,913	-	-	-	-	-	853,913
Cultural affairs	660,104	-	-	-	-	-	660,104
Civil service	112,529	-	-	-	-	-	112,529
Human resources	506,915	-	-	-	-	-	506,915
City marshal	226,462	-	-	-	-	-	226,462
City prosecutor	443,795	-	-	-	-	-	443,795
Planning	480,695	-	-	-	-	-	480,695
City court of East St. Tammany	360,000	-	-	-	-	-	360,000
City council	958,794	-	-	-	-	-	958,794
Engineering	-	859,232	-	-	-	-	859,232
Public works administration	-	4,611,175	-	-	-	-	4,611,175
Vehicle maintenance	-	804,030	-	-	-	-	804,030
Streets, bridges & drainage	-	3,293,676	-	-	-	-	3,293,676
Code enforcement	-	284,436	-	-	-	-	284,436
General maintenance	-	1,170,405	-	-	-	-	1,170,405
Electrical	-	381,396	-	-	-	-	381,396
Parks and Recreation	-	2,813,404	-	-	-	-	2,813,404
Police	-	15,684,842	-	-	-	-	15,684,842
Corrections	-	1,396,153	-	-	-	-	1,396,153
Regional training academy	-	414,087	-	-	-	-	414,087
Animal control	-	632,471	-	-	-	-	632,471
Grants & Donations	-	778,883	-	-	-	-	778,883
Utilities administration	-	-	-	-	6,576,461	-	6,576,461
Wastewater treatment	-	-	-	-	2,015,958	-	2,015,958
Wastewater collection	-	-	-	-	1,742,042	-	1,742,042
Water maintenance	-	-	-	-	2,657,989	-	2,657,989
Airport	-	-	-	-	1,217,595	-	1,217,595
Insurance	-	-	-	-	-	1,585,287	1,585,287
Debt service	-	-	2,770,000	-	1,236,909	-	4,006,909
Capital outlay	-	909,100	-	801,325	922,640	-	2,633,065
<b>Total expenditures</b>	<b>8,345,681</b>	<b>34,033,290</b>	<b>2,770,000</b>	<b>801,325</b>	<b>16,369,594</b>	<b>1,585,287</b>	<b>63,905,177</b>
Excess (deficiency) of revenues over expenditures	(810,081)	1,474,664	(1,130,000)	(801,325)	1,427,029	(560,287)	(400,000)
<b>Other financing sources (uses)</b>							
Transfer in	1,080,685	13,151,649	1,130,000	801,325	110,720	160,287	16,434,666
Transfer out	(270,604)	(14,626,313)	-	-	(1,537,749)	-	(16,434,666)
Appropriated fund balance	-	-	-	-	-	400,000	400,000
<b>Total other financing sources (uses)</b>	<b>810,081</b>	<b>(1,474,664)</b>	<b>1,130,000</b>	<b>801,325</b>	<b>(1,427,029)</b>	<b>560,287</b>	<b>400,000</b>
<b>Net change in fund balance</b>							
Fund balance, beginning of year	7,732,279	24,596,854	4,556,663	1,010,661	58,929,172	2,248,654	99,074,283
<b>Fund balance, end of year</b>	<b>\$ 7,732,279</b>	<b>\$ 24,596,854</b>	<b>\$ 4,556,663</b>	<b>\$ 1,010,661</b>	<b>\$ 58,929,172</b>	<b>\$ 2,248,654</b>	<b>\$ 99,074,283</b>

## City of Slidell

### General Fund

#### Statement of Revenues, Expenditures, and Changes in Fund Balance

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Ad valorem taxes	\$ 1,522,248	\$ 1,548,288	\$ 1,460,000	\$ 1,475,000
Franchise	2,166,824	2,305,400	2,200,000	2,220,000
Beer and tobacco	66,914	60,501	65,000	60,000
Licenses and permits	2,395,476	2,715,306	2,175,700	2,178,700
Intergovernmental revenues	-	830	-	-
Fines and forfeitures	342,665	421,317	306,700	400,000
Charges for services	238,058	288,693	306,400	327,400
Other revenues	3,056,713	2,537,120	837,000	874,500
<b>Total revenues</b>	<u>9,788,898</u>	<u>9,877,455</u>	<u>7,350,800</u>	<u>7,535,600</u>
<b>Expenditures</b>				
Administration	886,044	838,563	928,874	835,544
Finance	797,313	928,838	1,006,129	1,061,890
Data processing	612,186	595,054	715,996	813,099
Purchasing	301,654	293,592	373,409	405,255
Legal	409,171	438,089	606,177	626,686
Building safety & permits	877,013	902,381	1,020,326	853,913
Cultural affairs	402,086	420,121	560,772	660,104
Civil service	108,014	64,359	108,957	112,529
Human resources	426,682	434,633	477,334	506,915
City Marshall	220,678	216,479	226,422	226,462
City prosecutor	266,845	317,270	355,807	443,795
Planning	415,721	424,581	466,014	480,695
City court of East St. Tammany	332,983	349,826	366,035	360,000
City council	795,956	861,531	919,888	958,794
<b>Total expenditures</b>	<u>6,852,346</u>	<u>7,085,317</u>	<u>8,132,140</u>	<u>8,345,681</u>
<b>Excess (deficiency) of revenues over expenditures</b>	2,936,552	2,792,138	(781,340)	(810,081)
<b>Other financing sources (uses)</b>				
Transfer in	924,400	1,001,658	933,300	1,080,685
Transfer out	(469,226)	(7,311,387)	(2,876,960)	(270,604)
<b>Total other financing sources (uses)</b>	<u>455,174</u>	<u>(6,309,729)</u>	<u>(1,943,660)</u>	<u>810,081</u>
<b>Net change in fund balance</b>	3,391,726	(3,517,591)	(2,725,000)	-
<b>Fund balance, beginning of year</b>	10,583,144	13,974,870	10,457,279	7,732,279
<b>Fund balance, end of year</b>	<u>\$ 13,974,870</u>	<u>\$ 10,457,279</u>	<u>\$ 7,732,279</u>	<u>\$ 7,732,279</u>

**City of Slidell  
Sales Tax Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Ad valorem taxes	\$ 602,036	\$ 613,150	\$ 550,000	\$ 585,000
Sales tax	27,605,144	27,612,800	26,250,000	26,750,000
Licenses and permits	-	51,232	3,000	3,000
Intergovernmental revenues	20,050	55,940	16,040	16,040
Charges for services	41,889	36,746	61,000	63,250
Contributions	-	12,600	-	-
Other revenues	97,778	67,116	-	-
<b>Total revenues</b>	<u>28,366,897</u>	<u>28,449,584</u>	<u>26,880,040</u>	<u>27,417,290</u>
<b>Expenditures</b>				
Engineering	730,837	757,984	814,699	859,232
Public works administration	3,597,506	3,861,789	4,435,605	4,611,175
Vehicle Maintenance	617,122	612,599	823,982	804,030
Streets, Bridges & Drainage	2,595,575	2,749,781	3,162,246	3,293,676
Code Enforcement	-	-	-	284,436
General Maintenance	939,282	724,763	1,126,514	1,170,405
Electrical	240,486	186,295	286,372	381,396
Parks and Recreation	2,382,732	2,363,651	2,716,700	2,813,404
Capital Outlay	720,543	354,566	3,201,799	-
<b>Total expenditures</b>	<u>11,824,083</u>	<u>11,611,428</u>	<u>16,567,917</u>	<u>14,217,754</u>
<b>Excess of revenues over expenditures</b>	16,542,814	16,838,156	10,312,123	13,199,536
<b>Other financing sources (uses)</b>				
Transfer in	74,117	88,861	89,850	296,777
Transfer out	(17,051,673)	(17,479,360)	(16,244,256)	(13,496,313)
<b>Total other financing sources (uses)</b>	<u>(16,977,556)</u>	<u>(17,390,499)</u>	<u>(16,154,406)</u>	<u>(13,199,536)</u>
<b>Net change in fund balance</b>	(434,742)	(552,343)	(5,842,283)	-
Fund balance, beginning of year	22,231,222	21,796,480	21,244,137	15,401,854
<b>Fund balance, end of year</b>	<u>\$ 21,796,480</u>	<u>\$ 21,244,137</u>	<u>\$ 15,401,854</u>	<u>\$ 15,401,854</u>

**City of Slidell**  
**Public Safety Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Ad valorem taxes	\$ 1,537,844	\$ 1,565,415	\$ -	\$ -
Sales tax	-	3,223,239	5,900,000	6,000,000
Intergovernmental revenues	1,348,731	1,005,283	1,069,281	1,074,281
Charges for services	205,733	369,744	199,690	62,500
Other revenues	375	72,510	-	-
Total revenues	<u>3,092,683</u>	<u>6,236,191</u>	<u>7,168,971</u>	<u>7,136,781</u>
<b>Expenditures</b>				
Police	11,740,800	12,267,911	15,192,757	15,684,842
Corrections	1,063,059	1,142,140	1,360,728	1,396,153
Regional training academy	306,169	322,355	405,275	414,087
Animal control	511,773	546,220	608,982	632,471
Capital Outlay	882,032	2,035,868	8,302,702	734,100
Total expenditures	<u>14,503,833</u>	<u>16,314,494</u>	<u>25,870,444</u>	<u>18,861,653</u>
Deficiency of revenues over expenditures	(11,411,150)	(10,078,303)	(18,701,473)	(11,724,872)
<b>Other financing sources</b>				
Transfer in	12,242,483	14,586,512	12,646,871	12,854,872
Transfer out	-	(397,977)	(1,090,000)	(1,130,000)
Total other financing sources	<u>12,242,483</u>	<u>14,188,535</u>	<u>11,556,871</u>	<u>11,724,872</u>
Net change in fund balance	831,333	4,110,232	(7,144,602)	-
Fund balance, beginning of year	7,365,312	8,196,645	12,306,877	5,162,275
Fund balance, end of year	<u>\$ 8,196,645</u>	<u>\$ 12,306,877</u>	<u>\$ 5,162,275</u>	<u>\$ 5,162,275</u>

**City of Slidell**  
**Slidell Business Campus Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Charges for services	\$ 1,081,006	\$ 1,094,056	\$ 742,500	\$ -
Other revenues	-	2,200	-	-
Total revenues	<u>1,081,006</u>	<u>1,096,256</u>	<u>742,500</u>	<u>-</u>
<b>Expenditures</b>				
Salaries and benefits	233,020	226,602	288,842	-
Contractual services	774,268	835,989	987,720	-
Supplies and materials	15,881	11,723	19,500	-
Operating equipment	11,034	7,698	12,000	-
Repairs & maintenance	113,125	127,873	138,545	-
Capital Outlay	-	-	165,570	-
Total expenditures	<u>1,147,328</u>	<u>1,209,885</u>	<u>1,612,177</u>	<u>-</u>
Deficiency of revenues over expenditures	(66,322)	(113,629)	(869,677)	-
<b>Other financing sources (uses)</b>				
Transfer in	213,678	310,030	277,775	-
Transfer out	-	(44,000)	(97,665)	-
Total other financing sources (uses)	<u>213,678</u>	<u>266,030</u>	<u>180,110</u>	<u>-</u>
Net change in fund balance	147,356	152,401	(689,567)	-
Fund balance, beginning of year	1,947,832	2,095,188	2,247,589	1,558,022
Fund balance, end of year	<u>\$ 2,095,188</u>	<u>\$ 2,247,589</u>	<u>\$ 1,558,022</u>	<u>\$ 1,558,022</u>

**City of Slidell**  
**Community Development Block Grant (CDBG)**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Intergovernmental revenues	\$ 695,020	\$ 839,318	\$ 17,511,556	\$ 175,000
Total revenues	<u>695,020</u>	<u>839,318</u>	<u>17,511,556</u>	<u>175,000</u>
<b>Expenditures</b>				
Salaries and benefits	27,405	27,877	40,000	-
Capital Outlay	<u>236,757</u>	<u>966,207</u>	<u>17,783,125</u>	<u>175,000</u>
Total expenditures	<u>264,162</u>	<u>994,084</u>	<u>17,823,125</u>	<u>175,000</u>
Net change in fund balance	430,858	(154,766)	(311,569)	-
Fund balance, beginning of year	<u>(441,016)</u>	<u>(10,158)</u>	<u>(164,924)</u>	<u>(476,493)</u>
Fund balance, end of year	<u>\$ (10,158)</u>	<u>\$ (164,924)</u>	<u>\$ (476,493)</u>	<u>\$ (476,493)</u>

**City of Slidell**  
**Grants and Contributions Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Intergovernmental revenues	\$ 4,026,425	\$ 8,743,065	\$ 22,949,138	\$ 250,910
Contributions	98,224	99,181	503,607	527,973
Total revenues	<u>4,124,649</u>	<u>8,842,246</u>	<u>23,452,745</u>	<u>778,883</u>
<b>Expenditures</b>				
General government	2,376,653	4,719,908	8,761,687	140,384
Public works	1,377	306,528	13,489,384	119,491
Public safety	204,327	323,106	532,900	289,856
Recreation	81,351	98,495	668,774	229,152
Capital Outlay	3,645,351	869,470	-	-
Total expenditures	<u>6,309,059</u>	<u>6,317,507</u>	<u>23,452,745</u>	<u>778,883</u>
Excess (deficiency) of revenues over expenditures	(2,184,410)	2,524,739	-	-
<b>Other financing sources (uses)</b>				
Transfer out	(61,245)	(72,366)	-	-
Total other financing sources (uses)	<u>(61,245)</u>	<u>(72,366)</u>	<u>-</u>	<u>-</u>
Net change in fund balance	(2,245,655)	2,452,373	-	-
Fund balance, beginning of year	(1,641,824)	(3,887,479)	(1,435,106)	(1,435,106)
Fund balance, end of year	<u>\$ (3,887,479)</u>	<u>\$ (1,435,106)</u>	<u>\$ (1,435,106)</u>	<u>\$ (1,435,106)</u>

17

**City of Slidell**  
**American Rescue Plan Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Intergovernmental revenues	\$ 3,338,033	\$ 605,888	\$ 651,877	\$ -
Other revenues	11,408	5,276	-	-
Total revenues	<u>3,349,441</u>	<u>611,164</u>	<u>651,877</u>	<u>-</u>
<b>Expenditures</b>				
General government	38,310	-	-	-
Capital Outlay	-	-	651,877	-
Total expenditures	<u>38,310</u>	<u>-</u>	<u>651,877</u>	<u>-</u>
Excess (deficiency) of revenues over expenditures	3,311,131	611,164	-	-
<b>Other financing sources (uses)</b>				
Transfer out	(3,299,723)	(605,888)	-	-
Total other financing sources (uses)	<u>(3,299,723)</u>	<u>(605,888)</u>	<u>-</u>	<u>-</u>
Net change in fund balance	11,408	5,276	-	-
Fund balance, beginning of year	9,832	21,240	26,516	26,516
Fund balance, end of year	<u>\$ 21,240</u>	<u>\$ 26,516</u>	<u>\$ 26,516</u>	<u>\$ 26,516</u>

**City of Slidell**

**Katrina Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Intergovernmental revenues	\$ 338,999	\$ 194,438	\$ -	\$ -
Total revenues	<u>338,999</u>	<u>194,438</u>	<u>-</u>	<u>-</u>
Expenditures				
General government	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total expenditures	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balance	338,999	194,438	-	-
Fund balance, beginning of year	<u>3,826,349</u>	<u>4,165,348</u>	<u>4,359,786</u>	<u>4,359,786</u>
Fund balance, end of year	<u>\$ 4,165,348</u>	<u>\$ 4,359,786</u>	<u>\$ 4,359,786</u>	<u>\$ 4,359,786</u>

**City of Slidell**  
**Debt Service Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Ad valorem taxes	\$ 1,793,632	\$ 1,832,600	\$ 1,615,000	\$ 1,640,000
Other revenues	122,567	82,037	-	-
Total revenues	<u>1,916,199</u>	<u>1,914,637</u>	<u>1,615,000</u>	<u>1,640,000</u>
Expenditures				
General government	15,799	14,846	45,000	45,000
Debt service				
Principal retirement	1,165,000	1,205,000	1,250,000	1,295,000
Interest charges	376,573	348,878	320,000	300,000
Bond issuance cost	-	-	-	-
Total expenditures	<u>1,557,372</u>	<u>1,568,724</u>	<u>1,615,000</u>	<u>1,640,000</u>
Net change in fund balance	358,827	345,913	-	-
Fund balance, beginning of year	<u>2,692,680</u>	<u>3,051,507</u>	<u>3,397,420</u>	<u>3,397,420</u>
Fund balance, end of year	<u>\$ 3,051,507</u>	<u>\$ 3,397,420</u>	<u>\$ 3,397,420</u>	<u>\$ 3,397,420</u>

**City of Slidell**  
**Public Safety Debt Service Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Other revenues	\$ -	\$ 24,731	\$ -	\$ -
Total revenues	-	24,731	-	-
Expenditures				
Debt service				
Principal retirement	-	-	300,000	300,000
Interest charges	-	397,977	790,000	830,000
Bond issuance cost	-	437,620	-	-
Total expenditures	-	835,597	1,090,000	1,130,000
Excess (deficiency) of revenues over expenditures	-	(810,866)	(1,090,000)	(1,130,000)
Other financing sources (uses)				
Premium on bonds	-	574,383	-	-
Bond proceeds	-	18,500,000	-	-
Transfer in	-	397,977	1,090,000	1,130,000
Transfer out	-	(17,502,251)	-	-
Total other financing sources (uses)	-	1,970,109	1,090,000	1,130,000
Net change in fund balance	-	1,159,243	-	-
Fund balance, beginning of year	-	-	1,159,243	1,159,243
Fund balance, end of year	\$ -	\$ 1,159,243	\$ 1,159,243	\$ 1,159,243

**City of Slidell**  
**City Capital Project Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Other revenues	\$ -	\$ 12,888	\$ -	\$ -
Total revenues	-	12,888	-	-
<b>Capital Expenditures</b>				
Administration	-	-	902,281	-
Finance	-	3,706	44,495	25,000
Data Processing	83,258	84,475	647,473	-
Purchasing	-	24,303	-	-
Human Resources	-	16,495	53,435	-
Cultural Arts	-	2,300	15,958	-
Civil Service	-	-	-	-
City Marshal	4,009	12,750	-	-
Planning	258,130	259,868	546,004	65,000
Permits	-	-	-	-
Council	77,170	229,170	497,476	-
Engineering	78,508	64,314	680,740	35,000
Vehicle Maintenance	116,425	408,573	1,013,629	-
Streets, Bridges & Drainage	611,977	1,480,239	8,151,146	601,325
General Maintenance	138,398	204,522	1,186,954	-
Electrical	-	-	-	-
Recreation	2,239,438	1,542,491	4,582,283	-
Hurricane Ida	180,934	28,379	-	-
Tornado	305,548	18,111	-	-
Emergency	-	43,798	466,809	-
Undesignated	-	-	33,099	-
Reserves	-	-	307,006	-
Airport	-	11,633	962,600	75,000
Total expenditures	<u>4,093,795</u>	<u>4,435,127</u>	<u>20,091,388</u>	<u>801,325</u>
Deficiency of revenues over expenditures	(4,093,795)	(4,422,239)	(20,091,388)	(801,325)
<b>Other financing sources</b>				
Transfer in	4,785,778	9,671,218	5,569,914	801,325
Transfer out	-	(19,083)	(49,600)	-
Total other financing sources	<u>4,785,778</u>	<u>9,652,135</u>	<u>5,520,314</u>	<u>801,325</u>
Net change in fund balance	691,983	5,229,896	(14,571,074)	-
Fund balance, beginning of year	8,852,297	9,544,280	14,774,176	203,102
Fund balance, end of year	<u>\$ 9,544,280</u>	<u>\$ 14,774,176</u>	<u>\$ 203,102</u>	<u>\$ 203,102</u>

**City of Slidell**  
**Public Works Capital Project Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Capital Expenditures				
Human Resources	\$ -	\$ -	\$ 22,402	\$ -
Streets, Bridges, & Drainage	-	51,624	623,400	-
Recreation	103,126	24,139	933,088	-
Undesignated	-	-	20,966	-
Total expenditures	<u>103,126</u>	<u>75,763</u>	<u>1,599,856</u>	<u>-</u>
Deficiency of revenues over expenditures	(103,126)	(75,763)	(1,599,856)	-
Other financing sources				
Transfer out	(66,879)	-	-	-
Total other financing sources	<u>(66,879)</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balance	(170,005)	(75,763)	(1,599,856)	-
Fund balance, beginning of year	1,846,349	1,676,344	1,600,581	725
Fund balance, end of year	<u>\$ 1,676,344</u>	<u>\$ 1,600,581</u>	<u>\$ 725</u>	<u>\$ 725</u>

**City of Slidell**  
**General Obligation Bond 2010 Capital Project Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Other revenues	\$ 15,539	\$ 9,045	\$ 10,536	\$ -
Total revenues	<u>15,539</u>	<u>9,045</u>	<u>10,536</u>	<u>-</u>
Capital Expenditures				
Streets, Bridges, & Drainage	<u>185,929</u>	<u>-</u>	<u>295,182</u>	<u>-</u>
Total expenditures	<u>185,929</u>	<u>-</u>	<u>295,182</u>	<u>-</u>
Net change in fund balance	(170,390)	9,045	(284,646)	-
Fund balance, beginning of year	<u>445,991</u>	<u>275,601</u>	<u>284,646</u>	<u>-</u>
Fund balance, end of year	<u>\$ 275,601</u>	<u>\$ 284,646</u>	<u>\$ -</u>	<u>\$ -</u>

**City of Slidell**  
**General Obligation Bond 2016 Capital Project Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Other revenues	\$ 228,941	\$ 179,387	\$ -	\$ -
Total revenues	<u>228,941</u>	<u>179,387</u>	<u>-</u>	<u>-</u>
Capital Expenditures				
Engineering				
Streets, Bridges, & Drainage	<u>1,105,287</u>	<u>370,042</u>	<u>5,030,763</u>	<u>-</u>
Total expenditures	<u>1,105,287</u>	<u>370,042</u>	<u>5,030,763</u>	<u>-</u>
Net change in fund balance	(876,346)	(190,655)	(5,030,763)	-
Fund balance, beginning of year	<u>6,569,690</u>	<u>5,693,344</u>	<u>5,502,689</u>	<u>471,926</u>
Fund balance, end of year	<u>\$ 5,693,344</u>	<u>\$ 5,502,689</u>	<u>\$ 471,926</u>	<u>\$ 471,926</u>

**City of Slidell**  
**Public Safety Capital Project Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
Revenues				
Other revenues	\$ -	\$ 332,657	\$ -	\$ -
Total revenues	-	332,657	-	-
Capital Expenditures				
Public Safety	-	349,664	17,150,336	-
Total expenditures	-	349,664	17,150,336	-
Deficiency of revenues over expenditures	-	(17,007)	(17,150,336)	-
Other financing sources				
Transfer in	-	17,502,251	-	-
Total other financing sources	-	17,502,251	-	-
Net change in fund balance	-	17,485,244	(17,150,336)	-
Fund balance, beginning of year	-	-	17,485,244	334,908
Fund balance, end of year	\$ -	\$ 17,485,244	\$ 334,908	\$ 334,908

**City of Slidell**

**Utilities Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Ad valorem taxes	\$ 2,673,292	\$ 3,021,294	\$ 2,765,000	\$ 2,850,000
Charges for services	12,015,779	13,188,724	12,958,000	13,508,000
Other revenues	446,606	849,114	2,500	2,500
Total revenues	<u>15,135,677</u>	<u>17,059,132</u>	<u>15,725,500</u>	<u>16,360,500</u>
<b>Expenditures</b>				
Utilities administration	4,725,284	5,857,387	6,365,472	6,576,461
Wastewater treatment	1,718,599	1,726,396	2,072,468	2,015,958
Wastewater collection	1,228,636	1,253,845	1,588,048	1,742,042
Water maintenance	2,093,085	2,203,575	2,610,605	2,657,989
Capital outlay (depreciation)	2,765,906	2,947,639	15,371,612	624,617
Other (Change in Net Liabilities)	1,016,852	1,291,825	-	-
Debt service	-	-	1,236,472	1,236,909
Total expenditures	<u>13,548,362</u>	<u>15,280,667</u>	<u>29,244,677</u>	<u>14,853,976</u>
Excess (deficiency) of revenues over expenditures	1,587,315	1,778,465	(13,519,177)	1,506,524
<b>Other financing sources (uses)</b>				
Transfer in	3,392,193	808,729	-	31,225
Transfer out	<u>(1,266,108)</u>	<u>(1,090,519)</u>	<u>(1,336,213)</u>	<u>(1,537,749)</u>
Total other financing sources (uses)	<u>2,126,085</u>	<u>(281,790)</u>	<u>(1,336,213)</u>	<u>(1,506,524)</u>
Net change in fund balance	3,713,400	1,496,675	(14,855,390)	-
Fund balance, beginning of year	<u>66,218,893</u>	<u>69,932,293</u>	<u>71,428,968</u>	<u>56,573,578</u>
Fund balance, end of year	<u>\$ 69,932,293</u>	<u>\$ 71,428,968</u>	<u>\$ 56,573,578</u>	<u>\$ 56,573,578</u>

**City of Slidell  
Airport Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Intergovernmental revenues	\$ 176,292	\$ 419,461	\$ -	\$ 298,023
Charges for services	1,011,590	1,044,288	1,069,100	1,131,600
Other revenues	36,586	41,719	1,925	6,500
Total revenues	<u>1,224,468</u>	<u>1,505,468</u>	<u>1,071,025</u>	<u>1,436,123</u>
<b>Expenditures</b>				
Salaries and benefits	269,615	239,569	371,334	379,870
Contractual services	134,231	145,243	177,400	212,725
Supplies and materials	585,573	543,336	589,915	566,000
Operating equipment	3,170	5,302	4,000	5,000
Repairs & maintenance	39,372	31,784	45,585	54,000
Capital outlay (depreciation)	480,265	455,769	1,772,566	298,023
Other (Change in Net Liabilities)	19,534	4,651	-	-
Total expenditures	<u>1,531,760</u>	<u>1,425,654</u>	<u>2,960,800</u>	<u>1,515,618</u>
Excess (deficiency) of revenues over expenditures	(307,292)	79,814	(1,889,775)	(79,495)
<b>Other financing sources (uses)</b>				
Transfer in	47,023	152,795	154,084	79,495
Total other financing sources (uses)	<u>47,023</u>	<u>152,795</u>	<u>154,084</u>	<u>79,495</u>
Net change in fund balance	(260,269)	232,609	(1,735,691)	-
Fund balance, beginning of year	4,118,945	3,858,676	4,091,285	2,355,594
Fund balance, end of year	<u>\$ 3,858,676</u>	<u>\$ 4,091,285</u>	<u>\$ 2,355,594</u>	<u>\$ 2,355,594</u>

**City of Slidell**  
**Self Insurance Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**

	<u>Actual 2024</u>	<u>Actual 2025</u>	<u>Budget 2026</u>	<u>Proposed 2027</u>
<b>Revenues</b>				
Charges for services	\$ 1,290,900	\$ 1,291,392	\$ 502,740	\$ 625,000
Other revenues	318,253	462,585	275,000	400,000
Total revenues	<u>1,609,153</u>	<u>1,753,977</u>	<u>777,740</u>	<u>1,025,000</u>
<b>Expenditures</b>				
Salaries and benefits	587,598	606,873	771,440	820,587
Contractual services	1,595,748	1,819,488	932,600	761,700
Supplies and materials	3,993	2,966	6,600	3,000
Total expenditures	<u>2,187,339</u>	<u>2,429,327</u>	<u>1,710,640</u>	<u>1,585,287</u>
Excess (deficiency) of revenues over expenditures	(578,186)	(675,350)	(932,900)	(560,287)
<b>Other financing sources</b>				
Transfer in	535,182	2,800	932,900	160,287
Appropriated fund balance	-	-	-	400,000
Total other financing sources	<u>535,182</u>	<u>2,800</u>	<u>932,900</u>	<u>560,287</u>
Net change in fund balance	(43,004)	(672,550)	-	-
Fund balance, beginning of year	2,964,208	2,921,204	2,248,654	2,248,654
Fund balance, end of year	<u>\$ 2,921,204</u>	<u>\$ 2,248,654</u>	<u>\$ 2,248,654</u>	<u>\$ 2,248,654</u>

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3637**

5 **ORDINANCE NO.**

6 An ordinance providing a quarterly update to the Unified Development Code  
7 and official Zoning Map (TXT2026-0001) as found in Exhibits A & B.  
8

9  
10 WHEREAS, the Slidell City Council adopted the Unified Development Code  
11 and Zoning Map Update on January 13, 2026; and

12  
13 WHEREAS, the City acknowledges that the Unified Development Code and  
14 Zoning Map are living documents which need to be periodically updated to be reflective of  
15 administrative and community needs; and  
16

17  
18 WHEREAS, the City's daily use and implementation of the Unified  
19 Development Code and updated Zoning Map have expanded opportunity and investment  
20 throughout the City while simultaneously highlighting necessary points of clarity needed for  
21 staff and the public; and  
22

23  
24 WHEREAS, the Slidell Director of Planning duly advertised, and the Planning  
25 and Zoning Commissions held public hearings for TXT2026-0001 on March 16, 2026, at  
26 which the quarterly updates of the Unified Development Code as found in Exhibit A and  
27 the Zoning Map as found in Exhibit B were recommended to City Council for approval; and  
28

29  
30 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does  
31 hereby approve the TXT2026-0001 Unified Development Code text updates as found in  
32 Exhibit A and the Zoning Map updates as found in Exhibit B.  
33  
34  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3637**  
3 **PAGE 2**

4  
5 **ADOPTED** this day of , 2026.  
6

7  
8 Nick DiSanti  
9 President of the Council  
10 Councilman, District D

11  
12 Randy Fandal  
13 Mayor

14  
15 Thomas P. Reeves  
16 Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

EXHIBIT A

Part II – Code of Ordinances  
Chapter 2 – Administration  
Article IV. – Boards and Commissions

\* \* \*

Division 3. - Board of Adjustment

Sec. 2-212. Requirements; manner of appointment.

All appointments to the Board of Adjustment shall be made in accordance with the following provisions:

- A. All members appointed shall ~~reside and~~ be legally domiciled ~~and be landowners~~ within the City limits ~~per R.S. 33:4727 as amended.~~

\* \* \*

ARTICLE VI. - Housing Code

\* \* \*

Section 7-157. Dwelling unit limitations. No more than one family unit, as defined in Article 2 of the UDC, may occupy a dwelling unit.

Sections 7-158—7-180. - Reserved.

\* \* \*

Chapter 8 – Businesses.

ARTICLE I. - In General

Sec. 8-1. - ~~Fortunetelling.~~

~~It shall be unlawful to practice or engage in fortunetelling, palmistry, reading futures and the like.~~ Reserved.

\* \* \*

UNIFIED DEVELOPMENT CODE

\* \* \*

ARTICLE 2 – DEFINITIONS

\* \* \*

Section 2.3 Definitions.

– A –

*Accessory building and use.* Subordinate building or a portion of the main building, the use of which is incidental to that of the main building or land. A swimming pool ~~or a generator~~ is an accessory use ~~because it requires structural, plumbing, and/or~~

**EXHIBIT A**

electrical permitting. A fence, private play structure such as a swing set, or temporary/mobile tent for private use is not considered an accessory structure or use. Structures requiring a foundation and/or certification of meeting locational wind load requirements are considered accessory uses.

\* \* \*

*Roadside stand.* A structure having a ground area of not more than 300 square feet, not permanently fixed to the ground, readily removable in its entirety, not fully enclosed and to be used solely for the sale of farm, seafood, or other products produced by the seller. There shall not be more than one such roadside stand on any lot of record upon which a primary structure is located.

\* \* \*

*Rooming house.* A residential building where individual, furnished rooms are rented to four or more unrelated people, typically featuring shared common areas like kitchens or bathrooms.

\* \* \*

**ARTICLE 6 - ZONING DISTRICTS**

\* \* \*

**Division 3 - Commercial Zoning Districts**

\* \* \*

**Table 6.3.2.1. Allowed Uses in Commercial Districts.**

LAND USE	ZONING DISTRICTS		USE STANDARDS
	CC	CR	
<b>RESIDENTIAL USES</b>			
Single-family residential	C	C	See Article 6.2.6 for use and area standards
Two-family residential	C	C	See Article 6.2.6 for use and area standards
Small multifamily residential (3-16 units) including townhouses	A	C	See Article 6.2.6 for use and area standards
Large multifamily residential (17+ units)	C	C	See Article 6.2.6 for use and area standards
Community and group homes	C	—	See Article 7 for use standards including certification and staffing.
Manufacturing housing and trailers	—	—	

LAND USE	ZONING DISTRICTS		USE STANDARDS
	GC	CR	
Modular housing structures meeting IRC / IBC	A	A	If allowed or conditionally approved for the use type.
Forestry, fishing, and hunting	—	—	
Community garden	—	—	
<b>ACCESSORY USES</b>			
Home occupations as per Sec. 7.2.1 of this UDC	—	—	See Article 7 for use standards.
Accessory dwelling units	A	C	See Article 7 for use standards and design requirements.
Other accessory uses regulated as per Sec. 7.2 of this UDC	A	A	See Article 7 for use standards.
<b>CIVIC USES</b>			
Minor utilities including lift stations and transformers	A	A	
Major public and private utilities including power generation / distribution, natural gas, water, stormwater, and sewer system components	A	A	
Government facilities and service	A	A	
Public safety services	A	A	
Airports and related facilities	—	—	
Cemeteries and related, excluding crematoria	A	A	
Active recreation facilities such as recreational centers, gymnasiums, athletic centers; sports fields, outdoor courts, active public parks	A	A	
Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves	A	A	
Farmers markets	A	A	
Day care or preschool	A	A	
Schools and educational facilities	A	A	
Hospitals	A	A	
Standalone parking lots and garage structures	C	A	See Article 7 for use standards including design requirements.
Religious assembly	A	A	
Lodges and civic organizations	A	A	

LAND USE	ZONING DISTRICTS		USE STANDARDS
	CC	CR	
Bus or railway stations	A	A	
<b>COMMERCIAL USES</b>			
Banquet halls, events venues, and private amusement facilities	A	A	
Restaurants without alcohol permits	A	A	
Retail stores	A	A	
Wholesale trade, warehouse clubs, supercenters	—	A	
Vehicle dealers	A	A	See Article 7 for use standards.
Vehicle tire and parts, sales and service	A	A	See Article 7 for use standards.
Building materials and supplies, sales, and service	A	A	
Lawn, garden, and farm supply sales and service	A	A	
Professional services establishments, agencies, offices	A	A	
In-patient clinics, nursing homes, long-term care facilities, rehabilitation centers, or similar uses	A	A	
Instructional studios including for dance, martial arts, personal fitness, or skills.	A	A	
Gas stations including convenience stores	A	A	
Truck stops and related service centers or facilities	C	A	
Offices including medical offices, outpatient clinics, and veterinarian offices, kennels, and pet day care facilities	A	A	See Article 7 for use standards for animal-related uses.
Fireworks sale and storage – Permanent storefront	—	—	See Article 7 for use standards.
Fireworks sale and storage – Temporary stand	A	A	See Article 7 for use standards.
Towing establishments, vehicle storage lots, junkyards	C	C	See Article 7 for use standards.
Auto repair establishments without vehicle storage	A	A	See Article 7 for use standards.
Auto repair establishments with vehicles stored outside of a building	C	A	See Article 7 for use standards.

LAND USE	ZONING DISTRICTS		USE STANDARDS
	CC	CR	
Ministorage	C	A	See Article 7 for use standards.
Climate controlled self-storage	A	A	
Commercial lodging: Hotels and motels	A	A	
Bed and breakfasts and short-term rentals	A	A	See Article 7 for use standards.
Food trucks and food truck compounds	A	A	See Article 7 for use standards.
Bars and restaurants with alcohol permits	A	A	
Car wash	A	A	
Funeral homes, excluding crematory services	A	A	
Adult uses or businesses	C	C	See Article 7 for use standards.
Retail stores primarily selling age restricted inventory including package sale of alcohol and alcoholic beverages, vaping, and smoking-related goods	A	A	
Drive-through businesses	A	A	
Temporary uses per Sec. 7.3	A	A	See Article 7 for use standards.
<b>INNOVATION AND TECHNOLOGY USES</b>			
Crematory facility	—	—	See Article 7 for use standards.
Manufactured or industrial uses not listed elsewhere	C	C	
Microbrewery or brewery	CA	CA	See Article 7 for use standards.
Artisan manufacturing	CA	CA	See Article 7 for use standards.
Warehousing	C	C	
Automotive race tracks and drag strips	—	—	
Distributing and logistics centers; packaging and assembly	C	C	
Asphalt or concrete batching plants	—	—	
Atomic energy generation	—	—	

LAND USE	ZONING DISTRICTS		USE STANDARDS
	CC	GR	
Chemical manufacturing, paint manufacturing, or fertilizer manufacturing	—	—	
Chemical or fuel storage facilities	—	—	
Chemical or petrochemical refining facilities	—	—	
Iron or metal working or foundry, drop hammer or punch press over 20 tons	—	—	
Paper and pulp manufacturing	—	—	
Poultry or meat processing plants, abattoirs, or dressing of animal products, tanning, or plants rendering fats or oils	—	—	
Recycling facilities	—	—	
Rubber products manufacturing	—	—	
Landfills, including those for the disposal of solid waste, hazardous waste, or toxic substances	—	—	
Storage of more than 110 gallons of hazardous or toxic materials	—	—	
Pyrotechnics, ammunition, and explosives manufacturing, storage, or sale	—	—	
Building and repair of boats in excess of 90 feet in length	—	—	
Other heavy industrial uses, however uses of land or structures developed or operating in any manner that would create dangerous, injurious, noxious, or otherwise objectionable fire explosive, radioactive, or other hazardous condition, noise, or vibration, smoke, dust, odor, or other form of air pollution; electrical or other disturbance; or other substance, condition or elements in a manner or amount as to adversely affect the surrounding areas are prohibited.	—	—	

**Section 6.3.3 CC Corridor Commercial District.**

\* \* \*

- B. *Allowed uses.* See Table 6.3.2.1. Allowed Uses in Commercial Districts for allowed uses, where only the uses listed below are allowed. Uses not listed below are prohibited unless provided for in Section 6.3.3.C. Conditional uses.
1. Small multifamily residential (3-16 units) including townhouses
  2. Modular housing structures meeting IRC / IBC
  3. Accessory dwelling units, subject to Article 7 of this UDC
  4. Other accessory uses regulated as per Sec. 7.2 of this UDC
  5. Manager's office for apartments or rental units
  6. Minor utilities including lift stations and transformers
  7. Major public and private utilities including power generation / distribution, natural gas, water, stormwater, and sewer system components
  8. Government facilities and services
  9. Public safety services
  10. Cemeteries and related, excluding crematoria
  11. Active recreation facilities such as recreational centers, gymnasiums, athletic centers, sports fields, outdoor courts, and active public parks
  12. Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves
  13. Farmers markets
  14. Daycares or preschools
  15. Schools and educational facilities
  16. Hospitals
  17. Religious assembly
  18. Lodges and civic organizations
  19. Bus or railway station
  20. Banquet halls, events venues, and private amusement facilities
  21. Restaurants without alcohol permits
  22. Retail stores
  23. Vehicle dealers
  24. Vehicle tire and parts, sales and service
  25. Building materials and supplies, sales, and service
  26. Lawn, garden, and farm supply sales and service
  27. Professional service establishments, agencies, offices

28. In-patient clinics, nursing homes, long-term care facilities, rehabilitation centers, or similar uses
29. Instructional studios including for dance, martial arts, personal fitness, or skills
30. Gas stations including convenience stores
31. Offices including medical offices, outpatient clinics, veterinarian offices, kennels, and pet day care facilities, subject to Article 7 of this UDC
32. Temporary fireworks sale and storage stands, subject to Article 7 of this UDC
33. Auto repair establishments without vehicle storage
34. Climate controlled self-storage
35. Commercial lodging; hotels and motels
36. Bed and breakfasts and short-term rentals, subject to Article 7 of this UDC
37. Food trucks and food truck compounds, subject to Article 7 of this UDC
38. Bars and restaurants with alcohol permits, subject to Article 7 of this UDC
39. Car wash
40. Funeral homes, excluding crematory services
41. Retail stores primarily selling age restricted inventory including package sale of alcohol and alcoholic beverages, vaping, and smoking-related goods, subject to Article 7 of this UDC.
42. Drive-through businesses
43. Temporary uses per Sec. 7.3
44. Microbrewery or brewery
45. Artisan manufacturing

C. *Conditional uses.*

1. Single-family residential
2. Two-family residential
3. Large multifamily residential (17+ units)
4. Community and group homes, subject to Article 7 of this UDC
5. Standalone parking lots and garage structures, subject to Article 7 of this UDC
6. Truck stops and related service centers or facilities
7. Auto repair establishments with vehicles stored outside of a building
8. Towing establishments, vehicle storage lots, junkyards
9. Ministorage

10. Adult businesses, subject to Article 7 of this UDC
11. Manufacturing or industrial uses not listed elsewhere
- ~~12. Microbrewery or brewery~~
- ~~13. Artisan manufacturing~~
- ~~14.12.~~ Warehousing
- ~~15.13.~~ Distributing and logistics centers; packaging and assembly

\* \* \*

**Section 6.3.4 CR Regional Commercial District.**

- A. *Purpose.* The Regional Commercial District is intended to accommodate high-intensity commercial uses, which generate traffic from across the City and have significant parking demands such as shopping centers and business complexes. Uses allowed in this district include auto-oriented uses, entertainment or recreational uses, and large-scale institutional uses such as hospitals or medical centers. Developments in this district must provide adequate buffers between nearby residential areas to mitigate unwanted impacts.
- B. *Allowed uses.* See Table 6.3.2.1. Allowed Uses in Commercial Districts for allowed uses, where only the uses listed below are allowed. Uses not listed below are prohibited unless provided for in Section 6.3.4.C. Conditional uses.
  1. Modular housing structures meeting IRC / IBC
  2. Other accessory uses regulated as per Sec. 7.2 of this UDC
  3. Manager's office for apartments or rental units
  4. Standalone parking lots and garage structures, subject to Article 7 of this UDC
  5. Minor utilities including lift stations and transformers
  6. Major public and private utilities including power generation / distribution, natural gas, water, stormwater, and sewer system components
  7. Government facilities and services
  8. Public safety services
  9. Cemeteries and related, excluding crematoria
  10. Active recreation facilities such as recreational centers, gymnasiums, athletic centers, sports fields, outdoor courts, and active public parks
  11. Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves
  12. Farmers markets
  13. Daycares or preschools
  14. Schools and educational facilities

15. Hospitals
16. Religious assembly
17. Lodges and civic organizations
18. Bus or railway station
19. Banquet halls, events venues, and private amusement facilities
20. Restaurants without alcohol permits
21. Retail stores
22. Wholesale trade, warehouse clubs, supercenters
23. Vehicle dealers
24. Vehicle tire and parts, sales and service
25. Building materials and supplies, sales, and service
26. Lawn, garden, and farm supply sales and service
27. Professional service establishments, agencies, offices
28. In-patient clinics, nursing homes, long-term care facilities, rehabilitation centers, or similar uses
29. Instructional studios including for dance, martial arts, personal fitness, or skills
30. Gas stations including convenience stores
31. Truck stops and related service centers or facilities
32. Offices including medical offices, outpatient clinics, and veterinarian offices, kennels, and pet day care facilities, subject to Article 7 of this UDC
33. Temporary fireworks sale and storage stands, subject to Article 7 of this UDC
34. Auto repair establishments without vehicle storage
35. Auto repair establishments with vehicles stored outside of a building
36. Ministorage
37. Climate controlled self-storage
38. Commercial lodging; hotels and motels
39. Bed and breakfasts and short-term rentals, subject to Article 7 of this UDC
40. Food trucks and food truck compounds, subject to Article 7 of this UDC
41. Bars and restaurants with alcohol permits, subject to Article 7 of this UDC
42. Car wash
43. Funeral homes, excluding crematory services

44. Retail stores primarily selling age restricted inventory including package sale of alcohol and alcoholic beverages, vaping, and smoking-related goods, subject to Article 7 of this UDC
45. Drive-through businesses
46. Temporary uses per Sec. 7.3
47. ~~Microbrewery or brewery~~
48. ~~Artisan manufacturing~~

C. *Conditional uses.*

1. Single-family residential
2. Two-family residential
3. Small multifamily residential (3-16 units) including townhouses
4. Large multifamily residential (17+ units)
5. Accessory dwelling units, subject to Article 7 of this UDC
6. Towing establishments, vehicle storage lots, junkyards
7. Adult businesses, subject to Article 7 of this UDC
8. Manufacturing or industrial uses not listed elsewhere
- ~~9. Microbrewery or brewery~~
- ~~10. Artisan manufacturing~~
- ~~11. 9. Warehousing~~
- ~~12. 10. Distributing and logistics centers; packaging and assembly~~

D. *Building requirements.*

1. Maximum building height: 60 feet above adjacent grade unless provided otherwise in the height overlay district (HOD).
2. Minimum front setback: 25 feet.
3. Minimum side setback: 10 feet.
4. Minimum rear setback: 25 feet.

E. *Lot requirements.*

1. Minimum lot width: 100 feet.
2. Minimum lot area: 10,000 square feet.

F. *Site development standards.*

1. Tree preservation must be provided in accordance with Article 9 of this UDC.
2. Signs and parking must comply with Article 8 of this UDC.

3. All new construction, additions, and substantial improvements must meet the design standards in Article 8 of this UDC.
  4. No mechanical equipment or structural protrusions may be located within a required front or side yard setback.
- G. References to applicable procedures.
1. Application procedures in Article 4 of this UDC.
  2. Subdivision procedures in Article 10 of this UDC.

***Division 4 - Mixed-Use Zoning Districts***

\* \* \*

**Table 6.4.2 – 1. Allowed Uses in Mixed-Use Districts.**

LAND USE	ZONING DISTRICTS			USE STANDARDS
	MU1	MU2	MU3	
<b>RESIDENTIAL USES</b>				
Single-family residential	A	A	A <sup>1</sup>	Must be located on upper floors in MU3
Two-family residential	A	A	A <sup>1</sup>	Must be located on upper floors in MU3
Small multifamily residential (3-16 units) including townhouses	A	A	A <sup>1</sup>	Must be located on upper floors in MU3
Large multifamily residential (17+ units)	C	C	C	
Community and group homes	C	C	C	See Article 7 for use standards including certification and staffing.
Manufactured housing and trailers	—	—	—	
Modular housing meeting IRC / IBC	A	A	A	If allowed or conditionally approved for the use type.
Forestry, fishing, and hunting	A	A	A	
Community garden	A	A	A	

LAND USE	ZONING DISTRICTS			USE STANDARDS
	MU1	MU2	MU3	
<b>ACCESSORY USES</b>				
Home occupations as per Sec. 7.2.1 of this UDC	A	A	A	See Article 7 for use standards
Accessory dwelling units	A	A	A	See Article 7 for use standards and design requirements
Other accessory uses regulated as per Sec. 7-2 of this UDC	A	A	A	See Article 7 for use standards
<b>CIVIC USES</b>				
Minor utilities including lift stations and transformers	A	A	A	
Major public and private utilities including power generation / distribution, natural gas, water, and sewer system components	C	C	C	
Public safety services	A	A	A	
Airports and related facilities	—	—	—	
Cemeteries and related, excluding crematoria	A	A	A	
Active recreation facilities such as recreational centers, gymnasiums, athletic centers; sports fields, outdoor courts, and active public parks	C	C	A	
Passive recreation facilities such as nature trails, nature refuges, passive public parks, bird preserves	A	A	A	
Farmers markets	A	A	A	
Schools and educational facilities	C	C	C	
Hospitals	—	C	A	
Day care or preschool	A	A	A	
Standalone parking lots and structures	C	C	C	See Article 7 for use standards and design requirements
Religious assembly	C	C	C	

LAND USE	ZONING DISTRICTS			USE STANDARDS
	MU1	MU2	MU3	
Lodges and civic organizations	A	A	A	
Government facilities and services	A	A	A	
Bus or railway stations	—	—	A	
<b>COMMERCIAL USES</b>				
Bed & breakfast; short-term rentals	A	A	A	See Article 7 for use standards
Commercial lodging; hotel / motel	C	C	A	
Banquet halls, events venues, and private amusement facilities	A	A	A	
Restaurants, cafes, and other eating establishments without alcohol permits	A	A	A	
Retail stores under 12,000 square feet	A	A	A	
Retail stores over 12,000 square feet, wholesale trade, warehouse clubs, and supercenters.	C	C	C	
Vehicle dealers, sales and service	—	C	C	
Vehicle tire and parts, sales and service	—	C	C	See Article 7 for use standards
Building materials and supplies sales and service	—	C	C	
Lawn, garden, and farm supply sales and service	—	A	A	
Professional services establishments including but not limited to aestheticians / salons, artist / <del>photograph</del> -photography studios, dance and instructional studios including martial arts, agencies, and offices.	A	A	A	
Gas stations including convenience stores	C	A	A	
Truck stops and related service centers or facilities	—	—	—	
Offices including medical offices and outpatient clinics.	A	A	A	

LAND USE	ZONING DISTRICTS			USE STANDARDS
	MU1	MU2	MU3	
In-patient clinics, nursing homes, long-term care facilities, and rehabilitation centers	—	C	C	
Veterinarian offices, kennels, and pet day care facilities.	—	—	C	See Article 7 for use standards for animal related uses
Fireworks sale and storage	—	—	—	See Article 7 for use standards
Towing establishments, vehicle storage lots, junkyards	—	—	—	See Article 7 for use standards
Auto repair establishments without vehicle storage	—	C	C	See Article 7 for use standards
Auto repair establishments with vehicles stored outside of a building	—	—	—	See Article 7 for use standards
Mini-storage	—	—	—	
Climate controlled self storage	—	—	C	
Food trucks, including food truck compounds	A	A	A	See Article 7 for use standards
Bars, lounges, clubs, cafes and restaurants with alcohol permits	A	A	A	
Car wash	—	C	C	
Funeral homes, excluding crematory services	—	C	A	
Retail stores primarily selling age restricted inventory including package sales of alcohol and alcoholic beverages, vaping, and smoking	--- A	--- A	--- A	See Article 7 for use standards
Adult uses or businesses	—	—	—	See Article 7 for use standards
Drive-through businesses	—	A	A	
Manufacturing or industrial uses not listed elsewhere in this table (see below)	—	—	—	

LAND USE	ZONING DISTRICTS			USE STANDARDS
	MU1	MU2	MU3	
Microbrewery producing less than 15,000 barrels of beer per year	-- C	-- A	GA	See Article 7 for use standards
Brewery	---	-- C	GA	See Article 7 for use standards
Artisan manufacturing	-- A	-- A	GA	See Article 7 for use standards

**Section 6.4.3 Design Standards for all uses in the MU districts.**

A. *Building design elements.*

1. *Compatibility with the environment.* Buildings shall exhibit the ability to provide protection from rain, sun, and high humidity.
2. *Entrances.* Each principal building shall have a clearly defined, inviting, highly visible customer entrance enhanced with distinguishing features such as **but not limited to** canopies, galleries, and porticos.
3. *Facades.* Facades of buildings visible to the public shall maintain the same standard of design as the front facade, including:
  - a. Screening of utilities, equipment, and building services.
  - b. Continuation of building design elements such as quality of materials, galleries, cornices, and treatment of openings.
4. *Facade elements.* Disruption of horizontal **planes of greater than 60 feet** with vertical elements are required. This may include significant interruption by change in plane, material, opening, or design element, such as a tower or gable.
5. *Visible structures.* Disciplined visible structural vocabulary must be maintained. Arcades, galleries, and roofs shall not appear to levitate in space, but have a visible means of support with columns and/or brackets. No overhangs in excess of 3 feet are allowed without a visible means of support. Rafter tails are encouraged on smaller overhangs.
6. *Design.* Consistent design vocabulary for multiple structures on one property will **need to be** employed. A unifying element such as material, color, or form should be used for all structures.
7. *Material.* No building with an industrial appearance is allowed, such as a pre-engineered metal building with metal siding. ~~and devoid of historic context.~~

8. *Service bays.* Service bays shall be oriented away from the principal street or screened.
  9. *Building consistency.* New buildings should be built to match the existing average building height of a developed block and may not exceed the maximum height of the tallest occupied structure of a developed block. Larger buildings should be divided into smaller elements in order to incorporate historic design context.
  10. *Proportions.* Buildings should maintain classic proportions. For example, smaller columns should be placed closer together for a more vertical proportion, and as the structure becomes more horizontal in scale, the supports (columns) should have additional mass.
  11. *Fascia.* Fascia of buildings may not exceed 16 inches in depth, including gutter; except for fascia used as a unifying design element for multi-tenant buildings, and for placement of signage for multi-tenants. ~~No backlit fascia.~~ For the purpose of this UDC, fascia is defined as the horizontal plain just below the roof or coping, and above the wall or supports.
  12. *Mansard roofs.* Mansard roofs used in conjunction with canopies, covered walkways and entries shall have a roof-like slope not greater than 12:12 or less than 4:12.
  13. *Design variation.* Buildings should have substance; design shall include base, intermediate, and cap. Changes in materials shall have a clear line of demarcation, either by offset, reveal, or border.
  14. *Shadows.* Shadows shall be considered as a design element.
- B. *Materials.* Materials may be composed of the following:
1. *Walls.* Wood, brick, and cement plaster (stucco). Additional materials may be considered as provided in Article 8 of this UDC.
  2. *Roofing.* Architectural asphalt shingles, wood shakes, slate/tile, rigid shingles with ridge tiles, metal (26 gauge or better: corrugated, V-crimp, and standing seam). Other materials will be considered if present and documented within the developed block.
  - ~~3. *Roofing.* Wood shakes, slate/tile, rigid shingles with ridge tiles, metal (corrugated, V-crimp, and standing seam).~~
- ~~C. *Color.* Colors shall be reviewed for compliance with the following standards:~~
- ~~1. *Facade colors* shall be low reflective and subtle. The use of primary, high intensity or metallic color is prohibited outside of the sign face.~~
  - ~~2. *Accurate color drawings* with a list of paint numbers and elevations of every building will be required to be submitted prior to any modification.~~
- C. *Canopies.*

1. Free (or semi-free) standing canopies, such as those used as shelters for pump islands, and porte-cocheres, shall be of similar style and materials as the building. Canopies are not considered the principal structure.
2. Unless site conditions preclude, canopies shall be attached to and made an integral part of the main building.
3. Canopies shall have columns, beams, and/or brackets of sufficient scale to give a visible means of support.
4. Clearance under canopies shall not exceed 16 feet, and cantilevered overhangs shall not exceed 15 feet.
5. Task lighting shall be utilized to reduce light spillage. Intense general lighting under canopies is not allowed.
6. Disrupt long horizontal plains with vertical elements.

D. *Site features.* Sites including any of the following elements must comply with the standards below:

1. A hedge of not less than 30 inches or more than 48 inches in height is allowed along property lines of each public street (not to interfere with sight triangles).
2. A fence of not less than 30 inches or more than 72 inches in height is allowed along property lines of each public street (not to interfere with sight triangles). Fences may be wood or metal but may not be opaque – clear spacing between pickets or spindles must be maintained.
3. If sidewalks are provided, the sidewalk must be no less than 4 feet in width and must connect sidewalks in the public right-of-way to the building entry.
4. Sidewalks must be provided along the facade with a customer entrance and connecting parking areas and adjacent buildings, in order to minimize pedestrian traffic within vehicular drives and parking areas.
5. The site must distinguish internal pedestrian walkways from driving surfaces through the use of special materials.
6. If mechanical equipment is placed on the site (including electrical entries, dumpsters, and equipment not used by the public), it must be screened from public view. Screening may be by opaque fencing, landscaping, or building element, such as a parapet.

E. *Signage.* All signage shall comply with the requirements of this UDC. In the MU districts, no billboards are allowed.

#### **Section 6.4.4 MU1 Neighborhood Mixed-Use District.**

\* \* \*

- B. *Allowed uses.* See Table 6.4.2 – 1. Allowed Uses in Mixed-Use Districts for allowed uses, where only the uses listed below are allowed. Uses not listed below are prohibited unless provided for in Section 6.4.4.C. Conditional uses.
1. Single-family residential
  2. Two-family residential
  3. Small multifamily residential (3-16 units) including townhouses
  4. Modular housing meeting IRC / IBC
  5. Forestry, fishing, and hunting
  6. Community garden
  7. Home occupations as per Sec. 7.2.1 of this UDC
  8. Accessory dwelling units, subject to Article 7 of this UDC
  9. Other accessory uses regulated as per Sec. 7.2 of this UDC
  10. Minor utilities including lift stations and transformers
  11. Public safety services
  12. Cemeteries and related, excluding crematoria
  13. Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves
  14. Farmers markets
  15. Day care or preschool
  16. Lodges and civic organizations
  17. Government facilities and services
  18. Bed and breakfasts, short-term rentals, subject to Article 7 of this UDC
  19. Banquet halls, events venues, and private amusement facilities
  20. Restaurants, cafes, and other eating establishments without alcohol permits
  21. Bars, lounges, clubs, cafes, and restaurants with alcohol permits, subject to Article 7 of this UDC
  22. Retail stores under 12,000 square feet
  23. Professional services establishments including but not limited to aestheticians, salons, artist or ~~photograph~~ **photography** studios, dance and instructional studios, martial arts studios, agencies, and offices, subject to Article 7 of this UDC
  24. Offices including medical offices and outpatient clinics
  25. Food trucks including food truck compounds

26. Retail stores primarily selling age restricted inventory including package sales of alcohol and alcoholic beverages, vaping, and smoking

27. Artisan manufacturing

C. Conditional uses

1. Large multifamily residential (17+ units)
2. Community homes, subject to Article 7 of this UDC
3. Major public and private utilities including power generation / distribution, natural gas, water, and sewer system components
4. Active recreation facilities such as recreational centers, gymnasiums, athletic centers, sports fields, outdoor courts, and active public parks
5. Schools and educational facilities
6. Religious assembly
7. Standalone parking lots and structures, subject to Article 7 of this UDC
8. Commercial lodging; hotel / motel
9. Retail stores over 12,000 square feet, wholesale trade, warehouse clubs, and supercenters
10. Gas stations including convenience stores
11. Microbrewery

\* \* \*

F. *Site development standards.*

1. Tree preservation must be provided in accordance with Article 9 of this UDC.
2. Signs and parking must comply with Article 8 of this UDC.
3. All new construction, additions, and substantial improvements must meet the design standards in Section 6.4.3. and Article 8 of this UDC.
4. No mechanical equipment or structural protrusions may be located within a required front or side yard setback.

\* \* \*

**Section 6.4.5 MU2 District Mixed Use.**

A. *Purpose.* The MU2 District Mixed-Use is intended to preserve and enhance the ~~role of Olde Towne as the~~ civic, commercial, and cultural core of Slidell by allowing a mix of commercial, residential, civic and entertainment uses, as well as supporting a low-intensity mix of uses in the vicinity of commercial corridors and residential areas.

- B. *Allowed uses.* See Table 6.4.2 – 1. Allowed Uses in Mixed-Use Districts for allowed uses, where only the uses listed below are allowed. Uses not listed below are prohibited unless provided for in Section 6.4.5.C. Conditional uses.
1. Single-family residential
  2. Two-family residential
  3. Small multifamily residential (3-16 units) including townhouses
  4. Modular housing meeting IRC / IBC
  5. Forestry, fishing, and hunting
  6. Community garden
  7. Home occupations as per Sec. 7.2.1 of this UDC
  8. Accessory dwelling units, subject to Article 7 of this UDC
  9. Other accessory uses regulated as per Sec. 7.2 of this UDC
  10. Minor utilities including lift stations and transformers
  11. Public safety services
  12. Cemeteries and related, excluding crematoria
  13. Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves
  14. Farmers markets
  15. Day care or preschool
  16. Lodges and civic organizations
  17. Government facilities and services
  18. Bed and breakfasts, short-term rentals, subject to Article 7 of this UDC
  19. Banquet halls, events venues, and private amusement facilities
  20. Restaurants, cafes, and other eating establishments without alcohol permits
  21. Bars, lounges, clubs, cafes, and restaurants with alcohol permits, subject to Article 7 of this UDC
  22. Retail stores under 12,000 square feet
  23. Lawn, garden, and farm supply sales and service
  24. Professional services establishments including but not limited to aestheticians, salons, artist or ~~photograph~~ photography studios, dance and instructional studios, martial arts studios, agencies, and offices, subject to Article 7 of this UDC
  25. Offices including medical offices and outpatient clinics
  26. Gas stations including convenience stores

- 27. Drive-through businesses
- 28. Food trucks including food truck compounds
- 34. Retail stores primarily selling age restricted inventory including package sales of alcohol and alcoholic beverages, vaping, and smoking
- 35. Microbrewery
- 37. Artisan manufacturing

C. *Conditional uses*

- 1. Large multifamily residential (17+ units)
- 2. Community homes, subject to Article 7 of this UDC
- 3. Major public and private utilities including power generation / distribution, natural gas, water, and sewer system components
- 4. Active recreation facilities such as recreational centers, gymnasiums, athletic centers, sports fields, outdoor courts, and active public parks
- 5. Schools and educational facilities
- 6. Religious assembly
- 7. Standalone parking lots and structures, subject to Article 7 of this UDC
- 8. Commercial lodging; hotel / motel
- 9. Hospitals
- 10. Retail stores over 12,000 square feet, wholesale trade, warehouse clubs, and supercenters
- 11. Vehicle dealers, sales and service, subject to Article 7 of this UDC
- 12. Vehicle tire and parts, sales and service, subject to Article 7 of this UDC
- 13. Building materials and supplies sales and service
- 14. In-patient clinics, nursing homes, long-term care facilities, and rehabilitation centers
- 15. Auto repair establishments without vehicle storage, subject to Article 7 of this UDC
- 16. Car wash
- 17. Funeral homes, excluding crematory services
- 18. Brewery

\* \* \*

F. *Site development standards.*

- 1. Tree preservation must be provided in accordance with Article 9 of this UDC.
- 2. Signs and parking must comply with Article 8 of this UDC.

3. All new construction, additions, and substantial improvements must meet the design standards in **Section 6.4.3. and** Article 8 of this UDC.

\* \* \*

### **Section 6.4.6 MU3 Community Mixed-Use District.**

\* \* \*

- B. *Allowed uses.* See Table 6.4.2 – 1. Allowed Uses in Mixed-Use Districts for allowed uses, where only the uses listed below are allowed. Uses not listed below are prohibited unless provided for in Section 6.4.6.C. Conditional uses.
  1. Single-family residential – this use must be located on an upper floor
  2. Two-family residential – this use must be located on an upper floor
  3. Small multifamily residential (3-16 units) including townhouses – this use must be located on an upper floor
  4. Modular housing meeting IRC / IBC
  5. Forestry, fishing, and hunting
  6. Community garden
  7. Home occupations as per Sec. 7.2.1 of this UDC
  8. Accessory dwelling units, subject to Article 7 of this UDC
  9. Other accessory uses regulated as per Sec. 7.2 of this UDC
  10. Minor utilities including lift stations and transformers
  11. Public safety services
  12. Cemeteries and related, excluding crematoria
  13. Active recreation facilities such as recreational centers, gymnasiums, athletic centers, sports fields, outdoor courts, and active public parks
  14. Passive recreation facilities such as nature trails, nature refuges, passive public parks, and bird preserves
  15. Farmers markets
  16. Day care or preschool
  17. Hospitals
  18. Lodges and civic organizations
  19. Government facilities and services
  20. Bus or Railway Stations
  21. Commercial lodging; hotel / motel
  22. Bed and breakfasts, short-term rentals, subject to Article 7 of this UDC
  23. Banquet halls, events venues, and private amusement facilities

24. Restaurants, cafes, and other eating establishments without alcohol permits
25. Bars, lounges, clubs, cafes, and restaurants with alcohol permits, subject to Article 7 of this UDC
26. Retail stores under 12,000 square feet
27. Lawn, garden, and farm supply sales and service
28. Professional services establishments including but not limited to aestheticians, salons, artist or ~~photograph~~ photography studios, dance and instructional studios, martial arts studios, agencies, and offices, subject to Article 7 of this UDC
29. Offices including medical offices and outpatient clinics
30. Gas stations including convenience stores
31. Drive-through businesses
32. Food trucks including food truck compounds
33. Funeral homes, excluding crematory services
34. Retail stores primarily selling age restricted inventory including package sales of alcohol and alcoholic beverages, vaping, and smoking
35. Microbrewery
36. Brewery
37. Artisan manufacturing

C. Conditional uses

1. Large multifamily residential (17+ units)
2. Community homes, subject to Article 7 of this UDC
3. Major public and private utilities including power generation / distribution, natural gas, water, and sewer system components
4. Schools and educational facilities
5. Religious assembly
6. Standalone parking lots and structures, subject to Article 7 of this UDC
7. Veterinarian offices, kennels, and pet day care facilities, subject to Article 7 of this UDC.
8. Retail stores over 12,000 square feet, wholesale trade, warehouse clubs, and supercenters
9. Vehicle dealers, sales and service, subject to Article 7 of this UDC
10. Vehicle tire and parts, sales and service, subject to Article 7 of this UDC
11. Building materials and supplies sales and service

12. In-patient clinics, nursing homes, long-term care facilities, and rehabilitation centers
13. Auto repair establishments without vehicle storage, subject to Article 7 of this UDC
14. Climate controlled self-storage
15. Car wash
- ~~16. Microbrewery or brewery~~
- ~~17. Artisan manufacturing~~

\* \* \*

F. *Site development standards.*

1. Tree preservation must be provided in accordance with Article 9 of this UDC.
2. Signs and parking must comply with Article 8 of this UDC.
3. All new construction, additions, and substantial improvements must meet the design standards in **Section 6.4.3.** and in Article 8 of this UDC.
4. No mechanical equipment or structural protrusions may be located within a required front or side yard setback.

\* \* \*

***Division 5 - Innovation and Technology Zoning Districts***

**Section 6.5 Innovation and technology district requirements.**

\* \* \*

**Section 6.5.3 Standards for all uses in the IT districts.**

\* \* \*

M. *Exterior wall finish materials requirements*

1. *Decorative building materials.* The decorative materials used for building exterior finishes shall be proven high-quality, durable materials. These materials include:
  - a. Brick, including thin brick
  - b. Stone, including cast stone
  - c. Portland cement stucco
  - d. Architectural masonry units ~~excluding smooth faced CMU including split face, weathered face, sandblasted face and ground face blocks~~
  - e. Glass fiber ~~or other types of~~ reinforced concrete

- f. Wood or fiber cement siding
- g. Glass
- h. Architectural metal panels, 26 gauge or better.
- ~~i. Vinyl siding~~
- ~~j. Exterior insulation and finish systems ("EIFS")~~

2. *Prohibited materials.* The use of the following building materials for exterior walls, siding, or cladding is prohibited except for buildings located at least 150 feet from **any street frontage streets**:

- a. Corrugated metal panel except as approved by the Director of Planning
- b. Plywood
- c. Plastic
- d. Vinyl or metal siding
- e. Exterior insulation and finish systems ("EIFS"); EIFS is prohibited from use within 12 feet of finished grade at any location.

\* \* \*

P. *Project design and materials mock-up.*

As part of the application and approval process for all projects subject to the standards of this Section, **an a digital** elevation study and material mock-up representing the building architecture, design, and materials shall be submitted to the Department of Planning **within 5 business days at the time** of application submittal. ~~The mock-up shall include sample sizes of the actual materials for and colors of the project that is proposed for the site.~~

\* \* \*

### ***Division 7 - Overlay Zoning Districts***

#### **Section 6.7 – Overlay zone district requirements.**

\* \* \*

#### **Section 6.7.3 OPD Olde Towne Preservation Overlay District.**

\* \* \*

D. *Commission COA considerations, or administrative approval of design for review of new construction.* Proposals for new construction in the Olde Towne Preservation Overlay District should seek compatibility with existing structures through the appropriate use of site planning, materials, decorative details, architectural elements, and scale. Architectural context is the primary concern, and a proposal does not have to replicate or copy any specific historic style or period. The following factors will be considered:

\* \* \*

- 3. *Materials.* With the exception of vinyl siding, materials identified in Section 6.4.3. and Article 8 for Olde Towne District structures are permitted in the Olde Towne Preservation District. Vinyl siding is not allowed on front façades. Other materials not specifically mentioned in these design guidelines will be considered on a case by case basis and approved by the Commission.
- 4. *Decorative details.* Decorative details include ornamentation or embellishment such as, but not limited to, cornices, lintels, arches, balustrades, chimneys, shutters, columns, and other common details. When used, details should create a unifying effect on a building and should be compatible with the context of the neighborhood.
- 5. *Architectural elements.* Architectural elements include parts of a building that are integral to its composition. These include balconies, roofs, porches, chimneys, dormers, parapets, and other parts of a building that contribute to its overall shape and silhouette. The choice and arrangement of elements of a proposed building should reflect those of other buildings in the neighborhood. The building should not draw unnecessary attention to itself by failing to relate to neighboring styles, nor should it copy these styles. The object is to compliment the context of the Olde Towne Preservation District.
- 6. *Color.* Colors shall be reviewed for compliance with the following standards:
  - a. Facade colors shall be selected from a historic palette; the use of primary, high intensity, neon, or metallic color is prohibited outside of the sign face.
  - b. Accurate color designations (manufacturer color name and number) for each element on a building will be required to be submitted prior to any modification.

\* \* \*

F. *Standards for additional design elements.*

\* \* \*

- 3. *Signs.*
  - a. Signs must meet all applicable requirements of this Code.
  - b. Signs must also conform to character of the surrounding area. In addition to meeting the requirements of Article 8 of this UDC, approval of the display of a sign in the Olde Towne Preservation Overlay District shall be granted by the Commission only when such signs relate to the appearance, color, size, position, method of attachment, texture of materials and design, and conform to the distinctive character of the Olde Towne Preservation Overlay

District or do not injuriously affect it or impair the value to the community of those buildings having architectural or historical worth.

- c. *No signs to be displayed in certain places.* ~~No sign shall be displayed above the peak of the roof of any buildings in the Olde Towne Preservation Overlay District, unless approved by the Commission.~~ No sign shall be displayed or placed in any manner whatsoever so as to disfigure or conceal any significant architectural feature or detail of any building.
- d. *Number of primary signs.* See Article 8 of this UDC for sign regulations by zoning district.
- e. *Temporary signs.* See Article 8 of this UDC for temporary sign regulations.
- f. *Illuminated signs.* Illuminated signs may be constructed or erected within the Olde Towne Preservation Overlay District subject to review and approval by the Commission for compatibility with surrounding historic context and in keeping with the City's existing signage regulations in Article 8 of this UDC. Concealed lighting is recommended. ~~Bulbs may not be exposed.~~ The light should enhance the sign as well as the building on which it is mounted.
- g. *Digital signs.* Digital signs are not allowed in the Olde Towne Preservation Overlay District. See Article 5 of this UDC for details on legal nonconforming signs and their treatment.

\* \* \*

#### **Section 6.7.7 ITO Innovation and Technology Overlay District.**

- A. *Purpose.* ITO Innovation and Technology Overlay District is intended to provide flexibility in use activity support ~~business park or campus-style development~~ to revitalize underused ~~light industrial or marine~~ development sites to spur employment and entrepreneurship in the City. This overlay allows the combination of offices, commercial uses, retail and service uses, and industrial uses within a site or campus, and adds design flexibility for the rehabilitation of old sites and structures and development of new buildings and sites.

\* \* \*

- C. *Building requirements.*
  - 1. Exception to the maximum building height in the base district, replaced with a maximum building height of ~~65~~ 75 feet on parcels zoned CC or CR.
  - 2. All buildings may use the minimum setbacks required by the UDC Building Code.
- D. *Campus design permissions.*
  - 1. Sites may have multiple buildings per lot.

2. Sites may use shared parking facilities across lot lines provided a lease or shared ownership structure is in place.
3. Walk-ways, decks, docks and boardwalks, for the purpose of providing pedestrian cross access between properties within this district, may be constructed up to and extending across common property lines with the written consent of each respective property owner and in compliance with the Building Code.
4. **Where applicable**, attached accessory structures including stairs, decks, porches, awnings, canopies, docks, and boathouses can extend up to the ordinary high-water mark for waterways or channels and may extend out into such waterways or channels provided the appropriate state and federal permits and leases are obtained. If the structures are proposed in the vicinity of a City or Parish drainage canal, permission must be obtained by the City or Parish **as applicable**.

**ARTICLE 7 – USE STANDARDS**

**Section 7.1 Principal uses.**

\* \* \*

**Section 7.1.2 Age Restricted Uses**

Age Restricted Uses must provide documentation of compliance with all applicable state and federal regulations.

**Section 7.1.2 Section 7.1.3 Agricultural uses.**

\* \* \*

**Section 7.1.3 Section 7.1.4 Animal-related uses.**

\* \* \*

**Section 7.1.5 Artisan manufacturing.**

- A. Manufacturing process must generate unique units or items that are not the process of a fully mechanized or automated production process.
- B. Any processes creating noise, dust, or odor must take place in an enclosure with ventilation and dust or odor control measures in place.
- C. Any outdoor storage areas must be screened by a 100 percent, 6 foot non-living or 70 percent living screen. Objects shall be stored at a minimum of 5 feet from this screen.
- D. Showrooms, seating areas, or display areas may be indoor or outdoor on artisan manufacturing sites.

**Section 7.1.4 Section 7.1.6 Auto repairs and services.**

\* \* \*

**Section 7.1.7 Breweries or microbreweries.**

- A. All production facilities must be located inside of a building or enclosure.
- B. Breweries or microbreweries may include tasting rooms or restaurant facilities and may have outdoor or indoor seating.
- C. The building or site may be used as an event venue, however such events must not violate the City noise ordinance and outdoor gatherings must conclude by 11:00 pm.

~~Section 7.1.5~~ **Section 7.1.8 Business complexes or shopping centers.**

\* \* \*

~~Section 7.1.6~~ **Section 7.1.9 Community homes.**

\* \* \*

~~Section 7.1.7~~ **Section 7.1.10 Crematories.**

\* \* \*

~~Section 7.1.8~~ **Section 7.1.11 Manufactured or mobile homes.**

\* \* \*

~~Section 7.1.9~~ **Section 7.1.12 Massage establishments.**

\* \* \*

~~Section 7.1.10~~ **Section 7.1.13 Methadone centers or clinics.**

\* \* \*

~~Section 7.1.11~~ **Section 7.1.14 Mini-warehouses.**

\* \* \*

~~Section 7.1.12~~ **Section 7.1.15 Motor vehicle and boat sale and rental.**

\* \* \*

~~Section 7.1.13~~ **Section 7.1.16 Outdoor salvage yards.**

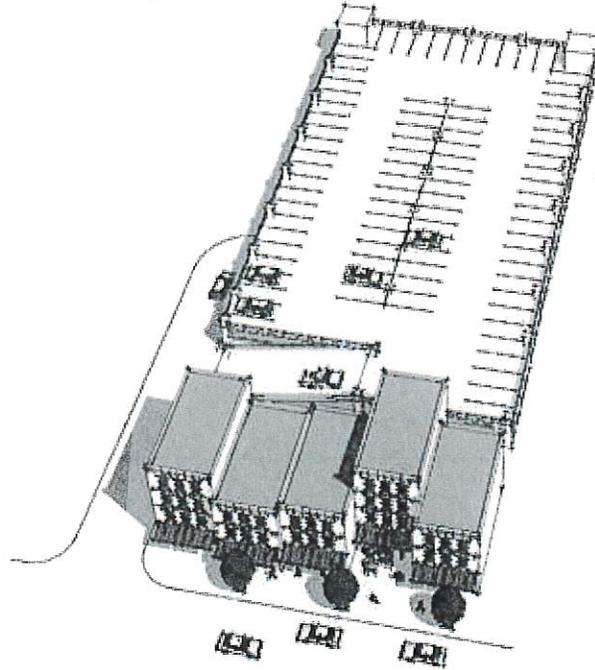
\* \* \*

~~Section 7.1.14~~ **Section 7.1.17 Parking garages.**

- A. The perception of the bulk (or mass) of a parking garage as seen from the street shall be minimized by orienting the garage so that its short dimension is along the edge of the street with the highest functional classification upon which the lot fronts.
- B. The parking garage shall provide retail or other appropriate uses at the ground level and/or along no less than 60 percent of the linear frontage abutting a street,

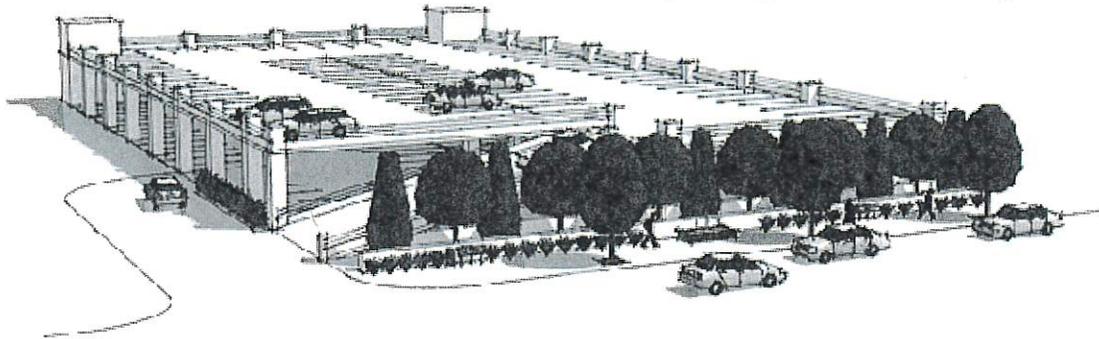
parking area, or open space. Alternatively, the parking garage shall be located behind the principal building (see Figure 7.1.14-1 7.1.17-1 - Parking Garage with Building Frontage).

**Figure 7.1.14-1 Figure 7.1.17-1. Parking Garage with Building Frontage.**



- C. Any remaining portions of the façade not devoted to retail or other appropriate uses shall incorporate one or more of the following devices to screen the view of parked cars:
  - 1. Ornamental grillwork (plain vertical or horizontal bars are not acceptable);
  - 2. Decorative artwork, such as metal panels, murals, and mosaics; and/or
  - 3. Display windows for use by nearby merchants.
- D. Vehicular entrances shall be designed to incorporate architectural elements that frame the opening, such as an arch, lintels, pilasters, masonry trim, planters, or ornamental lighting.
- E. Where the dimensions of the parcel proposed for development do not accommodate building frontage as set out above, parking structures and vehicle entrances shall be designed to minimize views into the garage from surrounding and adjacent properties, streets, and sidewalks. Methods to help minimize such views may include, but are not limited to, landscaping, planters, masonry walls up to 42 inches in height, and decorative grilles and screens. The frontage along the garage shall include street furniture at intervals of not more than 40 feet. See [Figure 7.1.14-2](#) [Figure 7.1.17-2](#)-Parking Garage with Screening.

**Figure 7.1.14-2 Figure 7.1.17-2. Parking Garage with Screening.**



- F. Parking structures shall be architecturally consistent with exterior architectural elements of the principal structure or adjacent traditional buildings, including rooflines, façade design, articulation, modulation and finish materials.
- G. Parking structure façades shall have brick cladding or a combination of brick and other masonry and have regularly spaced square or rectangular openings.
- H. Security grilles for parking structures shall be architecturally consistent with and integrated with the overall design. Chain link fencing is not allowed for parking structure fencing.

**Section 7.1.15 Section 7.1.18 Repair establishments of automobiles, boats, trucks, trailers, tractors and mobile homes, including car washes and detailing shops.**

\* \* \*

**Section 7.1.16 Section 7.1.19 Railroads and mineral deposits, existing.**

\* \* \*

**Section 7.1.17 Section 7.1.20 Satellite dishes, communications, television, and radio antennas, or towers.**

- A. Communications, television and radio antennas or towers for commercial use or providing service to users beyond the lot where the structure is installed are allowed uses in C and IT districts in rear and side yard areas, provided that they conform with the following criteria:
  - 1. No structure may extend beyond the lot line or encroach upon or extend over any required landscape areas or buffer zone, except that support anchors may extend across lot lines where the owner of the tower has secured a valid easement/servitude for placement of anchoring structures on adjacent property and where such anchoring devices do not encroach upon or over public rights-of-way and/or public utility or drainage easements.

2. A fall radius area must be secured – either by purchase of land by the communications tower operator / owner or through an easement or servitude preventing construction in this area. The fall radius must be measured as one foot for each foot of tower height above grade extending radially from the tower. **An exception may be granted by the Planning Director and City Engineer for any monopole engineered and certified to fall within the property boundaries in the event of catastrophic failure.**
3. All installations shall conform with Section 7.1.17.B.5 and 6.
4. Where these regulations conflict with applicable FCC regulations, the FCC regulations shall prevail.
5. Where this ordinance conflicts with any other Section of the zoning ordinance, this Ordinance shall prevail.

\* \* \*

**Section 7.1.18 Section 7.1.21 Shelter for victims of domestic violence.**

\* \* \*

**Section 7.2 Accessory uses.**

\* \* \*

**Section 7.2.4 Detached carport and accessory buildings.**

- A. *Front yard.* Carports, garages, and accessory buildings are not allowed in front yards.
- B. *Side yards.* Minimum setback of 5 feet. Accessory buildings shall not encroach into servitudes or easements.
- C. *Rear yards.* Minimum setback of 5 feet. Accessory buildings shall not encroach into servitudes or easements.
- D. *Height and yard coverage.* An accessory building shall not exceed 16 feet in height and shall not occupy more than 25 percent of the rear yard.
- E. Carports and accessory buildings shall not have any projections into the required setbacks or yards and shall not have any equipment placed in the required setbacks or yards.
- F. **A copy of a plat of survey showing all existing buildings on the lot or parcel of land where the accessory building is to be located shall be submitted with the required building permit application.**
- G. **Building permits shall be required for all accessory buildings; however, a permit fee shall not be charged for a detached accessory building having less than 100 square feet of area unless such structure will have plumbing or electricity.**

\* \* \*

### **Section 7.2.6 Accessory dwelling units (ADUs).**

- A. *Lot size and area.* Accessory dwelling units, where allowed, shall only be located on lots that meet minimum lot area, width, and depth requirements.
- B. *Number.* No more than one accessory dwelling unit is allowed per lot.
- C. *Accessory dwelling unit type.* The following accessory dwelling unit types may be constructed:
  - 1. Attached accessory dwelling unit
  - 2. Detached accessory dwelling unit
- D. *Floor area.* The total aggregate floor area of an accessory dwelling unit may not exceed 800 square feet, or 40 percent of the total aggregate floor area of the principal structure, whichever is greater.
- E. *Minimum front, side, and rear yard setbacks.*
  - 1. Must follow minimum setbacks established in this Section.
  - 2. Detached accessory dwelling units on corner lots must have the same exterior side yard setback requirements as the principal structure.
- F. *Exterior finish materials.* The exterior finish materials of any accessory dwelling unit shall be the same or visually match in type, size, and placement of the principal building.
- G. *Parking.* One additional off-street parking space, in addition to those required by Article 8 of this UDC shall be required for accessory dwelling units.
- H. A copy of a plat of survey showing all existing buildings on the lot or parcel of land where the accessory building is to be located shall be submitted with the required building permit application.
- I. Building permits shall be required for all accessory buildings; however, a permit fee shall not be charged for a detached accessory building having less than 100 square feet of area unless such structure will have plumbing or electricity.

### **Section 7.2.7 Snowball stands.**

Snowball stands not exceeding 250 square feet in area shall be allowed in C or MU districts on developed parcels, provided that they conform with the following regulations and are not located on a vacant parcel:

- 1. The structure shall not encroach upon any required planting areas.
- 2. All such structures shall be setback at least 10 feet from any lot line that abuts a public street right-of-way.
- 3. Additional off-street parking shall not be required where there is existing parking.
- 4. Any snowball stand that is allowed by this Section may not be used to sell any item other than snowballs and ice cream items.
- 5. Section 7.2.4. regulations apply.

6. No drive-through window service may be provided.

\* \* \*

## ARTICLE 8 – ON-SITE DEVELOPMENT STANDARDS

### Section 8.1 General requirements.

\* \* \*

#### Section 8.1.2 Fences, walls, and hedges.

- A. Notwithstanding other provisions of this UDC, fences, walls and hedges up to 6 feet in height may be allowed in any required yard, or along the edge of any yard provided that no fence, wall or hedge along the sides or front edge of any front yard shall be over 6 feet in height with visibility unobstructed above 30 inches.
- B. In all commercially zoned districts, fences or freestanding walls shall be constructed of wood, iron, vinyl, aluminum, brick, or chain link. Barbed wire, razor-ribbon, corrugated sheet metal, may not be used.
- C. Chain link may not be used between the building or building setback and a street right-of-way.
- D. A fence may be constructed on a vacant or undeveloped site, however a fence may not be constructed across lot lines.
- E. Fence construction requires a permit. Any fence or freestanding wall over 6 feet in height requires a building permit showing compliance with wind load and foundation requirements.

#### Section 8.1.3 Yards, projections, sight triangles.

- A. *Yard regulations.* Where the yard regulations cannot be reasonably complied with or their application determined on lots of peculiar shape, location, or topography, such regulations may be modified by the Board of Adjustment.
- B. *Setback, side yard waived.* For the purpose of side yard regulations, the following dwellings with common party walls shall be considered as one building occupying one lot:
1. Semidetached dwellings;
  2. Row dwellings; and
  3. Apartments.
- C. *Projections into yard.* Cornices, sills, eaves, belt courses, chimney, unroofed platforms, landings, steps, or balconies may extend or project into a required yard 2 feet. In no case may any part of the projection extend closer than 5 feet to any property line. This is not to be construed to include air conditioning compressors or any other similar accessory equipment. No air conditioning units, generators, or similar equipment may be located in the required yards.

- D. *Visibility of intersections in all districts.* On corner lots in any district, nothing shall be erected, placed, planted or allowed to grow in such a manner as materially to impede vision between a height of 30 inches and 8 feet above the centerline grades of the intersecting streets in a sight triangle area bounded by the street right-of-way lines on such corner lots and a side line joining points along right-of-way lines 35 feet from the intersection right-of-way corner.
- E. *Front yard for through lots:* On through lots where street frontage is found on two property boundaries, the applicable zoning district minimum front yard setback depth shall be provided on both streets.

\* \* \*

**Section 8.2 Signs.**

\* \* \*

**Section 8.2.2 Sign exemptions.**

\* \* \*

- G. *Street address numbers.* No permit required for property address numbers **under 12 inches in height** as provided in conformance with Chapter 7, Article IX of this Code.

\* \* \*

**Section 8.2.11 Billboards.**

- A. *Administration of billboard regulations.*
  1. *Definition.* Any sign exceeding 210 square feet shall be considered a billboard in accordance with the sign definitions in this UDC.
  2. *Category of use.* Billboards shall be considered an accessory use and are allowed on an undeveloped lot or on a lot with a primary structure **if allowed within the applicable zoning district.**
  3. *Permit required.* All billboards are required to receive a permit prior to their construction and shall be reviewed through the sign and building permit application process.
  4. *Minimum requirements for a billboard application.* In addition to the above application requirements, applicants for a billboard must also provide evidence of applicable and active LA-DOTD permit(s) in process.
- B. *Limited location along interstate corridors.* Billboards may only be located along Interstate corridors and no further than **300 400** feet from the center line of the interstate roadway, established in compliance with applicable state regulations and the following standards:
  1. An interstate corridor includes all properties fronting on the interstate or on a LA DOTD designated service road abutting I-10, I-12 and/or I-59.

2. Billboards must be a minimum distance of 3,000 feet from any other billboards, measured radially, and billboards must be setback from the interstate or service right-of-way a minimum of 25 feet.
  3. No billboard shall be constructed, erected, placed, or replaced closer than 300 feet from the nearest residence.
  4. The minimum ground clearance for the billboard is 8 feet.
  5. Maximum height shall align with state (DOTD) requirements applicable to the site or applicable city zoning district height restriction, whichever is lower.
- C. *Digital display.* Digital displays shall comply with all of the following:
1. Each message shall have a minimum hold time of 8 seconds.
  2. Transition between messages shall be instantaneous.
  3. No flashing, animation, scrolling, fading or motion is allowed.
  4. Digital billboards shall come equipped with a light sensing device that automatically adjusts the brightness in direct correlation with ambient light conditions.
  5. Digital billboards shall be programmed with a static default message or image so that if a malfunction occurs, the default message shall freeze the display in one position.
- D. *Nonconforming billboards.* Existing billboards located in the City but not along an interstate corridor within ~~300~~ 400 feet of the center line of the interstate roadway are considered nonconforming signs. Nonconforming billboards may be converted to digital but are required to be dismantled and removed before 31 December 2030.
- E. Legal nonconforming billboards must comply with the following prior to the 31 December 2030 removal deadline:
1. No increase in square footage of existing billboards shall be allowed.;
  2. *Billboards prohibited from conversion.* Billboards ~~located within the Olde Towne Preservation Overlay District listed in Figure 8.2.11-1.~~ shall not be converted to a digital display due to the ~~close proximity to the Olde Towne Historic Preservation District, where~~ large electronic message centers ~~being are~~ incompatible with district character.

**Figure 8.2.11-1. Billboards Not Allowed  
to Be Converted to Electronic Message Centers.**

Billboard location (postal address)	CBS Panel #	Number Panels	Latitude	Longitude
1380 Front Street	07-16090	1	30.283	-89.78
1410 Front Street	07-16100	2	30.282	-89.781

	07-16110			
1604 Front Street	07-11300	2	30.28	-89.781
	07-11310			
2528 Front St. (Front Street and Bayou Patassat)	07-12220	4	30.271	-89.786
	07-12240			
	07-12450			
	07-12700			
1495 Gause (Gause and Lakewood)	4124	2	30.285	-89.759
	4125			

\* \* \*

**Section 8.3 - Off-street parking and loading**

A. *General requirements for off-street parking.*

1. *Location and size.*

- a. *One- and two- Family Dwellings.* Off-street parking facilities for one-family and two-family dwellings shall be located on the same lot or plot of ground as the building to be served.
- b. *Other uses.* The location of off-street parking facilities for other uses shall not be more than 300 feet in distance away, as measured along the nearest pedestrian walkway.
- c. *Minimum size.* One automobile vehicle parking space shall be an area not less than 9 feet by 20 feet.
- d. *The access to any parking space shall be provided in addition to the space necessary for parking, a total space of 400 square feet in area per car when parking is on one side of an access driveway and 300 square feet in area per car when parking is along both sides of an access driveway.*
- e. *Required parking spaces, ingress and egress driveways and travel lanes on any parking lot shall be hard-surfaced with either concrete, asphalt, or stabilized masonry pavers. Use of stabilized gravel is subject to review and approval by the City Engineer and the Director of Planning.*
- f. *All parking lots must meet the requirements of Section 9.3. of this UDC.*

2. *Review by City Engineer.* All off-street parking facilities, vehicular maneuvering areas, loading facilities and accessways are subject to the review and recommendation of the City Engineer with final approval by the Director of Planning.

3. *No net reduction of parking.* Area reserved for off-street parking or loading in accordance with the provisions of this UDC shall not be reduced in area

or changed to any other use unless the allowed use which it serves is discontinued or modified except where equivalent off-street parking or loading space is provided.

4. *Determination of parking requirement for uses not listed.* For uses not mentioned in this UDC, the requirements for off-street parking and loading facilities for a similar use specifically mentioned in this UDC shall apply.
5. *Off-street parking of vehicles, recreational vehicles, trailers, and boats in residential districts.* In all residential districts, the following minimum standards apply to off-street parking of vehicles, recreational vehicles, trailers, and boats:
  - a. For purposes of this Section only, corner lot front yards are defined as any yard having street frontage.
  - b. No vehicle, recreational vehicle, trailer, or boat may be parked on an unpaved surface in any front yard.
  - c. All recreational vehicles, trailers, and boats must be parked in the side or rear yard when accessible. A fence is not cause to prevent access to the side or rear yard.
  - d. No recreational vehicle, trailer or boat exceeding 32 feet in overall length may be parked in any front yard.
  - e. All recreational vehicles, trailers, and boats exceeding 32 feet in overall length may only be parked in a rear or side yard on a solid surface.
  - f. All recreational vehicles, trailers or boats must be parked at least 15 feet from the edge of the roadway, perpendicular to the street and may not extend over a sidewalk or public right-of-way.
  - g. Not more than 2 recreational vehicles, trailers, or boats or any combination thereof, may be parked on any residential lot.
  - h. No recreational vehicle, trailer or boat may be connected to utilities except for maintenance purposes as necessary, or for out of town visitors which shall not exceed 14 days per calendar year.
6. *Commercial vehicles in residential districts.* No commercial vehicle exceeding 1½ tons rating shall be parked upon any residentially zoned lot or parcel except while in the process of making a pickup or delivery. Not more than one commercial vehicle associated with the home occupation (a vehicle registered in the name of a business or used in the conduct of a business) may be parked upon a residentially zoned lot or parcel. This restriction shall not apply to automobiles, in which case the limit shall be two.
7. *No parking on vacant lots.* No person shall cause or allow any vehicle or trailer, including mobile food service vehicles, to be stopped or parked on any lot in any zoning district that does not have a principal structure or use

unless otherwise provided for in this section. A vehicle may be stopped or parked on a properly permitted all-weather surface parking lot or outdoor storage yard; in no event shall grass, sod, vegetation, dirt, clay, or sand be considered an all-weather surface.

~~7.~~ 8. *Displays of vehicles for sale, rent, or services for hire.*

- a. No person shall park any motor vehicle, trailer or watercraft upon any public or private property for the purpose of displaying such motor vehicle, trailer or watercraft for sale, hire or rental unless the property is duly zoned and permitted by the city for the transaction of that type of business upon such property. A motor vehicle, trailer or watercraft shall be presumed to be displayed for sale, hire or rental if a price, telephone number, contact person or address is displayed thereon.
- b. This Section shall not prohibit any person from parking any motor vehicle, trailer or watercraft displayed for sale, hire or rental on private property provided that express permission from the property owner is prominently displayed on the motor vehicle, trailer, or watercraft. No property owner shall give such permission more frequently than 3 times per calendar year without having obtained a proper dealer's license.
- c. This Section shall not prohibit any person from displaying for sale any personally owned motor vehicle when such display is incidental to such person's normal daily activities.

B. *Number of off-street parking spaces required.*

1. *General requirements for off-street parking calculations.*

- a. *How to calculate.* Off-street automobile parking space shall be provided on any lot on which any of the following listed uses are hereafter established and in accordance with the schedule shown. When a use is increased in capacity by the addition of dwelling rooms, guestrooms, floor area or seats, the minimum off-street parking shall be provided for such increase. ~~Said parking space, ingress and egress driveways and travel lanes on any such lot shall be hard surfaced with either concrete or asphalt.~~
- b. *Pervious surface material.* Pervious surfacing material such as "Grasscrete", interlocking pavers, and pervious concrete can be used in lieu of concrete or asphalt provided that design plans meet requirements of the Engineering and Public Operations Departments.
- c. *Overflow parking areas.* Limestone, crushed concrete, and other ~~stabilized~~ gravel can be used for overflow parking areas provided that:

- i. Overflow parking area is used to meet parking requirements in excess of the city's required parking for the site.
  - ii. The Planning Commission determines there is a justified need for an overflow parking area.
  - iii. The design of the overflow parking area meets all other requirements of this Code, to include drainage, landscaping, parking stall and drive lane dimensions, and connection to the city street or state highway.
2. *Minimum standards for parking spaces.* Parking spaces shall be provided in the city in accordance with Table 8.3 – 1, which sets minimum standards by type of land use.

**Table 8.3. – 1. Required Parking.**

Use	Parking Space Required
Single-family dwelling	2 spaces per dwelling unit.
Two-family dwelling	2 spaces per dwelling unit. Spaces shall have equal access to the street. No stacking allowed for combined / shared parking area or driveway used as access for garage or carport.
Multifamily dwellings and apartments—3 to 16 units	<ul style="list-style-type: none"> <li>• 1 space per 1 bedroom,</li> <li>• 2 per 2 bedroom,</li> <li>• 2 ½ per 3 bedroom;</li> <li>• One additional parking space to be provided for each 4 required parking spaces to provide for visitor and overflow parking.</li> <li>• For fractional results, round up.</li> <li>• All parking to be provided with equal access to streets;</li> <li>• no stacking <b>allowed</b></li> </ul>
Multifamily dwellings and apartments – 17 or more units	<ul style="list-style-type: none"> <li>• 1 space per 1 bedroom,</li> <li>• 2 per 2 bedroom,</li> <li>• 2 ½ per 3 bedroom;</li> <li>• Calculate 10% of the total number of required parking spaces and provide as additional spaces for visitor and overflow parking.</li> <li>• For fractional results, round up.</li> <li>• All parking to be provided with equal access to streets;</li> <li>• no stacking <b>allowed</b></li> </ul>
Hotels, transient	1 space for each guest bedroom plus 1 additional space for each 4 employees.

Use	Parking Space Required
Motels and tourist homes	1 space for each guest bedroom plus 1 additional space for resident manager.
Boarding and lodging homes	1 space for each 3 bedrooms plus 1 additional space for resident manager.
Short-term rental	2 spaces per dwelling unit. An oversized space must be included to accommodate passenger vans or buses associated with the operation of the short-term rental.
Clinics	1 space for each 200 square feet of gross floor area.
Clubs and lodges	1 space for each 8 members at time of construction or structural alterations <b>plus 1 space for each 2 employees.</b>
Hospitals	1 space for each 2 beds plus 1 space for each staff doctor, plus 1 space for each 2 employees including nurses.
Nursing and convalescence homes and institutions	1 space for each 8 beds.
Churches, temples, and other places of worship and mortuaries	1 space for each 5 <b>fixed</b> seats in the main <b>auditorium</b> -assembly location or 64 square feet where there are no <b>fixed</b> seats; <b>classrooms are calculated separately.</b>
Theaters, auditorium, sport arenas and places of public assembly	1 space for each 5 <b>fixed</b> seats <b>or per each 64 square feet of assembly floor area where there are no seats plus 1 space for each 2 employees.</b>
Skating rink, dancehall, exhibit hall, gym	<del>Space equal to 2 times the gross floor area</del> 1 space for each 200 square feet of gross floor area plus 1 space per each 2 employees.
<b>Veterinarians, kennels and animal hospitals</b>	<del>Space equal to 2 times the enclosed area in such kennel.</del> 1 space for each 200 square feet of gross floor area.
Bowling alleys	3 spaces per alley <b>plus 1 space per each 2 employees.</b>
Schools <b>and classrooms</b> , public and private	Daycare or Pre-Kindergarten: 2 spaces <b>per classroom or care room</b> Elementary: 2 spaces per classroom, laboratory or manual training shop. Junior high: 4 spaces per classroom, lab or manual training shop. Senior high: 6 spaces per classroom, lab or manual training shop.

Use	Parking Space Required
	Colleges, universities, trade, industrial and business schools: 11 spaces per classroom, lab, or other teaching room.
Business and professional offices	1 space for each 200 square feet of gross floor area.
Restaurants, bars, nightclubs	1 space for each 150 square feet of gross floor area.
Automobile repair shop	1 space per each 200 square feet of <b>gross</b> floor space.
General business, commercial and personal service establishments, but not including <del>“supermarkets”</del> <b>supermarkets or grocery stores</b>	1 space per each 300 square feet of gross floor area.
<b>Supermarkets and grocery stores</b>	1 space per each 200 square feet of gross floor area.
<del>Riding stables</del>	<del>Space equal to 50 percent of the covered area of such stable.</del>
Libraries and museums	<del>Space equal to 50 percent of the floor area devoted to public use.</del> 1 space for each 200 square feet of gross floor area plus 1 space per each 2 employees during the largest work shift.
Roadside stands	5 spaces for each such establishment <del>which may be shared with the primary use on a lot of record.</del>
Commercial, manufacturing and industrial establishments not catering to retail trade	1 space for each 5 employees on the largest work shift plus 1 space for each company vehicle operating from the premises.

\* \* \*

**Section 8.4 Residential design standards.**

**Section 8.4.1 Standards for residential developments with 16 units or less.**

- A. *Generally.* All new single- and multi-family developments with 16 units or less must meet the standards of this Section unless it is part of a mixed-use development in which case it shall be subject to the commercial and mixed-use design standards in Section 8.5.
- B. ~~Rooming houses, as defined in Article 2 of the UDC, are not allowed in any zoning district.~~
- ~~B. C. Building standards.~~

\* \* \*

**C. D.** *Visibility of intersections.* On corner lots in any residential district, nothing shall be erected, placed, planted or allowed to grow in a way that impedes vision between a height of 30 inches and **8 feet** above the centerline grades of the intersecting streets in a triangle area bounded by the street right-of-way lines on such corner lots and a side line joining points along right-of-way lines 35 feet from the intersection right-of-way corner.

\* \* \*

**Section 8.4.3 Design standards for residential developments with more than 16 units.**

- A. *Generally.* All multifamily developments with more than 16 units must comply with this Section unless it is part of a mixed-use development in which case it shall be subject to commercial and mixed-use design standards in Section 8.5.
- B. *Purpose.* The purpose of this Section is to ensure that new multifamily development exemplifies high quality architecture, appropriately connects to its surroundings, meets community housing demand, and includes well-designed amenities and open spaces consistent with the City's Comprehensive Plan.
- C. *Goals.* The primary goals of this Section include:
  - 1. Avoid the proliferation of plain, monolithic structures that deteriorate the character of residential built environments;
  - 2. Achieve a consistent design vocabulary within a development to foster cohesive community designs;
  - 3. Align multi-family development with the existing form and character of surrounding neighborhoods to encourage interaction and social capital across and between new and existing developments;
  - 4. Require development to include amenities within common open spaces to foster civic engagement, physical activity, and healthy behaviors; and
  - 5. Require landscaping treatments that enhance buildings and public spaces to encourage shading, social comfort, space usability, provide boundary treatments, express ownership and communicate a space is cared for and protected, all of which support the public's health, safety and welfare.
- D. **Rooming houses, as defined in Article 2 of the UDC, are not allowed in any zoning district.**
- E. *Building standards.*

\* \* \*

**Section 8.5 – Non-residential commercial, innovation / technology, and mixed-use design standards.**

**Section 8.5.1 Minimum building elevation standards.**

- A. *Front building elevations.* See Section 8.5.4. of this UDC for façade regulations.



1. ~~Allowed building materials for front building elevations—these can be used in a combination:~~
  - a. ~~Brick~~
  - b. ~~Stone~~
  - c. ~~Stucco~~
  - d. ~~Glass~~
  - e. ~~Wood~~
  - f. ~~Fiber-cement siding~~
  - g. ~~Vinyl siding, however vinyl siding must not compose more than 25 percent of the total area of any single exterior wall.~~
  - h. ~~Architectural metal panel~~

2. 1. Where front building materials requirements apply:

- a. Building walls that face a public street or a parking lot that is 60 feet wide or more shall be treated as a front building elevation for the purpose of determining the allowable wall materials.
- b. For buildings that have drive-thru service, all elevations shall be treated as front building elevations.

- B. *Side building elevations.* Side wall elevations must use one or a combination of the materials listed as allowed for the front building elevations in Sec. 8.5.1.A.1. above for **whichever is greater**, the first **50% of the total length or 50** ~~25~~-feet of the building, measured horizontally starting from the front wall.

\* \* \*

**Section 8.5.4 Façade requirements and exterior wall materials for C and MU sites.**

- A. *Elevations.* Required percentages and types of façade surfaces are provided as follows:
1. *Front elevation.* The building elevation(s) fronting on or most directly facing public or private street right-of-way, a street easement, or access easement shall be constructed of or faced with a decorative building material ~~(see Sec. 8.5.4.E)~~ on 100 percent of the façade elevation, excluding doors.
  2. *Side elevation.* Decorative building materials are required on side elevations as follows:
    - a. *Street facing.* A side elevation fronting on or most directly facing public or private street right-of-way, a street easement, or access easement shall be constructed of or faced with a decorative building material on 100 percent of the façade elevation, excluding doors.

- b. *Non-street facing.* An interior side or any other side elevation that does not front on or most directly face public or private street right-of-way, a street easement, access easement, drive-through lane, or parking lot shall be constructed of or faced with decorative building material on 25 feet or 25 percent of the façade elevation, whichever is greater, commencing at the common corner with the front or street facing elevation. The remaining portion of the façade elevation shall be constructed of or faced with **limited** or non-decorative materials with Director of Planning approval.
  - c. *Abutting parking lot or drive-through lane.* A side elevation that abuts a drive-through lane or a parking lot with a parking module width of 40 feet or more on the same or an adjacent or abutting property shall be constructed of or faced with decorative building material on 100 percent of the façade elevation located along the portion of the building adjacent to the parking lot or drive through lane.
  - d. *Other conditions.* All other elevations may be constructed of or faced with limited or non-decorative materials on 100 percent of the façade elevation.
- B. *Decorative building materials.* The decorative materials used for building exterior finishes shall be proven high-quality, durable materials. These materials include:
- 1. Brick, including thin brick;
  - 2. Stone, including cast stone;
  - 3. Portland cement stucco;
  - 4. Architectural masonry units **excluding smooth-face CMU; including split face, weathered face, sandblasted face and ground face blocks;**
  - 5. Glass fiber **and other forms of** reinforced concrete;
  - 6. **Wood or** fiber cement siding; and
  - 7. Glass.
- C. *Limited materials.* The Director of Planning may approve limited use of the below materials or may refer the decision to the Zoning Commission.
- 1. **Vinyl siding provided it is used on no more than 25 percent of a front or street-facing façade; not used on any front or street facing façade;**
  - 2. Embossed or prefinished architectural metal panel (26+ gauge), **which has an appearance of masonry, stucco, or any other appearance that is approved;**
  - 3. Glass curtains used for building window areas, but not occupying more than 60 percent of the ground floor façade or more than 40 percent of upper floor façades.
  - 4. **Wood or imitation wood shingles.**

- 5. **Materials not expressly prohibited in this section.**
- D. *Prohibited materials.* The use of the following building materials for exterior walls, siding, or cladding is prohibited in all districts.
  - ~~1. Prefabricated metal wall panels;~~
  - ~~2.~~ 1. Corrugated metal panel, except as approved by the zoning commission;
  - ~~3.~~ 2. Smooth-faced, unfinished concrete block;
  - ~~4.~~ 3. Metal lapped siding;
  - ~~5.~~ 4. **The use of the following for exterior walls, siding, or cladding is prohibited in all districts:**
    - ~~a. Plywood; and~~
    - 5. ~~b. Plastic.~~
  - 6. **Exterior Insulation and Finishing Systems (EIFS) or any kind of multi-layered, synthetic stucco cladding systems.**

\* \* \*

**ARTICLE 9 – TREE PRESERVATION AND LANDSCAPE REQUIREMENTS**

\* \* \*

**Section 9.2 Land clearing and tree preservation.**

- A. *Purpose.* To preserve existing trees, protect trees during construction, require planting of new or replacement trees, and provide for the remediation of damaged trees.
- B. *Applicability.*
  - 1. A tree removal permit is required prior to the removal of **up to four** protected or heritage trees as defined in this Section.
  - 2. A land clearing permit and tree survey are required prior to the removal of 5 or more trees greater than 6 inches DBH. **The survey must show all protected and heritage trees on the site.**

\* \* \*

**Section 9.3 Landscape requirements.**

\* \* \*

- I. *Parking landscape area.*
  - 1. *Applicability.* Required for new construction and substantial improvement of industrial, commercial, and multifamily properties with ten or more parking spaces. Parking lots shall consist of both endcap planting areas at the end of each parking row **of 12 parking spaces** and interior island

planting areas disbursed throughout the parking lot for maximum shade potential for each 12 parking spaces.

2. *Planting requirement.* Both endcaps and interior island planting areas shall consist of at least 1 large tree and 5 shrubs. Areas not planted with trees or shrubs must be planted with a living vegetative covering.
3. *Location and dimensions.*
  - a. *End cap.* The endcap planting area shall consist of a 100 square foot planting area at the end of each row of 12 parking spaces. When 2 rows of parking abut each other, the 100 square foot endcaps shall be combined into one endcap with a minimum planting area of 200 square feet.
  - b. *Interior island.* The interior island planting area must include a minimum of 200 square feet of planting area for every 12 parking spaces and be dispersed evenly throughout the parking area to provide a consistent shade canopy.
  - c. *Placement.* Trees shall be planted where trunks are a minimum of 30 inches from all curbs, bollards, rear guards, or other permanent parking lot traffic control elements.
4. *Exceptions.* The Department of Planning may approve alternative layouts of the endcap and interior island planting areas to:
  - a. Preserve a heritage or protected tree;
  - b. Retain a cluster of large and small trees and shrubs;
  - c. Accommodate best management practices for stormwater management; or
  - d. Achieve a holistic, integrated landscape plan for the site.

\* \* \*

## ARTICLE 10 SUBDIVISION REGULATIONS

\* \* \*

### Section 10.2 Lots, blocks, and street design standards.

#### Section 10.2.1 Lots and blocks, purpose and minimum standards.

\* \* \*

- C. *Lot development requirements.*
  1. All single dwelling residential development must be platted and constructed with only one primary residential dwelling per lot or record.
  2. Adjacent and contiguous lots of record may be combined for building development only after review and approval by the Planning Commission.

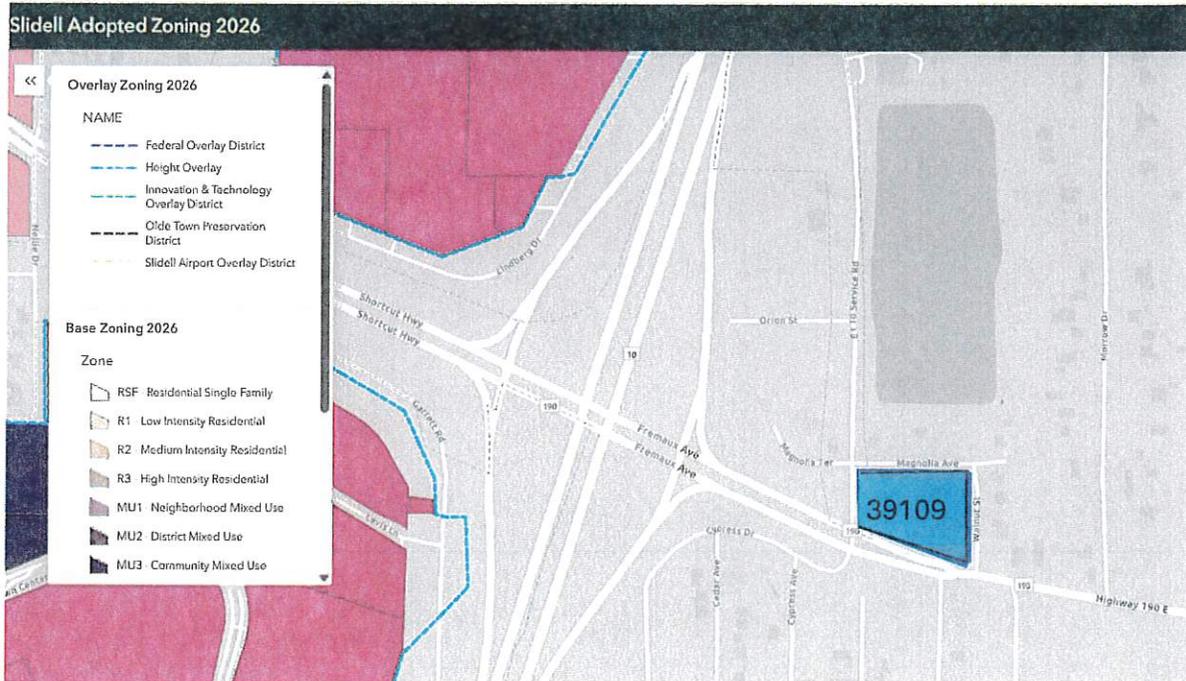
3. No structure may be erected across recorded lot lines unless the lots in question are resubdivided and such resubdivision is recorded with the Clerk of Court.
4. Exceptions to this Section include those developments customarily designed with shared ownership of structures and land in mind, including multi-tenant shopping centers, business complexes, and townhomes ~~or~~ duplexes provided all other requirements of this UDC are met.

\* \* \*

# EXHIBIT B

## TXT2026-0001 - ZONING MAP UPDATES

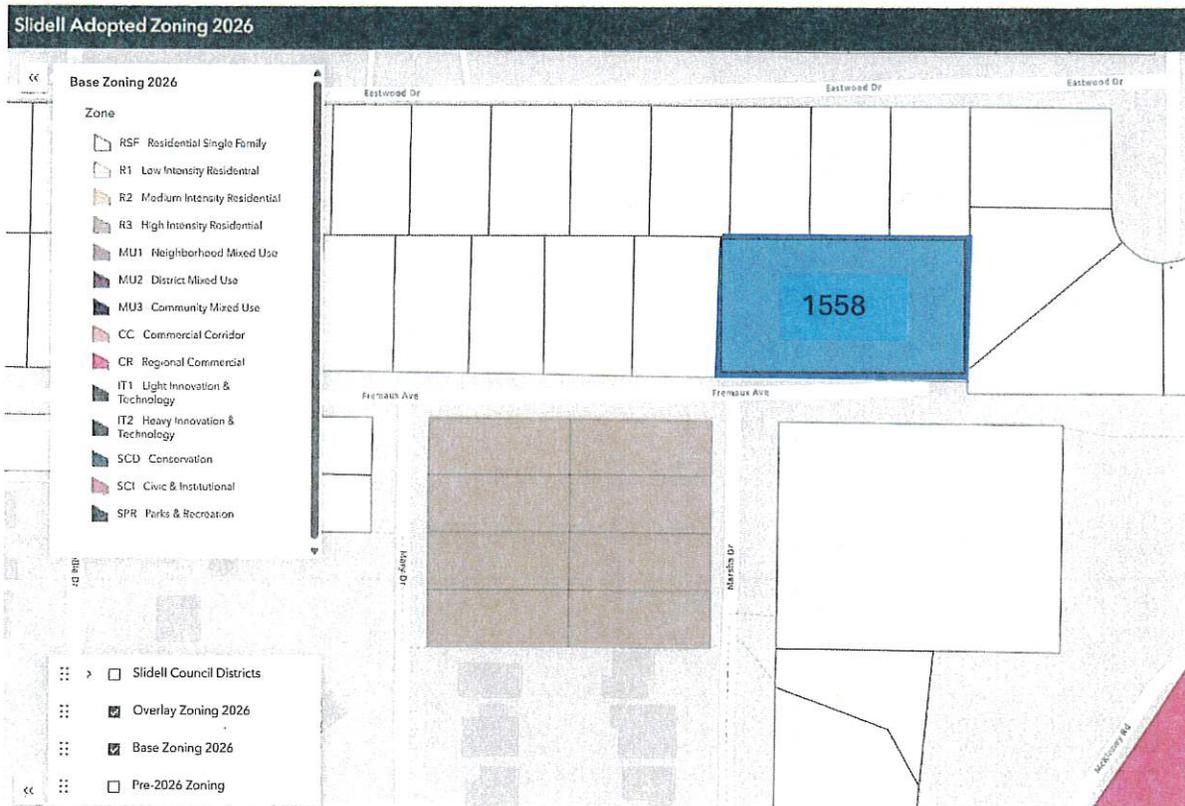
1. A staff request to add 39109 Highway 190 East to Height Overlay District:



This update is to uniformly apply the Height Overlay District along the Interstate 10 corridor.

## EXHIBIT B

2. A staff request to rezone 1558 Fremaux Avenue from RSF Residential Single Family to R3 High Density Residential:



This parcel is now one lot of record, Lot 12A in Pine Shadows North with the municipal address of 1558 Fremaux Avenue. The owner, Marlstone Inc. (Chris Jean, Janice S. Smith) requested a resubdivision of these three lots into one lot of record to allow a duplex development in January 2025. That recordation was completed in March 2025 prior to the rezoning of the city; this lot 12A was sufficiently sized for a duplex development under the previous A-6 zoning.

Per the direction of Councilmember Tamborella, this area of properties was included in the areas designated as RSF (Residential Single Family) which expressly excludes duplexes. It does allow for attached Accessory Dwelling Units but those can only be considered if they don't exceed 900 square feet, which is not the proposed use for this property. There are eight lots across Fremaux Avenue (Tax Parcels ) zoned R3 High Density Residential; Councilmember Tamborella is in favor of rezoning this lot to R3.

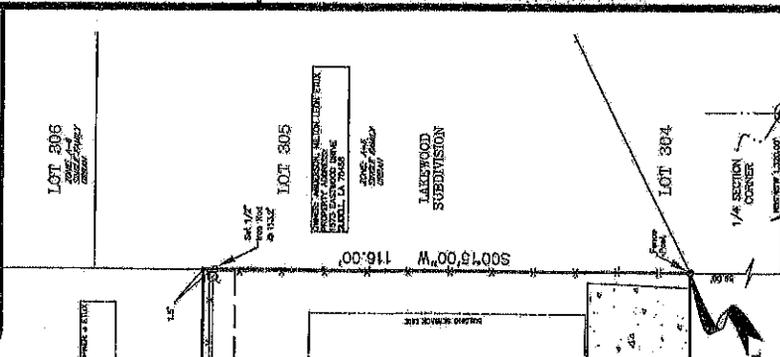
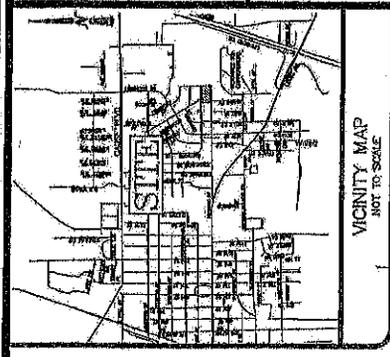
EXHIBIT B



**J.V. Burkes & Associates, Inc.**  
 SURVEYING ENGINEERING & ENVIRONMENTAL  
 1805 SHILOH HILWAY  
 SUITE 10100, SUITE 7008  
 SHREVEPORT, LOUISIANA 70508  
 PHONE 855-94-2025 FAX 855-94-1814  
 E-mail: jvb@jvb.com

**A RESUBDIVISION PLAT OF  
 LOTS 12, 13, & 14 INTO LOT 12A, PINE  
 SHADOWS NORTH S/D LOCATED IN SECTION 11, T-9-S, R-14-E,  
 ST. TAMMANY PARISH, LOUISIANA**  
 SOUTHEAST INVESTMENT, INC.

DATE	02/15/2025
DRAWN BY	JVL
CHECKED BY	JVL
DWG. NO.	20250045
SHEET	1 OF 1



**OWNER: MARLSTONE INC**  
 ADDRESS: BITES US HWY 11  
 SUITE 101, SUITE 7008  
 SHREVEPORT, LA 70508

**APPROVED:**  
 [Signature]  
 TITLE: [Title]  
 DATE: [Date]

**LOT 12A**  
 0.671 ACRES  
 LOT 13  
 LOT 14

**LEGAL DESCRIPTION:**  
 A certain parcel of land, being more particularly described as follows: To-wit: 1/2 of the North 1/4 of Section 11, Township 9 South, Range 14 East, Parish of St. Tammany, Louisiana, containing 1.342 acres, more or less, as shown on the plat of the Pine Shadows North S/D, recorded in the Public Land Office of the Parish of St. Tammany, Louisiana, on this 15th day of February, 2025, and the Part of the same.

**OWNER:** [Name]  
**DATE:** [Date]

**GRAPHIC SCALE**  
 1" = 200' (IN FEET)  
 1 inch = 200 ft.

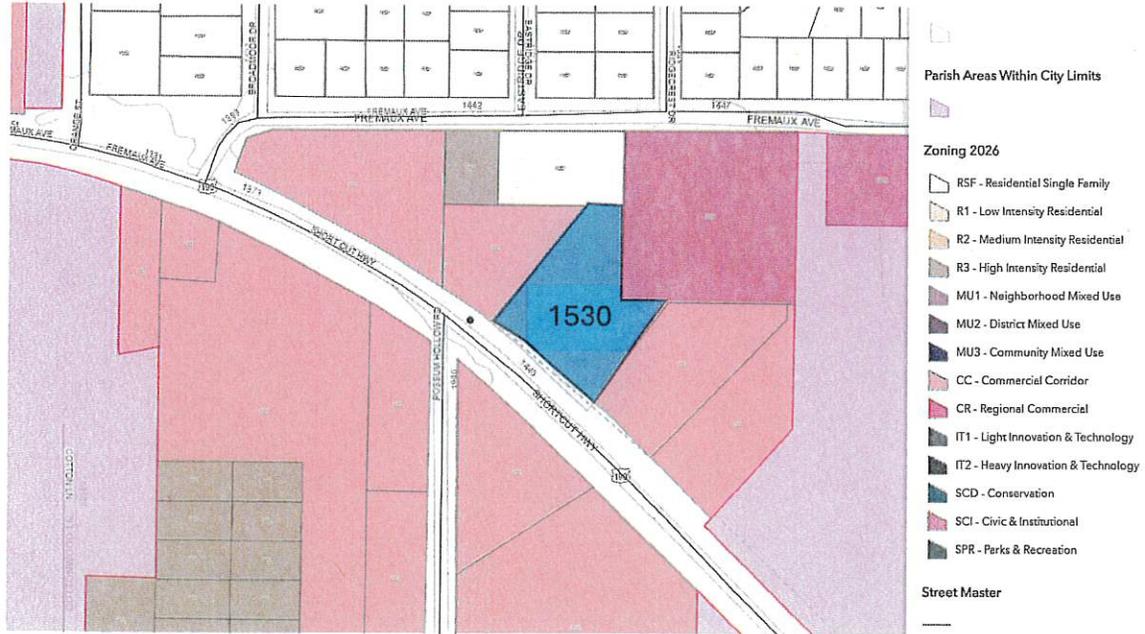
**GENERAL NOTES:**  
 1. THE LOCATIONS OF UNDEVELOPED UTILITIES AS SHOWN HEREON ARE BASED ON RECORDS ON FILE IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, AND ARE NOT TO BE CONSIDERED AS GUARANTEED OR WARRANTED BY THE SURVEYOR. LOCATIONS OF UTILITIES ARE INDICATED BY THE SYMBOLS TO LOCATE BARRIED UTILITIES OR STRUCTURES.  
 2. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 3. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 4. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 5. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 6. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 7. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 8. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 9. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.  
 10. THE LOCATION OF THE PINE SHADOWS NORTH S/D AND PINE SHADOWS SOUTH S/D ARE SHOWN ON THE PLAT OF THE PINE SHADOWS NORTH S/D, RECORDED IN THE PUBLIC LAND OFFICE OF THE PARISH OF ST. TAMMANY, LOUISIANA, ON THIS 15th DAY OF FEBRUARY, 2025.

**OWNER:** [Name]  
**DATE:** [Date]

**LEGAL DESCRIPTION:**  
 A certain parcel of land, being more particularly described as follows: To-wit: 1/2 of the North 1/4 of Section 11, Township 9 South, Range 14 East, Parish of St. Tammany, Louisiana, containing 1.342 acres, more or less, as shown on the plat of the Pine Shadows North S/D, recorded in the Public Land Office of the Parish of St. Tammany, Louisiana, on this 15th day of February, 2025, and the Part of the same.

## EXHIBIT B

3. A staff request to add 1530 Shortcut Highway to the official zoning map as CC Commercial Corridor:



As case number Z24-02/Z24-02, this 1.2 acre parcel was annexed into the City by Ordinance 4163 on 23 April 2024 as C-4 Highway Commercial, but the City's official map was not updated to include this parcel prior to UDC adoption.

EXHIBIT B

1 Introduced March 26, 2024, by Councilman  
2 Tamborella, seconded by Councilwoman  
3 Haggerty, (by request of Administration)

4 **Item No. 24-03-3516**

5  
6 **ORDINANCE NO. 4163**

7  
8 An ordinance annexing into the City of Slidell 1.24 acres located 1530 Shortcut  
9 Hwy, and establishing its City zoning classification as C-4 Highway Commercial (Cases  
10 A24-02 and Z24-02).

11 WHEREAS, the Slidell City Council received a petition from Solid Investments  
12 LLC to annex into the City of Slidell the 1.24 acres of property it owns located at 1530  
13 Shortcut Hwy, identified as Parcel A, and establish its City zoning classification as C-4  
14 Highway Commercial; and  
15  
16

17 WHEREAS, the property is contiguous with other City properties being 100%  
18 adjacent with the City; and  
19

20 WHEREAS, on November 28, 2023, the St. Tammany Parish Registrar of  
21 Voters certified that the property has zero registered voters; and  
22

23 WHEREAS, the property is undeveloped; and

24 WHEREAS, the property is currently zoned by the Parish as NC-1 Professional  
25 Offices; and  
26

27 WHEREAS, for the purpose of the Sales Tax Enhancement Plan, the property  
28 is undeveloped commercial land and does not need concurrence from the Parish; and  
29

30 WHEREAS, the Slidell Director of Planning duly advertised and the Planning  
31 and Zoning Commissions held public hearings on March 18, 2024 for Cases A224-02 and  
32 Z24-02.  
33

34 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does  
35 hereby annex into the City of Slidell, into Council District C, that certain property located at  
36 1530 Shortcut Hwy, identified as Parcel A, consisting of 1.24 acres as shown on a survey  
37 map for property owners prepared by JV Burkes & Associates Inc., Professional Land  
38  
39

EXHIBIT B

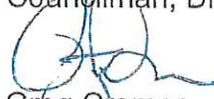
1 **ORDINANCE NO. 4163**  
2 **ITEM NO. 24-03-3516**  
3 **PAGE 2**

4  
5 Surveyor, and as described in the Slidell Planning Department Staff Report for cases A24-  
6 02 and Z24-02, establishing the parcel City zoning classification as C-4 Highway  
7 Commercial.  
8

9  
10 **ADOPTED** this 23<sup>rd</sup> day of April, 2024.

11 

12  
13 Kenny Tamborella  
14 President of the Council  
15 Councilman, District E

16   
17 Greg Cromer  
18 Mayor

19  
20 

21 Thomas P. Reeves  
22 Council Administrator

23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

DELIVERED	4/25/24
8:00 am	to the Mayor
RECEIVED	4/30/24
3:30 pm	from the Mayor

1 Introduced March 24, 2026, by Councilwoman  
2 Haggerty

3  
4 **Item No. 26-03-3638**

5 **ORDINANCE NO.**

6  
7 An ordinance amending Ordinance No. 3594 to allow St. Tammany Parish  
8 Hospital Service District No. 2, dba Slidell Memorial Hospital, to relocate its Fitness Park  
9 and to provide for ancillary matters in connection therewith.

10 WHEREAS on January 11, 2010, the Council adopted Ordinance No. 3594,  
11 involving the revocation of the 12<sup>th</sup> street right of way from Gause Boulevard to Florida  
12 Avenue to facilitate expanded emergency services at Slidell Memorial Hospital; and  
13

14  
15 WHEREAS one of conditions tied to the revocation was the construction and  
16 maintenance by Slidell Memorial Hospital of a public Fitness Park at various properties it  
17 owns along 11<sup>th</sup> Street; and  
18

19  
20 WHEREAS Slidell Memorial Hospital wishes to relocate its 11<sup>th</sup> Street Fitness  
21 Park to property it owns along, and off of, Broadmoor Drive between Gause Boulevard and  
22 Florida Avenue, and the City is agreeable to such a change, subject to the conditions set  
23 forth below.  
24

25  
26 NOW THEREFORE, the Slidell City Council, in legal session convened does  
27 hereby amend Ordinance No. 3594 as follows:  
28

29  
30 The requirement for the construction and ongoing maintenance of a public  
31 Fitness Park may be fulfilled by the construction and maintenance (through at least the  
32 year 2045) by Slidell Memorial Hospital of a relocated Fitness Park on a portion of Lot 7A,  
33 Square 1, Broadmoor Park Subdivision, Slidell, Louisiana; the Park area measuring  
34 approximately 200 feet fronting Broadmoor Drive by a depth of 150 feet, subject to  
35 compliance with all planning and zoning requirements and all requisite permitting. Should  
36 the Fitness Park be relocated, any new use of the previous park location must comply with  
37 all planning and zoning requirements and all requisite permitting.  
38  
39

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

**ORDINANCE NO.**  
**ITEM NO. 26-03-3638**  
**PAGE 2**

**ADOPTED** this    day of    , 2026.

Nick DiSanti  
President of the Council  
Councilman, District D

Randy Fandal  
Mayor

Thomas P. Reeves  
Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **RESOLUTION R26-10**

5  
6 A resolution confirming administrative hearing officers for the administrative  
7 hearing process set forth in the City's Code of Ordinances.

8  
9 WHEREAS, Ordinance 4258 amended the City's Code of Ordinances to  
10 establish a process for the administrative adjudication of certain ordinance violations as  
11 civil matters; and

12  
13 WHEREAS, the appointment and confirmation of one or more administrative  
14 hearing officer is required for this process, as such a person is the one to conduct and  
15 make decisions at these administrative hearings; and

16  
17  
18 WHEREAS, the Mayor appointed, for confirmation by the council, Louisiana  
19 attorneys Scott J. Spivey and Harold A. Buchler III to serve as administrative hearing  
20 officers for the City; and

21  
22  
23 WHEREAS, Scott J. Spivey and Harold A. Buchler III meet the qualifications  
24 set forth in Section 2-604 of the Code to serve as administrative hearing officers and are  
25 willing to so serve.

26  
27  
28 NOW THEREFORE, BE IT RESOLVED by the Slidell City Council, in legal  
29 session convened, that attorneys Scott J. Spivey and Harold A. Buchler III are confirmed to  
30 serve as administrative hearing officers for the administrative hearing process set forth in  
31 the City's Code of Ordinances, and the Mayor of the City of Slidell is authorized to enter  
32 into an engagement to provide for the payment of reasonable compensation for their  
33 services, whether directly or through the juridical entity through which they operate.  
34  
35  
36  
37  
38  
39

1  
2 **RESOLUTION R26-10**  
3 **PAGE 2**

4  
5  
6 **ADOPTED** this day of , 2026.  
7  
8

9  
10  
11  
12 Nick Disanti  
13 President of the Council  
14 Councilman, District D

15  
16 Thomas P. Reeves  
17 Council Administrator  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

1 Introduced March 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield

3 **RESOLUTION R26-11**  
4

5 A resolution announcing a formal review of the City of Slidell's Home Rule  
6 Charter by the Slidell City Council.

7  
8 WHEREAS, the City of Slidell operates under a Home Rule Charter form of  
9 government; and

10  
11 WHEREAS, the City's Home Rule Charter was most recently amended in  
12 2023; and

13  
14 WHEREAS, the Council believes it is important to again review the Charter to  
15 determine if further amendments for public vote are advisable; and

16  
17 WHEREAS, the Council desires to announce herein this formal Charter review  
18 and to set its first special Charter review meeting, which meeting shall be an open  
19 meeting.  
20  
21

22 NOW THEREFORE, BE IT RESOLVED by the Slidell City Council, in legal  
23 session convened, to hereby announce the Council's intent to commence a formal review  
24 of the City of Slidell's Home Rule Charter. The Council hereby calls its first special Charter  
25 review meeting for Tuesday, March 31, 2026, at 6:30pm in the Council Chambers, 2045  
26 Second St., Suite 319, Slidell, LA 70458. Said meeting shall be open to the public. The full  
27 Council shall serve as the review body.  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

1  
2 **RESOLUTION R26-11**  
3 **PAGE 2**

4 **ADOPTED** this day of , 2026.  
5  
6

7  
8 Nick Disanti  
9 President of the Council  
10 Councilman, District D

11 Thomas P. Reeves  
12 Council Administrator  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

City of Slidell  
 Fiscal Year 2025 - 2026  
 Recommendation for Reallocation



TO: Michael Noto, Chief Administrative Officer

FROM: Blair Ellinwood, Director of Finance

DATE: 3/11/2026

SUBJECT: To reallocate funds for a card printer

JUSTIFICATION: After working with the current card printer, it has been determined that it does not print accurately. Therefore, the Human Resources Department has requested the purchase of a new printer by reallocating funds from completed projects

The following is recommended:

Coding	Account Description	Type of Account	Increase	Decrease
92110-85008	Machinery & Equipment	Expenditure	5,000	
92020-62059	Professional Services	Expenditure		4,231
92190-85008-0236	Containment Boom	Expenditure		769
<b>Change on fund balance</b>			<b>\$</b>	<b>-</b>

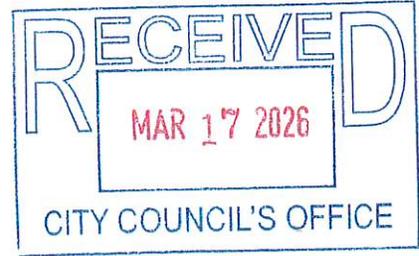
Notes:

The above items will be incorporated into the FY 2026 2nd supplemental budget

If you concur, please sign below and forward this to the council for their review.

Approved

City of Slidell  
 Fiscal Year 2025 - 2026  
 Recommendation for Reallocation



TO: Michael Noto, Chief Administrative Officer

FROM: Blair Ellinwood, Director of Finance

DATE: 3/11/2026

SUBJECT: To reallocate funds to the culvert program

JUSTIFICATION: *To move funding from drainage to the culvert program.*  
*R&M Drainage - \$818,472*

The following is recommended:

<u>Coding</u>	<u>Account Description</u>	<u>Type of Account</u>	<u>Increase</u>	<u>Decrease</u>
92270-71041	R&M - Culverts	<i>Expenditure</i>	50,000	
92230-71038	R&M - Drainage	<i>Expenditure</i>		50,000
<i>Change on fund balance</i>			<u>\$</u>	<u>-</u>

Notes:  
 The above items will be incorporated into the FY 2026 2nd supplemental budget

If you concur, please sign below and forward this to the council for their review.

Approved

City of Slidell  
 Fiscal Year 2025 - 2026  
 Recommendation for Reallocation



TO: Michael Noto, Chief Administrative Officer  
 FROM: Blair Ellinwood, Director of Finance  
 DATE: 3/11/2026

SUBJECT: To reallocate funds from outdated accounts and completed projects to priority needs.

JUSTIFICATION: *The Police Department is cleaning up outdated accounts and closing completed projects. They are also removing the metal building project and reallocating those funds to building improvements at the Police Training Academy. The academy requires renovations and repairs, including updates to the bathrooms, training room, and portable trailers.*

*In addition, funding is being reallocated from the undesignated fund balance to the vehicles account to replace aging vehicles and equip new police vehicles.*

*The department is also removing the 911 console from the budget because funding has been secured through another source to purchase the new 911 radio console. The funds originally designated for this purpose will instead be transferred to the firearms account to replace aging Glock duty service weapons.*

*Undesignated - \$3,218,200*

The following is recommended:

Coding	Account Description	Type of Account	Increase	Decrease
26003-85007	Furniture	Expenditure	6,203	
26003-51903	Radio Communications	Expenditure		2,201
26003-51905	Appliances	Expenditure		393
26003-51915	Jail Equipment	Expenditure		1,758
26003-51919	Building Improvements	Expenditure		1,851
26003-85003-New	Police Academy building improvements	Expenditure	150,000	
26003-85003-0145	Metal Building @ Academy	Expenditure		150,000
26003-85009	Vehicles	Expenditure	600,000	
26003-85999	Undesignated	Expenditure		600,000
26003-85019	Firearms	Expenditure	120,000	
26003-85008-0082	911 Radio Console	Expenditure		120,000
			<b>Change on fund balance</b>	<b>\$ -</b>

Notes:  
 The above items will be incorporated into the FY 2026 2nd supplemental budget

If you concur, please sign below and forward this to the council for their review.

Approved

City of Slidell  
 Fiscal Year 2025 - 2026  
 Recommendation for Reallocation



TO: Michael Noto, Chief Administrative Officer  
 FROM: Blair Ellinwood, Director of Finance  
 DATE: 3/11/2026  
 SUBJECT: To reallocate funds for overlap due to retirements

JUSTIFICATION: *The City currently has two employees who have submitted notice of retirement. Funding is being added for salaries and benefits to allow for an overlap period to facilitate training and knowledge transfer.*

*The following is recommended:*

Coding	Account Description	Type of Account	Increase	Decrease
10070-61004	Salaries	<i>Expenditure</i>	5,200	
10070-61012	Pension	<i>Expenditure</i>	1,560	
10070-61018	Medicare	<i>Expenditure</i>	75	
10070-61015	Insurance	<i>Expenditure</i>	1,000	
31310-61004	Salaries	<i>Expenditure</i>	4,500	
31310-61012	Pension	<i>Expenditure</i>	1,350	
31310-61018	Medicare	<i>Expenditure</i>	65	
31310-61015	Insurance	<i>Expenditure</i>	1,000	
319992-45010	Transfer from GF	<i>Revenue</i>	6,915	
109992-45031	Transfer to Airport	<i>Expenditure</i>	6,915	
10001-31921	Interest	<i>Revenue</i>	14,750	
<b>Change on fund balance</b>			<b>\$</b>	<b>-</b>

Notes:  
 The above items will be incorporated into the FY 2026 2nd supplemental budget

If you concur, please sign below and forward this to the council for their review.

Approved *Randy Ardel*

City of Slidell  
 Fiscal Year 2025 - 2026  
 Recommendation for Reallocation



TO: Michael Noto, Chief Administrative Officer  
 FROM: Blair Ellinwood, Director of Finance  
 DATE: 3/11/2026  
 SUBJECT: To reallocate funds to hire a third party to update the Human Resources Policy Manual

**JUSTIFICATION:** *Updating the City's Human Resources Policy Manual is a priority to ensure that policies remain current, legally compliant, and aligned with the City's operations. Employment laws and regulations frequently change, and an updated manual helps reduce legal risks while reflecting organizational changes, including new roles, reporting structures, and procedures. A current manual also promotes consistent application of policies across departments, improves employee understanding of workplace expectations and benefits, and supports recruitment and retention by demonstrating the City's commitment to fair and professional practices. Additionally, updating the manual allows the City to incorporate best practices. The City will reallocate from completed projects.*

*undesignated - \$33,099*

*The following is recommended:*

<u>Coding</u>	<u>Account Description</u>	<u>Type of Account</u>	<u>Increase</u>	<u>Decrease</u>
92110-62059-NEW	HR Policy Update	<i>Expenditure</i>	35,000	
20420-50126	02 Policies & Procedures Manual	<i>Expenditure</i>		20,000
209992-95092	Transfer out to City Capital	<i>Expenditure</i>	20,000	
929992-45020	Transfer in from Sales Tax	<i>Revenue</i>	20,000	
92020-62059	Professional Services	<i>Expenditure</i>		2,706
92170-85008	Machinery & Equipment	<i>Expenditure</i>		1,454
92220-85020-0117	Fleet Maintenance Software	<i>Expenditure</i>		2,415
92002-85999	undesignated	<i>Expenditure</i>		8,425
<b>Change on fund balance</b>			<u>\$</u>	<u>-</u>

Notes:

The above items will be incorporated into the FY 2026 2nd supplemental budget

If you concur, please sign below and forward this to the council for their review.

Approved



Interoffice  
MEMORANDUM

---

Date: March 6, 2026  
To: Mike Noto, Chief of Staff  
From: Blaine Clancy, P.E., City Engineer *BC*  
RE: JSP Pickleball Sound Curtains  
Cobalt Construction, Inc.  
Slidell Job No. 1800-79

The above-referenced project is complete. The Engineering Department recommends acceptance by the City Council.

If you concur, please sign below and forward this to the council to be placed on the agenda.

*Michael Noto*  
\_\_\_\_\_  
Mike Noto, Chief of Staff

cc: Thomas Schneidau, City Attorney

BC/kc

1 Introduced February 10, 2026, by  
2 Councilwoman Denham

3  
4 **Item No. 26-02-3627**

5 **ORDINANCE NO.**

6  
7 An ordinance making an honorary designation of Carey Street, between Front  
8 Street and Pontchartrain Drive, in Slidell, LA as Dr. Gerry Hinton Memorial Road.

9  
10 WHEREAS, Dr. Gerry Hinton, a beloved husband, father, and chiropractor,  
11 was a distinguished member of the Slidell community; and

12  
13 WHEREAS, Dr. Hinton was also a dedicated public servant, having served for  
14 16 years as a Slidell city councilman and, later, as a three-term Louisiana state senator;  
15 and  
16

17  
18 WHEREAS, Dr. Hinton was a major proponent for, and instrumental in, the  
19 adoption of a chiropractic licensing act in Louisiana, and he sat for 9 years on the  
20 Louisiana Board of Chiropractic Examiners; and

21  
22 WHEREAS, Dr. Hinton was also a veteran of the U.S. Army, having served in  
23 the Korean War; and  
24

25  
26 WHEREAS, Dr. Hinton passed away on July 2, 2000, after a battle with lung  
27 cancer; and  
28

29  
30 WHEREAS, it is fitting to honor the memory and legacy of Dr. Hinton by  
31 making an honorary designation of a portion of Carey Street in Slidell, LA—a street on  
32 which Dr. Hinton maintained an office—as Dr. Gerry Hinton Memorial Road.  
33

34  
35 NOW THEREFORE, BE IT ORDAINED by the Slidell City Council, in legal  
36 session convened, that Carey Street, between Front Street and Pontchartrain Drive, in  
37 Slidell, LA is hereby further designated as Dr. Gerry Hinton Memorial Road, and such  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-02-3627**  
3 **PAGE 2**

4 honorary designation shall be evidenced by appropriate street signage provided by the  
5  
6 City.

7  
8 **BE IT FURTHER ORDAINED** that this honorary designation shall not alter the  
9 official mailing address of parcels on Carey Street with respect to the records of any public  
10 body or agency, including the St. Tammany Parish Registrar of Voters, the St. Tammany  
11 Parish Assessor, and the United States Postal Service, the Carey Street name to survive.  
12

13  
14 **ADOPTED** this day of , 2026.  
15  
16  
17

18 Nick DiSanti  
19 President of the Council  
20 Councilman, District D  
21

22 Randy Fandal  
23 Mayor  
24

25 Thomas P. Reeves  
26 Council Administrator  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>

1 Introduced February 24, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-02-3628**

5 **ORDINANCE NO.**

6  
7 An ordinance declaring certain property of the City of Slidell surplus and  
8 setting the method of disposing same.  
9

10 WHEREAS, the City of Slidell, as part of its standard practices, has reviewed  
11 its assets and the condition of same so as to determine what tangible, non-consumable  
12 movable property is no longer needed for public purposes and should be declared surplus  
13 property.  
14  
15

16 NOW THEREFORE, BE IT ORDAINED by the Slidell City Council that the  
17 property listed on the attached Exhibit A (consisting of twelve (12) pages), incorporated  
18 herein with minimum values, is no longer needed by the City of Slidell for public purposes  
19 and is hereby declared surplus, to be sold at public auction or private sale or donated, as  
20 may be allowed by law.  
21  
22  
23

24 BE IT FURTHER ORDAINED that the date, time, and place of any public sale  
25 of said property is to be fixed by the Mayor of Slidell, who shall also establish the method  
26 of payment and other specifications for bidders, including the deadline for removal of  
27 property.  
28  
29  
30

31 BE IT FURTHER ORDAINED that the Mayor of the City of Slidell is authorized  
32 to execute any and all documents necessary to effectuate the above.  
33

34 BE IT FINALLY ORDAINED that this ordinance shall be effective upon  
35 adoption.  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-02-3628**  
3 **PAGE 2**

4  
5 **ADOPTED** this day of , 2026.  
6

7  
8 Nick DiSanti  
9 President of the Council  
10 Councilman, District D

11  
12 Randy Fandal  
13 Mayor

14  
15 Thomas P. Reeves  
16 Council Administrator

17 DELIVERED

*to the Mayor*

18 RECEIVED

*from the Mayor*

19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39

EXHIBIT A

City of Slidell  
2026 Surplus List

Department	Asset #	Class	Qty.	Description	Vin or Serial Number	Reason	Condition	Min Bid Amount
Finance		Office Supplies	1	Binders (lot)		Not Needed	Good	1.00
Finance		Equipment	1	Water Cooler		broken	Poor	1.00
Finance		Office Supplies	1	Calculators (lot)		broken	Poor	1.00
Finance		Office Equipment	1	Electric Heater		broken	Poor	1.00
Finance		Office Equipment	1	Shredder		broken	Poor	1.00
Finance		Office Equipment	1	Mesa Safe Company MBF2620 Combination Lock	16-000570	hard to unlock	Fair	1.00
Finance		Office Equipment	1	Black & Decker Coffee Maker		Carafe missing	Fair	1.00
Sewer	3481	M&E	1	2012 PIONEER PP66S12L BYPASS PUMP	6946	Not Needed	Fair	1,000.00
Sewer	3664	M&E	1	2017 PREMIER PUMP 4NNTL-VP-3CE1-T BYPASS PUMP	170621	Not Needed	Poor	1,500.00
Sewer	3406	M&E	1	2009 MAGNUM.MTG55SF/STD2 BYPASS PUMP	940304	Not Needed	Poor	1,000.00
Sewer	3307	Vehicle	1	2007 INTERNATIONAL 4300 DUMP TRUCK	1HTMMAAN57H427601	Not Needed	Poor	5,000.00
Sewer	3289	Vehicle	1	2006 CASE 590SM-2 BACKHOE	N6C420662	Not Needed	Poor	5,000.00
Sewer	3692	Vehicle	1	2017 CASE 590SN BACKHOE	JJGN59SNKHC746375	Not Needed	Poor	5,000.00
Sewer	3660	Vehicle	1	2017 FORD F-150	1FTEX1CF9HFA12955	Bad Transmission	Poor	1,500.00
Sewer	3396	Vehicle	1	2009 FORD F-550	1FDAW56Y19EA01957	Replaced	Poor	1,500.00
Sewer	3485	Vehicle	1	2012 FORD F-350	1FT8W3C62CEA45337	Replaced	Poor	1,500.00
Sewer	3364	Vehicle	1	2007 FORD LCF L55 PIPERHUNTER SEWER CLEANER FLUSH TRUCK	3FRML55Z87V634268	Replaced	Poor	1,500.00
Sewer	3462	Vehicle	1	2010 FREIGHTLINER M2 L06V VACCON BASIN CLEANER TRUCK	1FVHC3BSXBDAY5813	Replaced	Poor	5,000.00
Water	3559	M&E	1	2014 CORNELL 6NNT-RP-EM16-4 BYPASS PUMP	12345678910111213	Not Needed	Fair	1,000.00
Water	3518	Vehicle	1	2013 FORD F-150	1FTMF1CF4DKD29297	Replaced	Poor	1,500.00
Water	3308	Vehicle	1	2007 INTERNATIONAL 4300 DUMP TRUCK	1HTMMAAN77H427602	Not Needed	Poor	5,000.00
Water	3619	Vehicle	1	2015 CASE 590SN BACKHOE	JJGN59SNVFC724281	Not Needed	Poor	5,000.00
ST BRDGS DRAINS	3087	Vehicle	1	2002 FORD F-450	1FDXF46S12EA81430	Not Needed	Poor	1,500.00
ST BRDGS DRAINS	3212	Vehicle	1	2004 GRADALL XL3100	3120072	Too Costly to repair	Poor	5,000.00

ST BRDGS DRAINS	3609	Vehicle	1	2015 MATE DUMP TRAILER	IM9F50434FFH036932	Not Needed	Good	10,000.00
ST BRDGS DRAINS	3410	Vehicle	1	2009 FORD F-150	IFTRF14W89KE23038	Replaced	Poor	1,000.00
ST BRDGS DRAINS	3438	Vehicle	1	2010 FORD F-250	IFTNF2B52AEA39878	Replaced	Poor	1,000.00
ST BRDGS DRAINS	2164	Vehicle	1	1996 INTERNATIONAL 4700	IHSSCABNZTH379997	Replaced	Poor	2,500.00
ST BRDGS DRAINS	2695	Vehicle	1	2000 INTERSTATE G44TDL	1JKGTL444YA000502	Replaced	Poor	2,500.00
ST BRDGS DRAINS	3295	Vehicle	1	2003 MELROE BOBCAT 430H	563012564	Replaced	Poor	2,500.00
ST BRDGS DRAINS	3221	Vehicle	1	2000 FORD F-250	IFTNE21556EA91868	Replaced	Poor	1,000.00
ST BRDGS DRAINS	3294	Vehicle	1	2006 FORD F-250	1FDNF205X7EA02181	Replaced	Poor	1,000.00
ST BRDGS DRAINS	3291	Vehicle	1	2007 STERLING SL7501 BASIN CLEANER TRUCK / VAC-CON	2FZAAJDC57AX53306	Replaced	Poor	1,000.00
ST BRDGS DRAINS	3169	Vehicle	1	2004 FORD F-250	IFTNE21S34EC64970	Replaced	Poor	1,000.00
ST BRDGS DRAINS	3514	Vehicle	1	2013 FORD F-150	IFTMF1CF6DKD29298	Replaced	Poor	1,000.00
ST BRDGS DRAINS	0281	Vehicle	1	1992 HOMEMADE UTILITY TRAILER	TST520797SPLA	Replaced	Poor	500.00
ST BRDGS DRAINS	3269	Vehicle	1	2007 TARGET PRO66 CONCRETE SAW	485179	Not Needed	Good	1,500.00
ST BRDGS DRAINS	3270	Vehicle	1	2007 TARGET PRO66 CONCRETE SAW	485180	Not Needed	Good	1,500.00
Vehicle Maint.	3173	Vehicle	1	2004 FORD F-150	2FTRF17W34CA63369	Replaced	Poor	1,000.00
Treatment		M&E	1	Camera Stand MX2000		Obsolete	Fair	5.00
Treatment		M&E	1	Panasonic Camcorder with bao PV-L3530		Obsolete	Fair	5.00
Treatment		M&E	1	Fisher & Porter Chlorine Detector 17CA1010A	8211A017157	Obsolete	Fair	11.00
Treatment		M&E	1	Fisher & Porter Chlorine Detector 17CA1010A	841085830/1/B1	Obsolete	Fair	11.00
Treatment		M&E	1	Fisher & Porter Chlorine Detector 17CA1010A		Obsolete	Fair	11.00
Treatment		M&E	1	Fisher & Porter Cell Assy Detector	617B046U01	Obsolete	Fair	11.00
Treatment		M&E	1	Fisher & Porter Chlorine Detector O-Ring		Obsolete	Fair	11.00
Treatment		M&E	2	Severn Trent Services Capitol Control		Obsolete	Fair	11.00
Treatment		M&E	1	Chlorine Detector Electrical Board	622B007U01	Obsolete	Fair	11.00
Treatment		M&E	1	Chlorine Detector Electrical Board	686B236U01	Obsolete	Fair	11.00
Treatment		M&E	1	Fisher & Porter Analyzer Board P.C. Assy.	686B528U01	Obsolete	Fair	11.00
Treatment		M&E	1	TB Woods SF Flange 115 x 2 3/8	192405	Obsolete	Fair	1.00
Treatment		M&E	1	TB Woods SF Flange 115 x 2 3/4	192495	Obsolete	Fair	1.00
Treatment		M&E	1	MSA Sensing Head Digester #2	473693	Obsolete	Fair	1.00
Treatment		M&E	1	Siemens 100A/600V/3 pole_CED63B100		Obsolete	Fair	50.00
Treatment		M&E	1	Gorman Rupp Back Cover Rotating Assy O-Ring S-1674		Obsolete	Fair	1.00
Treatment		M&E	2	Gorman Rupp Back Cover Buna CTD O-Ring 25152-273		Obsolete	Fair	1.00

Treatment	M&E	2	Gorman Rupp Bearing Cap Gasket 38683-473 18000	Obsolete	Fair	1.00
Treatment	M&E	1	Gorman Rupp Buna CTD O-Ring 25152-453	Obsolete	Fair	1.00
Treatment	M&E	1	Gorman Rupp Wear Plate STLN0612 15990	Obsolete	Fair	1.00
Treatment	M&E	1	Gorman Rupp Gasket 6" 25113-036	Obsolete	Fair	1.00
Treatment	M&E	1	Gorman Rupp Gasket 4" 11402G 19370	Obsolete	Fair	1.00
Treatment	M&E	2	Gorman Rupp In House O-Ring 25154-026	Obsolete	Fair	1.00
Treatment	M&E	2	G.E. Breaker IEC 36030 WL 30amp	Obsolete	Fair	1.00
Treatment	M&E	1	Gorman Rupp Seal Plate Gasket 12350G-2000	Obsolete	Fair	1.00
Treatment	M&E	1	Regal Regulator Repair Kit SPK-256/756	Obsolete	Fair	2.00
Treatment	M&E	1	Regal VR-130	Obsolete	Fair	2.00
Treatment	M&E	1	Regal CL-16 Regulator Kit	Obsolete	Fair	2.00
Treatment	M&E	1	Regal S-403 O-Ring	Obsolete	Fair	2.00
Treatment	M&E	1	RK-VRS 65 SO2	Obsolete	Fair	2.00
Treatment	M&E	1	RK-VR 56 Cl2	Obsolete	Fair	2.00
Treatment	M&E	1	G.E. Breaker 30amp	Obsolete	Fair	5.00
Treatment	M&E	2	American Access Circuit Board 30-021-B1000	Obsolete	Fair	13.00
Treatment	M&E	1	American Access Keypad 35-001-030	Obsolete	Fair	7.00
Treatment	M&E	1	Thermometer 288-08- Expansion Tank	Obsolete	Fair	1.00
Treatment	M&E	1	Thermometer Stern SP-TE9140307	Obsolete	Fair	1.00
Treatment	M&E	4	G.E. Coil 15D22G002	Obsolete	Fair	1.00
Treatment	M&E	1	Interscan Sample Pump 443-0001 Binaca Bp202-1 Cl2 Detector	Obsolete	Fair	1.00
Treatment	M&E	5	AGM Power Supply TA-4552-1	Obsolete	Fair	1.00
Treatment	M&E	1	Allen Bradley Coil GA473	Obsolete	Fair	5.00
Treatment	M&E	1	AGM Intraator 5810-1 4/20 TA4011-10	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Resistance Isolator 8939-2 4/20 TA 4003-2	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Intraator 1106-1 4/20 TA4011-10	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Resistance Isolator 5046-2 4/20 TA 4003-2	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Resistance Isolator 5046-2 4/20 TA 4003-2	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Isolator 4000-22 5905-3 4/20 TA 4000-22	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Resistance Transmitter 7619-1 4/20 TA 4003-4	Obsolete	Fair	2.00
Treatment	M&E	1	AGM Resistance Transmitter 5046-3 4/20 TA 4003-4	Obsolete	Fair	2.00
Treatment	M&E	1	Ferris Mower IS 500Z 44"	Obsolete	Fair	100.00
Recreation	6044	1	Whirlmatic VS20 Floor Burnishers W/6	Unable to control	Fair	1.00
Council	7306	1	Audio Visual Stand alone encoder w/ 2 9"	Obsolete	Fair	1.00
Council		1	Audio Visual Stand alone encoder w/ 2 9"	Obsolete	Fair	1.00
Council		1	Dell Computer OptiPlex 780	Obsolete	Fair	1.00



Data Processing	2009	Office Equipment	1	OptiPlex 7070 SSF	GQMCB03	End of Life/warranty	Poor	1.00
Data Processing	2010	Office Equipment	1	OptiPlex 7070 SSF	GQMFEB03	End of Life/warranty	Poor	1.00
Data Processing	2012	Office Equipment	1	OptiPlex 7070 SSF	GQN6B03	End of Life/warranty	Poor	1.00
Data Processing	2013	Office Equipment	1	OptiPlex 7070 SSF	GQNSB03	End of Life/warranty	Poor	1.00
Data Processing	2014	Office Equipment	1	OptiPlex 7070 SSF	GQM4B03	End of Life/warranty	Poor	1.00
Data Processing	2015	Office Equipment	1	OptiPlex 7070 SSF	GQN7B03	End of Life/warranty	Poor	1.00
Data Processing	2017	Office Equipment	1	OptiPlex 7070 SSF	GQM9B03	End of Life/warranty	Poor	1.00
Data Processing	2018	Office Equipment	1	OptiPlex 7070 SSF	HNRCS2	End of Life/warranty	Poor	1.00
Data Processing	2019	Office Equipment	1	OptiPlex 7070 SSF	GQM6B03	End of Life/warranty	Poor	1.00
Data Processing	2021	Office Equipment	1	OptiPlex 7070 SSF	GQM2B03	End of Life/warranty	Poor	1.00
Data Processing	2026	Office Equipment	1	OptiPlex 7070 SSF	GQN3B03	End of Life/warranty	Poor	1.00
Data Processing	2027	Office Equipment	1	OptiPlex 7070 SSF	GQM4B03	End of Life/warranty	Poor	1.00
Data Processing	2028	Office Equipment	1	OptiPlex 7070 SSF	GQNCB03	End of Life/warranty	Poor	1.00
Data Processing	2029	Office Equipment	1	OptiPlex 7070 SSF	GQN9B03	End of Life/warranty	Poor	1.00
Data Processing	2030	Office Equipment	1	OptiPlex 7070 SSF	GQNGB03	End of Life/warranty	Poor	1.00
Data Processing	2033	Office Equipment	1	OptiPlex 7070 SSF	GQMDB03	End of Life/warranty	Poor	1.00
Data Processing	2044	Office Equipment	1	Latitude 5400	CMBJ533	End of Life/warranty	Poor	1.00
Data Processing	2045	Office Equipment	1	Latitude 5500	CBPF533	End of Life/warranty	Poor	1.00
Data Processing	2046	Office Equipment	1	Latitude 5500	GQB1533	End of Life/warranty	Poor	1.00
Data Processing	2047	Office Equipment	1	Latitude 5500	617G533	End of Life/warranty	Poor	1.00
Data Processing	2048	Office Equipment	1	Latitude 5500	J8FF533	End of Life/warranty	Poor	1.00
Data Processing	2100	Office Equipment	1	Latitude 5400	2WSRM53	End of Life/warranty	Poor	1.00
Data Processing	2101	Office Equipment	1	Latitude 5400	356JM53	End of Life/warranty	Poor	1.00
Data Processing	2103	Office Equipment	1	Latitude 5400	ID0JM53	End of Life/warranty	Poor	1.00
Data Processing	2104	Office Equipment	1	Latitude 5400	9G0JM53	End of Life/warranty	Poor	1.00
Data Processing	2107	Office Equipment	1	Latitude 5400	CTGTM53	End of Life/warranty	Poor	1.00
Data Processing	2108	Office Equipment	1	Latitude 5400	2DW4M53	End of Life/warranty	Poor	1.00
Data Processing	2109	Office Equipment	1	Latitude 5400	C8DJM53	End of Life/warranty	Poor	1.00

Data Processing	2110	Office Equipment	1	Latitude 5400	94DJM53	End of Life/warranty	Poor	1.00
Data Processing	2111	Office Equipment	1	Latitude 5400	B6DJM53	End of Life/warranty	Poor	1.00
Data Processing	2112	Office Equipment	1	Latitude 5400	J8DJM53	End of Life/warranty	Poor	1.00
Data Processing	2113	Office Equipment	1	Latitude 5400	9ZSJM53	End of Life/warranty	Poor	1.00
Data Processing	2114	Office Equipment	1	Latitude 5400	3B6JM53	End of Life/warranty	Poor	1.00
Data Processing	2115	Office Equipment	1	Latitude 5400	85DJM53	End of Life/warranty	Poor	1.00
Data Processing	2116	Office Equipment	1	Latitude 5400	1XLRM53	End of Life/warranty	Poor	1.00
Data Processing	2117	Office Equipment	1	Latitude 5400	BH0JM53	End of Life/warranty	Poor	1.00
Data Processing	2118	Office Equipment	1	Latitude 5400	6DW4M53	End of Life/warranty	Poor	1.00
Data Processing	2119	Office Equipment	1	Latitude 5400	HBDJM53	End of Life/warranty	Poor	1.00
Data Processing	2120	Office Equipment	1	Latitude 5400	3DW4N53	End of Life/warranty	Poor	1.00
Data Processing	2121	Office Equipment	1	Latitude 5400	3Z6JM53	End of Life/warranty	Poor	1.00
Data Processing	2122	Office Equipment	1	Latitude 5400	J46JM53	End of Life/warranty	Poor	1.00
Data Processing	2123	Office Equipment	1	Latitude 5400	H96JM53	End of Life/warranty	Poor	1.00
Data Processing	2124	Office Equipment	1	Latitude 5400	46DJM53	End of Life/warranty	Poor	1.00
Data Processing	2126	Office Equipment	1	Latitude 5400	BVGTM53	End of Life/warranty	Poor	1.00
Data Processing	2127	Office Equipment	1	Latitude 5400	186JM53	End of Life/warranty	Poor	1.00
Data Processing	2128	Office Equipment	1	Latitude 5400	83DJM53	End of Life/warranty	Poor	1.00
Data Processing	2131	Office Equipment	1	Latitude 5400	LJ7RM53	End of Life/warranty	Poor	1.00
Data Processing	2132	Office Equipment	1	Latitude 5400	H3KJM53	End of Life/warranty	Poor	1.00
Data Processing	2133	Office Equipment	1	Latitude 5400	D3KJM53	End of Life/warranty	Poor	1.00
Data Processing	2134	Office Equipment	1	Latitude 5400	D5KJM53	End of Life/warranty	Poor	1.00
Data Processing	2135	Office Equipment	1	Latitude 5400	PF1SLOY	End of Life/warranty	Poor	1.00
Data Processing	2143	Office Equipment	1	Latitude 7520	JZY04D3	End of Life/warranty	Poor	1.00
Data Processing	2148	Office Equipment	1	Latitude 7520	3RJF6D3	End of Life/warranty	Poor	1.00
Data Processing	2150	Office Equipment	1	Latitude 7520	C2BF6D3	End of Life/warranty	Poor	1.00
Data Processing	2152	Office Equipment	1	Latitude 7520	5Z186D3	End of Life/warranty	Poor	1.00
Data Processing	2153	Office Equipment	1	Latitude 7520	39786D3	End of Life/warranty	Poor	1.00

Data Processing	2154	Office Equipment	1	Latitude 7520	47MH6D3	End of Life/warranty	Poor	1.00
Data Processing	2156	Office Equipment	1	Latitude 7520	B5Y93D3	End of Life/warranty	Poor	1.00
Data Processing	1907	Office Equipment	1	Dell 24" monitors		scratched screen	Poor	1.00
Data Processing	1909	Office Equipment	1	Dell 24" monitors		scratched screen	Poor	1.00
Data Processing	1409	Office Equipment	1			broken	Poor	1.00
Data Processing	1745	Office Equipment	1			broken	Poor	1.00
Data Processing	602	Office Equipment	1			End of Life/warranty	Poor	1.00
Data Processing	629	Office Equipment	1			End of Life/warranty	Poor	1.00
Data Processing	701	Office Equipment	1			End of Life/warranty	Poor	1.00
Data Processing	910	Office Equipment	1	Optiplex 960	1QDZQHI	End of Life/warranty	Poor	1.00
Data Processing	914	Office Equipment	1	OptiPlex 960	6PDZQHI	End of Life/warranty	Poor	1.00
Data Processing	1118	Office Equipment	1	OptiPlex 980	C1TP9P1	End of Life/warranty	Poor	1.00
Data Processing	1133	Office Equipment	1	Precision WS	5CSWHS1	End of Life/warranty	Poor	1.00
Data Processing	1134	Office Equipment	1	Dell laptop	9362RS1	End of Life/warranty	Poor	1.00
Data Processing	1135	Office Equipment	1	Dell laptop	B362RS1	End of Life/warranty	Poor	1.00
Data Processing	1137	Office Equipment	1	Dell laptop	D4S3RS1	End of Life/warranty	Poor	1.00
Data Processing	1218	Office Equipment	1	Howard WX7900	1481251312	End of Life/warranty	Poor	1.00
Data Processing	1221	Office Equipment	1	Howard WX7900	1482881312	End of Life/warranty	Poor	1.00
Data Processing	1241	Office Equipment	1	Motorola Tablet 10"	IHD75GMT1	End of Life/warranty	Poor	1.00
Data Processing	1336	Office Equipment	1	Howard WX7900	1554082213	End of Life/warranty	Poor	1.00
Data Processing	1342	Office Equipment	1	Howard WX7900	1554032213	End of Life/warranty	Poor	1.00
Data Processing	1344	Office Equipment	1	Howard WX7900	1554072213	End of Life/warranty	Poor	1.00
Data Processing	1411	Office Equipment	1	Latitude E6540	62JLXZ1	End of Life/warranty	Poor	1.00
Data Processing	1413	Office Equipment	1	Howard WX7900	2039751314	End of Life/warranty	Poor	1.00
Data Processing	1420	Office Equipment	1	Howard WX7900	2039691314	End of Life/warranty	Poor	1.00
Data Processing	1421	Office Equipment	1	Howard WX7900	2039801314	End of Life/warranty	Poor	1.00
Data Processing	1422	Office Equipment	1	Howard WX7900	2039781314	End of Life/warranty	Poor	1.00
Data Processing	1424	Office Equipment	1	Howard WX7900	2039741314	End of Life/warranty	Poor	1.00

Data Processing	1427	Office Equipment	1	Howard WX7900	2039711314	End of Life/warranty	Poor	1.00
Data Processing	1428	Office Equipment	1	Howard WX7900	2039881314	End of Life/warranty	Poor	1.00
Data Processing	1430	Office Equipment	1	Howard WX7900	2039811314	End of Life/warranty	Poor	1.00
Data Processing	1431	Office Equipment	1	Howard WX7900	2039891314	End of Life/warranty	Poor	1.00
Data Processing	1436	Office Equipment	1	OptiPlex 9020	H4N8V12	End of Life/warranty	Poor	1.00
Data Processing	1503	Office Equipment	1	OptiPlex 9030	HNR6R52	End of Life/warranty	Poor	1.00
Data Processing	1505	Office Equipment	1	OptiPlex 9030	ENRRCR52	End of Life/warranty	Poor	1.00
Data Processing	1506	Office Equipment	1	OptiPlex 9030	HNR9R52	End of Life/warranty	Poor	1.00
Data Processing	1509	Office Equipment	1	OptiPlex 9030	HNRBR52	End of Life/warranty	Poor	1.00
Data Processing	1510	Office Equipment	1	OptiPlex 9030	ENRFF42	End of Life/warranty	Poor	1.00
Data Processing	1511	Office Equipment	1	OptiPlex 9030	HNRFR52	End of Life/warranty	Poor	1.00
Data Processing	1512	Office Equipment	1	OptiPlex 9030	HNRRCR52	End of Life/warranty	Poor	1.00
Data Processing	1514	Office Equipment	1	OptiPlex 9030	HNRQR52	End of Life/warranty	Poor	1.00
Data Processing	1516	Office Equipment	1	OptiPlex 9030	ENR8R52	End of Life/warranty	Poor	1.00
Data Processing	1517	Office Equipment	1	OptiPlex 9030	HNQGR52	End of Life/warranty	Poor	1.00
Data Processing	1518	Office Equipment	1	OptiPlex 9030	HNRBR52	End of Life/warranty	Poor	1.00
Data Processing	1523	Office Equipment	1	OptiPlex 9030	HNRLR52	End of Life/warranty	Poor	1.00
Data Processing	1524	Office Equipment	1	OptiPlex 9030	ENR4R52	End of Life/warranty	Poor	1.00
Data Processing	1525	Office Equipment	1	OptiPlex 9030	HNR3R52	End of Life/warranty	Poor	1.00
Data Processing	1526	Office Equipment	1	OptiPlex 9030	HNQHR52	End of Life/warranty	Poor	1.00
Data Processing	1527	Office Equipment	1	OptiPlex 9030	HNR9R52	End of Life/warranty	Poor	1.00
Data Processing	1528	Office Equipment	1	OptiPlex 9030	HNQFR52	End of Life/warranty	Poor	1.00
Data Processing	1550	Office Equipment	1	Panasonic Toughbook	2FTYA04930	End of Life/warranty	Poor	1.00
Data Processing	1701	Office Equipment	1	OptiPlex 7040	6SH5B02	End of Life/warranty	Poor	1.00
Data Processing	1703	Office Equipment	1	OptiPlex 7040	3QH5B02	End of Life/warranty	Poor	1.00
Data Processing	1704	Office Equipment	1	OptiPlex 7040	1LH5B02	End of Life/warranty	Poor	1.00
Data Processing	1705	Office Equipment	1	OptiPlex 7040	9HR5B02	End of Life/warranty	Poor	1.00
Data Processing	1706	Office Equipment	1	OptiPlex 7040	BTH5B02	End of Life/warranty	Poor	1.00

Data Processing	1711	Office Equipment	1	OptiPlex 7040	FWE5B02	End of Life/warranty	Poor	1.00
Data Processing	1712	Office Equipment	1	OptiPlex 7040	1XH5B02	End of Life/warranty	Poor	1.00
Data Processing	1714	Office Equipment	1	OptiPlex 7040	1HM5B02	End of Life/warranty	Poor	1.00
Data Processing	1715	Office Equipment	1	OptiPlex 7040	HBM5B02	End of Life/warranty	Poor	1.00
Data Processing	1716	Office Equipment	1	OptiPlex 7040	1FM5B02	End of Life/warranty	Poor	1.00
Data Processing	1717	Office Equipment	1	OptiPlex 7040	29M5B02	End of Life/warranty	Poor	1.00
Data Processing	1719	Office Equipment	1	OptiPlex 7040	9CM5B02	End of Life/warranty	Poor	1.00
Data Processing	1720	Office Equipment	1	OptiPlex 7040	2CM5B02	End of Life/warranty	Poor	1.00
Data Processing	1722	Office Equipment	1	OptiPlex 7040	2LM5B02	End of Life/warranty	Poor	1.00
Data Processing	1723	Office Equipment	1	OptiPlex 7040	JFM5B02	End of Life/warranty	Poor	1.00
Data Processing	1724	Office Equipment	1	OptiPlex 7040	DM5B02	End of Life/warranty	Poor	1.00
Data Processing	1725	Office Equipment	1	OptiPlex 7040	2WM5B02	End of Life/warranty	Poor	1.00
Data Processing	1726	Office Equipment	1	OptiPlex 7040	8CM5B02	End of Life/warranty	Poor	1.00
Data Processing	1727	Office Equipment	1	OptiPlex 7040	23M5B02	End of Life/warranty	Poor	1.00
Data Processing	1728	Office Equipment	1	OptiPlex 7040	73M5B02	End of Life/warranty	Poor	1.00
Data Processing	1729	Office Equipment	1	OptiPlex 7040	5KM5B02	End of Life/warranty	Poor	1.00
Data Processing	1730	Office Equipment	1	OptiPlex 7040	7KJ5B02	End of Life/warranty	Poor	1.00
Data Processing	1732	Office Equipment	1	OptiPlex 7040	GFM5B02	End of Life/warranty	Poor	1.00
Data Processing	1733	Office Equipment	1	OptiPlex 7040	9MM5B02	End of Life/warranty	Poor	1.00
Data Processing	1734	Office Equipment	1	OptiPlex 7040	DFM5B02	End of Life/warranty	Poor	1.00
Data Processing	1735	Office Equipment	1	OptiPlex 7040	8RM5B02	End of Life/warranty	Poor	1.00
Data Processing	1801	Office Equipment	1	OptiPlex 7450 AIO	42FR802	End of Life/warranty	Poor	1.00
Data Processing	1802	Office Equipment	1	OptiPlex 7450 AIO	52FR802	End of Life/warranty	Poor	1.00
Data Processing	1803	Office Equipment	1	OptiPlex 7450 AIO	8BCLB02	End of Life/warranty	Poor	1.00
Data Processing	1804	Office Equipment	1	OptiPlex 7450 AIO	DJCLB02	End of Life/warranty	Poor	1.00
Data Processing	1806	Office Equipment	1	OptiPlex 7450 AIO	J2FR802	End of Life/warranty	Poor	1.00
Data Processing	1808	Office Equipment	1	OptiPlex 7450 AIO	DFCLB02	End of Life/warranty	Poor	1.00
Data Processing	1809	Office Equipment	1	OptiPlex 7450 AIO	D8FR802	End of Life/warranty	Poor	1.00

Data Processing	1810	Office Equipment	1	OptiPlex 7450 AIO	8F1D1H2	End of Life/warranty	Poor	1.00
Data Processing	1811	Office Equipment	1	OptiPlex 7450 AIO	4BFR802	End of Life/warranty	Poor	1.00
Data Processing	1812	Office Equipment	1	OptiPlex 7450 AIO	B1FR802	End of Life/warranty	Poor	1.00
Data Processing	1813	Office Equipment	1	OptiPlex 7450 AIO	8F20H2	End of Life/warranty	Poor	1.00
Data Processing	1814	Office Equipment	1	OptiPlex 7450 AIO	F9FR802	End of Life/warranty	Poor	1.00
Data Processing	1815	Office Equipment	1	OptiPlex 7450 AIO	7KCLB02	End of Life/warranty	Poor	1.00
Data Processing	1816	Office Equipment	1	OptiPlex 7450 AIO	8K78H2	End of Life/warranty	Poor	1.00
Data Processing	1817	Office Equipment	1	OptiPlex 7450 AIO	F9FR802	End of Life/warranty	Poor	1.00
Data Processing	1819	Office Equipment	1	OptiPlex 7450 AIO	4LCLB02	End of Life/warranty	Poor	1.00
Data Processing	1820	Office Equipment	1	OptiPlex 7450 AIO	D9CLB02	End of Life/warranty	Poor	1.00
Data Processing	1821	Office Equipment	1	OptiPlex 7450 AIO	S8FR802	End of Life/warranty	Poor	1.00
Data Processing	1822	Office Equipment	1	OptiPlex 7450 AIO	2KCLB02	End of Life/warranty	Poor	1.00
Data Processing	1824	Office Equipment	1	OptiPlex 7450 AIO	F2FR802	End of Life/warranty	Poor	1.00
Data Processing	1914	Office Equipment	1	OptiPlex 7460	3PPB1V2	End of Life/warranty	Poor	1.00
Data Processing	1915	Office Equipment	1	OptiPlex 7460		End of Life/warranty	Poor	1.00
Data Processing	1916	Office Equipment	1	OptiPlex 7460		End of Life/warranty	Poor	1.00
Data Processing	1917	Office Equipment	1	OptiPlex 7460		End of Life/warranty	Poor	1.00
Data Processing	1918	Office Equipment	1	OptiPlex 7460	3PPF1V2	End of Life/warranty	Poor	1.00
Data Processing	1920	Office Equipment	1	OptiPlex 7460	3PKD1V2	End of Life/warranty	Poor	1.00
Data Processing	1921	Office Equipment	1	OptiPlex 7460	3PQC1V2	End of Life/warranty	Poor	1.00
Data Processing	1922	Office Equipment	1	OptiPlex 7460		End of Life/warranty	Poor	1.00
Data Processing	1924	Office Equipment	1	OptiPlex 7460	3PNC1V2	End of Life/warranty	Poor	1.00
Data Processing	1925	Office Equipment	1	OptiPlex 7460	3PND1V2	End of Life/warranty	Poor	1.00
Data Processing	1927	Office Equipment	1	OptiPlex 7460	3PQB1V2	End of Life/warranty	Poor	1.00
Data Processing	1928	Office Equipment	1	OptiPlex 7460	HNR9R52	End of Life/warranty	Poor	1.00
Data Processing	1929	Office Equipment	1	OptiPlex 7460	3PLB1V2	End of Life/warranty	Poor	1.00
Data Processing	1931	Office Equipment	1	OptiPlex 7460	3PMF1V2	End of Life/warranty	Poor	1.00
Data Processing	1934	Office Equipment	1	OptiPlex 7460		End of Life/warranty	Poor	1.00

Data Processing	1936	Office Equipment	1	OptiPlex 7460		3PNBJV2	End of Life/warranty	Poor	1.00
Data Processing	1937	Office Equipment	1	OptiPlex 7460		3PNGJV2	End of Life/warranty	Poor	1.00
Data Processing	1938	Office Equipment	1	OptiPlex 7460		3PMGJV2	End of Life/warranty	Poor	1.00
Data Processing	1939	Office Equipment	1	OptiPlex 7460		3PQJVV2	End of Life/warranty	Poor	1.00
Data Processing	1941	Office Equipment	1	OptiPlex 7460		3PN9IV2	End of Life/warranty	Poor	1.00
Data Processing	1942	Office Equipment	1	OptiPlex 7460					
Data Processing	1943	Office Equipment	1	OptiPlex 7460					
Data Processing	1946	Office Equipment	1	OptiPlex 7460					
Data Processing	1947	Office Equipment	1	OptiPlex 7460		3PCLJV2	End of Life/warranty	Poor	1.00
Data Processing	1949	Office Equipment	1	OptiPlex 7460		3PQFJV2	End of Life/warranty	Poor	1.00
Data Processing	1950	Office Equipment	1	OptiPlex 7460		3PP9JV2	End of Life/warranty	Poor	1.00
Water/Sewer	2187	Office Equipment		RADIO, Portable IN UNIT 6201		481asg0305	Obsolete	Fair	1.00
Water/Sewer	4855	Office Equipment		Radio, Motorola in Unit 6402 XTLL 5000 (		500egv0708	Obsolete	Fair	1.00
Water/Sewer	1448	Office Equipment		Radio, Motorola APX4500 7/800 mobile		471eqz2975	Obsolete	Fair	1.00
Water/Sewer	4875	Office Equipment		Radio, Motorola in Unit 6399 XTLL 5000		500egv0568	Obsolete	Fair	1.00
Water/Sewer	4976	Office Equipment		Radio, Motorola XTLL 1500 35 Watt		775fij1559	Obsolete	Fair	1.00
Water/Sewer	4977	Office Equipment		Radio, Motorola in Unit 6301 XTLL 1500 35		775fij1563	Obsolete	Fair	1.00
Water/Sewer	4978	Office Equipment		Radio, Motorola in Unit 6648 XTLL 1500 35		775fij1572	Obsolete	Fair	1.00
Water/Sewer	4980	Office Equipment		Radio, Motorola in Unit 6392 XTLL 1500 35		775fij1598	Obsolete	Fair	1.00
Water/Sewer	6680	Office Equipment		Radio, Motorola Portable APX 4000 7/800		42hour0187	Obsolete	Fair	1.00
Water/Sewer	6681	Office Equipment		Radio, Motorola Portable APX 4000 7/800		426cur0188	Obsolete	Fair	1.00
Water/Sewer	109	Office Equipment		Radio, APX6000 Motorola 700/800 model		481evd8350	Obsolete	Fair	1.00
Water/Sewer	4979	Office Equipment		Radio, Motorola XTLL 1500 35 Watt		775fij1596	Obsolete	Fair	1.00
Water/Sewer	111	Office Equipment		Radio, APX6000 Motorola 700/800 model		481evd8352	Obsolete	Fair	1.00
Water/Sewer	113	Office Equipment		Radio, APX6000 Motorola 700/800 model		481evd8354	Obsolete	Fair	1.00
Water/Sewer	4600	Office Equipment		UHF Portable Radio 64 Channel in Unit		018tec485	Obsolete	Fair	1.00
Water/Sewer	6146	Office Equipment		Radio, Motorola XTLL 1500 Mobile in Unit		775ckk0068	Obsolete	Fair	1.00
Water/Sewer	6153	Office Equipment		Radio, Motorola XTS 2500 in Unit 6138A with		205ckm3451	Obsolete	Fair	1.00

Water/Sewer	6759	Office Equipment	Radio, APX4500 7/800 Motorola/in Unit	471cqdo0991	Obsolete	Fair	1.00
Water/Sewer	6760	Office Equipment	Radio, APX4500 7/800 Motorola 6882	867fbs0213	Obsolete	Fair	1.00
Water/Sewer	1439	Office Equipment	Radio, Portable Motorola APX400	426cqm1348	Obsolete	Fair	1.00
Water/Sewer	1440	Office Equipment	Radio, Portable Motorola APX400	4256cqm1349	Obsolete	Fair	1.00
Water/Sewer	1441	Office Equipment	Radio, Portable Motorola APX400 6140A	426cqm1344	Obsolete	Fair	1.00
Water/Sewer	1442	Office Equipment	Radio, Portable Motorola APX400 6703A	426cqm1345	Obsolete	Fair	1.00
Water/Sewer	1447	Office Equipment	Radio, Motorola APX4500 7/800 mobile	471cqz2974	Obsolete	Fair	1.00
Water/Sewer	6758	Office Equipment	Radio, APX4500 7/800 Motorola	471cqdo990	Obsolete	Fair	1.00
Purchasing		M&E	Lot of Old Tires		Obsolete	Poor	1.00

1 Introduced March 10, 2026, by Councilman  
2 DiSanti, seconded by Councilman Brownfield,  
3 (by request of Administration)

4 **Item No. 26-03-3629**

5 **ORDINANCE NO.**

6  
7 An ordinance granting a Conditional Use Permit for artisan manufacturing of  
8 hand rolled cigars by up to four employees at 2992 Pontchartrain Drive (CUP2026-0001).  
9

10 WHEREAS, the Slidell City Council received a petition from Rolando Reyes to  
11 approve a Conditional Use Permit for the artisan manufacturing activity of hand rolled  
12 cigars by up to four employees as associated with his existing cigar retail establishment at  
13 the leased property designated as 2992 Pontchartrain Drive; and  
14  
15

16 WHEREAS, Rolando Reyes received a Certificate of Occupancy for the  
17 operation of Rolando's Cigar Lounge at this address in March 2024; and  
18

19 WHEREAS, this expanded use for artisan manufacturing is required to meet all  
20 requirements by the Louisiana Alcohol and Tobacco Tax and Trade Bureau for the  
21 premises at 2992 Pontchartrain Drive; and  
22

23 WHEREAS, the Slidell Director of Planning duly advertised and the Zoning  
24 Commission held a public hearing for CUP2026-0001 on March 16, 2026; and  
25

26 WHEREAS, the property has been recommended by the Planning Department  
27 and the Planning and Zoning Commissions to allowed artisan manufacturing as a  
28 conditional use for this property within the MU1 Neighborhood Mixed Use district, with  
29 additional conditions; and  
30

31 WHEREAS, the first condition is that if this conditional use is abandoned or is  
32 discontinued for a continuous period of ninety days, the conditional use permit shall  
33 become null and void and may not be reestablished unless a new conditional use permit is  
34 obtained in accordance with the provisions of the Unified Development Code; and  
35  
36  
37  
38  
39

1 **ORDINANCE NO.**  
2 **ITEM NO. 26-03-3629**  
3 **PAGE 2**

4  
5 WHEREAS, the second condition is that this conditional use permit is only  
6 valid for artisan manufacturing by Rolando Reyes and does not remain valid upon after a  
7 change in ownership, manager, occupancy, or operator; and

8  
9 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does  
10 hereby approve a Conditional Use Permit for the artisan manufacturing activity of hand  
11 rolling cigars by up to four employees as associated with the existing cigar retail  
12 establishment at the leased property designated as 2992 Pontchartrain Drive.  
13

14  
15 **ADOPTED** this day of , 2026.

16  
17 Nick DiSanti  
18 President of the Council  
19 Councilman, District D

20  
21 Randy Fandal  
22 Mayor

23  
24  
25 Thomas P. Reeves  
26 Council Administrator

DELIVERED
<i>to the Mayor</i>
RECEIVED
<i>from the Mayor</i>



Staff Report

# Case No. CUP2026-0001

Conditional Use Permit for artisan manufacturing at  
2992 Pontchartrain Drive

985.646.4320 | 250 Bouscaren St, Ste 203, Slidell, LA 70458 | [planningdept@cityofslidell.org](mailto:planningdept@cityofslidell.org) | [myslidell.com](http://myslidell.com)

**Location:** 2992 Pontchartrain Drive (Figure 1)

**Owner(s):** Robert O Bradley and Charlette Carollo

**Applicant:** Rolando Reyes / Rolando's Cigar Lounge

**Zoning:** c-4 Highway Commercial

**Future Land Use:** Commercial

**Request:** Conditional Use Permit for artisan manufacturing of hand rolled cigars by up to 4 employees per Appendix A Section 2.1801A..

### Zoning Commission

**Consent Agenda:** February 9, 2026

**Public Hearing:** March 16, 2026

### City Council

**Consent Agenda:** March 10, 2026

**Public Hearing:** March 24, 2026

---

## RECOMMENDATIONS

### Planning Department

*Approve*

### Zoning Commission

*Approve*

---

## FINDINGS

1. The subject property is developed as Rolando's Cigar Lounge (Figure 2). It is zoned C-4.
2. The applicant proposes expanding services with the hand rolling of cigars by up to four staff within the premises, for sale on site and off site.
3. Artisan (light) manufacturing is a Conditional Use in the C-4 district (Sec. 2.1801A of Appendix A).
4. Applicant proposes no additional improvements to the existing building (Figure 3).
5. No additional parking spaces are required as the site was recently improved with a new shared parking lot with 2998 Pontchartrain Drive.
6. Zoning and existing land use of property in the area is C-4 Highway Commercial with Commercial structures (Figure 2):
  - To the northwest is Soap City Washateria and Tire Town Auto Service;
  - To the south is Camellia Point Public House.
7. The site met landscaping requirements when updates were completed in August 2025, including the new parking areas (Figure 4).

8. All conditional uses must comply with the following General Standards (Sec. 2.2215 of Appendix A):
- (1) *Standard: The location and size of the use, the nature and intensity of the operation involved in (or conducted in connection with) the use, the size of the site in relation to the use, and the location of the site with respect to neighboring land uses and to streets giving access to the site shall be such that the use will be in harmony with the land uses in the district in which it is located.*  
The proposed conditional use will have no site impacts and will be contained within the existing building. All activities shall be conducted in a completely enclosed building having roof and walls. All activities shall conform with the requirements and standards of sections 2.2001(4), 2.1901 and all standards applicable to the C-4 highway commercial zoning district.
  - (2) *Standard: Time limit requirement for length of permit use.*  
If a business ceases to exist or fails to operate for 30 days, the conditional use permit shall become null and void.
  - (3) *Standard: Hours of operation for use, buffering and/or landscaping above the minimum ordinance requirements.*  
Applicant understands that all activities shall cease between the hours of 10:00 p.m. and 7:00 a.m. No additional landscaping will be required.
  - (4) *Standard: The location, nature and height of structures, walls and fences, and the nature and extent of landscaping on the site shall be such that the use will not hinder or discourage the development and use of adjacent land and structures.*  
No additional landscaping will be required.
  - (5) *Standard: Parking areas shall be of adequate size for the particular use, properly located and suitably screened from adjoining residential uses, and the ingress and egress drives shall be laid so as to achieve maximum safety.*  
The site has 17 parking spaces. This property does not require a buffer zone since it is not adjacent to any residential use. Existing ingress and egress is from Sgt Alfred Drive.
  - (6) *Standard: Adequate utilities, drainage and other necessary facilities have been or will be provided.*  
The current construction has current access to adequate utilities and drainage are in place.
  - (7) *Standard: Environmental safety devices shall be employed as is necessary to ensure the health, safety and welfare of the public.*  
The proposed use involves an artisan manufacturing activity associated with the existing use and will be required to meet all requirements by the Louisiana Alcohol and Tobacco Tax and Trade Bureau.
9. City Engineering foresees no adverse effects with the proposed activity.
10. Slidell Police Department foresees no adverse effects with the proposed activity.
11. St. Tammany Fire Prevention District 1 foresees no adverse effects with the proposed activity.
12. The proposed artisan manufacturing activity conforms to all standards and is appropriate at this location as proposed.



**Figure 2. Zoning and Adjacent Uses**



**Figure 3. Applicant Submittal (following sheets)**



Planning Department

# Application for a CONDITIONAL USE PERMIT

250 Bouscaren St, Ste 203  
Slidell, LA 70458  
985.646.4320  
fax 985.646.4356  
planningdept@cityofslidell.org  
myslidell.com

A Conditional Use Permit (CUP) is required for certain land uses. Council District: B

### Property

Street Address: 2992 Pontchartrain Dr

Current Zoning District: MU-1

Current Use: Retail Cigar Lounge

Property Owner: JCR Consolidated

### Applicant

Property Owner  Other: Tenant

Name: Rolando's Cigar Lounge

Mailing Address: 2992 Pontchartrain Dr

City, State, Zip: Slidell, LA 70458

Phone #: 985-771-1515

Email: rolandoscigarlounge@gmail.com

I acknowledge and agree that the City will place a "notice of public hearing" sign on the property and that it must remain throughout the public hearing process.

Rolando  
Signature of Applicant Date 1/20/2026

[Signature]  
Signature of Owner, if not applicant Date 1/20/2026

### Required Attachments

- True copy of title or deed (proof of ownership) Lease
- If an authorized agent, legal authorization for the individual to apply for this conditional use permit
- Survey showing all existing structures, easements, rights-of-way, and the flood zone
- Legal description of petitioned property
- Fees; please speak with a Planner to confirm \$500

Received By:	Fee \$	Case # CU
Related Case(s):		

### Proposed Conditional Use of Property

Proposed Use (from Appendix A of the Code of Ordinances)

Artisan Small Sale Cigar Rolling

This application must include sufficient information to demonstrate that all standards of the proposed conditional use will be met. Check which of the following are submitted with this application:

- Site Plan.** Required for new construction, additions, or site improvements. Shall be dimensioned and show all existing and proposed structures, uses, and other improvements, and zoning within 300 feet; drawn to scale no smaller than 1" = 100'.
- Descriptive Information.** Describe the use in the space below and on additional sheets if necessary.

Attached

### Arguments

Summarize the circumstances, factors, and arguments in support of the proposed conditional use permit.

Attached

## **DESCRIPTIVE INFORMATION**

### **Proposed Conditional Use: Artisan Cigar Rolling**

Rolando's Cigar Lounge, LLC is a licensed retail cigar lounge located at 2992 Pontchartrain Drive, Slidell, Louisiana. The proposed activity consists of **small-scale, artisan hand-rolling of premium cigars** within the existing interior space of the business.

This activity will be conducted by **two (2) to four (4) individuals** using **traditional hand-rolling techniques only**. No machinery, industrial equipment, or powered tools will be utilized. All rolling is performed manually using simple hand tools such as cutters and molds consistent with traditional cigar craftsmanship.

The proposed use will generate:

- **No noise beyond normal conversation**
- **No vibrations**
- **No emissions or exhaust**
- **No smoke production during rolling**
- **No chemical use**
- **No waste beyond normal retail trash**

All activity will occur **entirely indoors** within the existing building footprint.

**No exterior modifications, construction, or site improvements** are proposed.

The rolling activity is **accessory and incidental** to the primary retail use. The business will continue to operate primarily as a cigar lounge offering retail sales and customer seating. Hand-rolled cigars may be sold on site to patrons as part of the retail experience.

The proposed use will **not increase traffic, parking demand, or hours of operation**.

Operations will remain consistent with current business hours and customer volume.

This activity is comparable to other low-impact, artisan uses commonly found in neighborhood commercial districts, such as bakeries, coffee roasting, floral arranging, and food preparation performed on site.

## **ARGUMENTS IN SUPPORT OF CONDITIONAL USE PERMIT**

The applicant respectfully requests approval of the proposed conditional use based on the following:

### **1. Low-Impact, Artisan Activity**

The proposed cigar rolling is **small-scale and artisan in nature**. It involves hand-rolling by a limited number of individuals (2-4) using traditional manual techniques. There is **no machinery, no powered equipment, no industrial processes, and no production line**. The activity produces **no noise, no emissions, no vibrations, and no hazardous waste**.

### **2. Accessory to Primary Retail Use**

The primary use of the property remains a **retail cigar lounge**. The rolling activity is **accessory and incidental** to retail operations and enhances the customer experience without changing the fundamental character of the business.

### **3. Compatibility with Surrounding Uses**

The proposed use is **compatible with surrounding commercial and mixed-use properties**. Similar low-impact businesses in the area (restaurants, bakeries, salons, florists, etc.) routinely conduct on-site preparation without adverse impacts. This use will not create traffic, parking, noise, or environmental concerns.

### **4. Consistency with MU-1 Zoning Intent**

Neighborhood Mixed Use (MU-1) zoning is intended to support **small-scale, neighborhood-serving businesses** and mixed commercial activity. Artisan cigar rolling aligns with this intent and promotes local entrepreneurship and economic activity.

### **5. No Site Modifications Required**

No construction, additions, exterior alterations, or site improvements are proposed. All activity will take place **within the existing building footprint** and under the existing certificate of occupancy.

### **6. Compliance with All Regulatory Requirements**

The business holds all required **City and State licenses**, including occupational, liquor, tobacconist, and wholesale licenses, and is actively pursuing federal manufacturing compliance. The applicant has demonstrated a consistent commitment to regulatory compliance.

### **7. No Negative Impact on Public Health, Safety, or Welfare**

The proposed use poses **no threat to public health, safety, or welfare**. The activity does not involve hazardous materials, heavy equipment, or public exposure risks.

For these reasons, the applicant respectfully requests approval of the conditional use permit to allow artisan cigar rolling as an accessory activity within the existing retail cigar lounge.

December 18, 2025

Ms. Amber Watkins  
Alcohol and Tobacco Tax and Trade Bureau  
[amber.watkins@ttb.gov](mailto:amber.watkins@ttb.gov)

**Re: Written Authorization for Tobacco Manufacturing**

**Lease of Commercial Property dated January 23, 2024**

This letter is provided in reference to the **Lease of Commercial Property** executed on **January 23, 2024**, between **JCR Consolidated**, as Landlord, and **Rolando's Cigar Lounge, LLC**, as Tenant, for the premises located at:

**2992 Pontchartrain Drive  
Slidell, Louisiana 70458**

JCR Consolidated hereby acknowledges and confirms that **Rolando's Cigar Lounge, LLC** is authorized and approved to conduct tobacco manufacturing operations, specifically the hand-rolling and manufacturing of premium cigars, at the above-referenced leased premises.

Such manufacturing activities are acknowledged as an **acceptable and permitted use** of the premises in addition to the cigar lounge and retail operations already conducted by the Tenant, provided that all applicable **federal, state, and local laws, regulations, and licensing requirements** are met.

This acknowledgment is provided at the request of the Tenant for submission to the **Alcohol and Tobacco Tax and Trade Bureau (TTB)** and other regulatory agencies in connection with the Tenant's application for a tobacco manufacturing permit.

Except as stated herein, all other terms and conditions of the Lease remain in full force and effect.

If you have any questions regarding this authorization, please feel free to contact the undersigned.

Sincerely,

**JCR Consolidated**

By:   
Name: **Charlette Carollo**

Title: President

Date: 12/19/2025

charlettecarollo@gmail.com  
985-502-0343



# JCR Consolidated

34129 Bayou Liberty Road

Slidell, LA, 70460

985-502-0343

## Lease of Commercial Property

JCR Consolidated (hereinafter called Lessor) hereby leases to

Rolando Reyes Rolando's Cigar Lounge LLC  
(hereinafter called Lessee)

for the following described premises:

2992 Pontchartrain Drive  
Slidell, LA 70458

This lease is for the term of 3 years commencing on the 1st day of February, 2024 and ending on the Last day of January, 2027. This lease is made for and in consideration of cash monthly rental of

### YEAR 1 (February 2024 to last day of January 2025)

\$2,500.00 (Two thousand five hundred dollars)

### YEAR 2 (February 2025 to last day of January 2026)

\$2,625.00 (Two thousand six hundred twenty five dollars)

### YEAR 3 (February 2026 to last day of January 2027)

\$2,756.00 (Two thousand seven hundred fifty six dollars)

The payments shall be due on the 1<sup>st</sup> of each and every succeeding month, delivered to: C. M. Carollo; 34129 Bayou Liberty Road; Slidell, Louisiana 70460. Lessor is granting Lessee a grace period for the months of March and April of 2023, with the first payment due May 1st, 2023. Lessor may from time to time designate other places for the delivery of the rent by written notice to Lessee.

March 1st, 2024  
DKW (RR)

1

DKW (RR)  
INITIALS

The premises herein leased are to be used only for the following purpose:

CHURCH LEASING

Lessee is obligated not to use the premises for any purpose that is unlawful or that tends to injure or depreciate the property. If any (local, state, or federal) laws are violated (including regulations, ordinances, and/or any violations) whatsoever are committed by lessee then lease becomes void. Lessee will be required to vacate immediately, expressly waiving legal notice to vacate.

The within leased premises and appurtenances, including the locks, keys, plumbing, glass, air conditioning and heating, and all other fixtures, are accepted by the Lessee in their present condition, except for such repairs and improvements as are written into this lease. The Lessee agrees to keep them in the same order as received during the term of this lease and no repairs shall be due Lessee except such as may be especially noted herein or needed to the roof or render necessary by fire or other casualty. Lessee to pay all bills for water, including water sprinkler service charge, light, gas and other service, and to comply at the Lessee's expense, with all ordinances and laws, now existing or to be enacted, and at the termination or cancellation of this lease to return the premises broom clean and free from trash, and in like good order as received by actual delivery of the keys to Lessor, the usual decay, wear and tear excepted.

If there are any elevators, lifts, machinery, glass or plate glass on premises, the care, maintenance and repairs of same are assumed by Lessee, together with all liability or claims for damages, and Lessee shall maintain liability insurance to the extent of \$2,000,000.00 (two million dollars) with Lessor as Additional Insured.

Lessee assumes the maintenance of the plumbing, heating and/or air conditioning including fixtures, outlets and drains, and the protection and repair of said plumbing, etc., even when injured by freeze.

Should Lessee be unable to obtain possession on date of beginning of lease because of delays of tenants, or if a building is to be constructed and workmen or contractors have

not brought building to condition permitting occupancy, or should there be any other delay in granting possession, not caused by the personal fault and design of Lessor, this lease shall not be affected thereby, and Lessee shall not be entitled to any damages beyond the remission of rent for such term during which he is deprived of possession. Lessor agree to make improvements to premises, Lessee agrees, if Lessor deems it impossible or impracticable to make improvements agreed upon before possession is given, that Lessor may begin the work on the improvements after Lessee is duly installed in the property, and there shall be no reduction or waiver of any part of the rent because of this work.

Lessee is obligated not to make any additions or alterations to the premises without written permission. All additions, alterations or improvements made by Lessee with or without consent of Lessor, no matter how attached (except moveable trade fixtures), must remain with the property of Lessor, unless otherwise stipulated herein, Lessee however, expressly waiving all right to compensation therefore. The Lessor, at his/her option, may require the building to be replaced in its original condition.

Lessor with workman shall have the right to enter the premises at any time for the purpose of inspection, and/or to make repairs necessary for the preservation of the property.

Lessee is obligated not to display in, on, or above the leased premises, any sign or decoration, the nature of which, in the judgment of Lessor is dangerous, unsightly, or detrimental to the property. Lessee is prohibited from painting any signs on the leased property without the written consent of Lessor, and Lessee is obligated to promptly remove at or before the expiration of this lease, any and all signs painted or placed in or upon any part of the leased premises, to Lessor's satisfaction and Lessee is obligated to pay the cost of said removal, plus agent's or attorney's fees, in the event of failure carry out this obligation.

Lessor also reserves the right to keep posted on the premises signs "For Sale" or "By Auction" at any time during the term of this lease and also words "For Rent" or "For Lease" during the 120 days preceding the expiration of this lease; and Lessee must allow parties authorized by Lessor or Agents to visit the premises in view of buying during the term of this lease and in viewing of renting for 120 days prior to expiration, from 10 A.M. to 5 P.M.

DKW   
INITIALS

In the event of the Lessee being absent from the premises, Lessor or his Agent shall be notified in writing where keys may be had in order that the premises may be shown to prospective tenants or purchasers. In case of the failure of the Lessee to comply with the foregoing conditions, or should Lessee not permit the posting of signs or allow prospective tenants or purchasers to inspect the property, as provided herein, Lessor has the option to consider this lease renewed for 1 (one) year under the same terms and conditions, or may hold Lessee responsible for damages, and Lessor or Agent has the further option to enter the premises by any means, without responsibility to Lessee for any loss or damage resulting therefrom.

Should the premises be vacated or abandoned by Lessee because of ejection for breach hereof, or otherwise, or should the Lessee begin to remove personal property or goods to the prejudice of the Lessor's lien, then the rent for the unexpired term, with Attorney's fees, shall at once become due and exigible, and Lessor, at his option, has the right to cancel the lease, or reenter and let said premises for such price and on such terms as may be immediately obtainable and apply the net amount realized to the payment of the rent.

At the expiration of this lease, or its termination for other causes, Lessee is obligated to immediately surrender possession, and should Lessee fail to do so, he consents to pay any and all damages, but in no case less than five times the rent per day, with attorney's fees, cost, etc. Lessee also expressly waives any notice to vacate at the expiration or termination of this lease and all legal delays, and hereby confesses judgment with costs placing Lessor in possession to be executed at once. Should Lessor allow or permit Lessee to remain in the leased premises after the expiration or termination of this lease, this shall not be construed as a reconduction of this lease.

Lessee is obligated to put nothing in the leased premises nor to do anything which would forfeit the insurance, and should any installation made or actions taken by Lessee, whether authorized or unauthorized under this lease, increase the rate of insurance on the building or content as fixed by the Louisiana Fire Prevention Bureau, or any similar institution, then Lessee is obligated to pay such increase rate of insurance on building and all contents, should the Lessee's occupancy or business render the Lessor unable to secure proper insurance, then Lessee hereby grants the Lessor the option at canceling this lease. Lessee waiving all delays and agreeing to surrender possession at once, if notified by the Lessor to do so. Lessee is obligated to notify Lessor or Lessor's Agent, in writing, any time the leased premises will be unoccupied, so that necessary vacancy permits may be obtained from Lessor's closures, and failure to comply with this condition will make Lessee liable for any loss or damage sustained by Lessor.

Lessee is not permitted to rent or sublet or grant use or possession of the premises to any other party without the written consent of the Lessor, and then only in accordance with the terms of this lease. Should Lessee desire to sub-let, permission must be obtained in writing through Lessor or Agent and such sub-lease shall be handled by Lessor's Agent at the expense of the herein Lessee.

No auction sales, or any sales of furniture, fixtures, etc., shall be conducted on the premises without the written consent of the Lessor or Agent.

Should the Lessee at any time violate any of the conditions of this lease, or discontinue the use of premises for the purpose for which they are rented, or fail to pay the rent, water bill, or other expenses assumed under this lease, punctually at maturity, as stipulated; or upon the adjudication of lessee in bankruptcy, the appointment of a receiver for Lessee, or the filing of a bankruptcy, receivership or trustee position by the Lessee; or upon Lessee's failure to insolvency; and should such violations continue for a period of 30 days after written notice has been given Lessee, then at the option of the Lessor, the rent for the whole unexpired term of this lease shall at once become due and exigible; and Lessor shall have the further option to at once demand the entire rent for the whole term, or to immediately cancel this lease, or to proceed for post due installments only reserving its right to later proceed for the remaining installments, without putting Lessee in default, Lessee to remain responsible for all damages or losses suffered by Lessor, *Lessee hereby assented thereto and expressly waiving the legal notice to vacate the premises*. Should all Agent or Attorney be employed to give special attention to the enforcement of protection of any claim of Lessor arising from this lease, Lessee shall pay, as fees and compensation to such Agent or Attorney an additional sum of fifteen percent of the amount of such claim, the minimum fees, however, to be \$250.00, or if the claim be not for money, then such sum as will constitute a reasonable fee, together with all cost, charges, and expenses.

Should Lessee at any time use the leased premises or any portion thereof for any illegal or unlawful purpose, or commit, or

permit or tolerate the commission therein of any act made punishable by fire (suppression) under the laws of the United States or the State of Louisiana, or any ordinances of the City or Parish, the remedies set forth in the preceding paragraph shall be Available to Lessor immediately without necessity of giving any written notice or any other notice to Lessee.

Failure to strictly and promptly enforce the conditions shall not operate as a waiver of Lessor's rights, Lessor expressly reserving the right to always enforce prompt payment of rent or to cancel this lease, regardless of any indulgences or extensions previously granted. The receiving by Lessor, or Lessor's representative of any rent in arrears, or any notice or institution of any suit for possession, or for cancellation of this lease, will not be considered as a waiver of any rights of the Lessor.

Through no fault, neglect, or design of Lessee, premises are destroyed by fire or other causality of damage to such an extent to render the property unsuitable for occupancy, then this lease shall cancel. If however the premises can be repaired within 120 days from date of fire or causality, the lease shall not be cancelled, and Lessor shall notify Lessee within 30 days from date of fire or causality that Lessor will repair the damage, and Lessee shall be entitled only to such a reduction or remission of rent as shall be just and proportionate.

Rent is to be paid on or before the 1st with NO exceptions to any holiday or personal event. Late fee is to be paid on the 2nd or later along with the late rent. If rent is accepted by Lessor.

Lessee hereby assented thereto and expressly waiving the right of legal notice to vacate the premises.

Lessee is responsible for maintaining all equipment and fixtures within building and returning said property in the same condition in which received.

Health department and Fire Department approval is the responsibility of the Lessee along with any other permits that are necessary for Lessee to open and operate business.

lessor reserves the right to build additional buildings on said property for any purpose, to include additional rental properties to lease.

Lessor does not pay for garbage pick up, water, electrical, gas, or any sort of utilities for Lessee nor any deposits related to such.

Rent is due by the 1<sup>st</sup> of each month with late fee if received on or after the 2<sup>nd</sup>, after the 10<sup>th</sup> an additional fee of 10% per day.

Damage deposit of ~~\$2,500.00~~ (Two thousand five hundred dollars) is due at signing of lease.

Lessee is responsible for building permit for build-out.

All plumbing, air conditioning, mechanical, and electrical will be maintained and repaired by lessee according to building codes of municipality to include all necessary parts to maintain in proper working condition.

Parking lot, gardens, and grassy area to be maintained by lessee.

Any property tax increase of said property will be passed on to Lessee and amount will be due to Lessor two weeks before taxes are due.

Lessee is responsible for costs associated with any upgrades/repairs to plumbing, electrical, air conditioning, and any other costs necessary for build-out and or to operate business.

This lease is made and signed in the City of Slidell, State of Louisiana, this 23rd day of January, 2009.

  
\_\_\_\_\_  
Lessee

Rolanda REYES  
\_\_\_\_\_  
Lessee

  
\_\_\_\_\_  
Lessor

\_\_\_\_\_  
Lessor

This Lease agreement supersedes any and all prior lease agreements

Additional notes

DKV   
ENTRADA

**Figure 4. Previous Site Improvements (following sheet)**

