

1 Introduced October 13, 2009, by Councilman
2 Hursey, seconded by Councilman Hicks, (by
3 request of Administration)

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5 **Item No. 09-10-2826**

6 **ORDINANCE NO. 3552**

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8 An ordinance providing for a Conditional Use Permit to construct and operate
9 a senior service center at 610 Cousin Street in an A-8 High Density Urban designation.


10 WHEREAS, the City of Slidell has received a petition from The City of Slidell
11 Planning Department to obtain a conditional use permit to construct and operate a senior
12 service center at 610 Cousin Street in an A-8 High Density Urban Zoning designation; and
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15 WHEREAS, this property is more fully described as described as 610 Cousin
16 Street, Slidell; and
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18 WHEREAS, the Slidell Planning and Zoning Commission has issued a
19 favorable recommendation.
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21 NOW THEREFORE BE IT ORDAINED by the Slidell City Council that it does
22 hereby approve a conditional use permit in an A-8 High Density Urban Zone to construct
23 and operate a senior service center at 610 Cousin Street.
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26 **ADOPTED** this 10 day of November, 2009.
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31 Lionel Hicks
32 Vice President of the Council
33 Councilman, District A

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36 Thomas P. Reeves
37 Council Administrator
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36 Ben O. Morris
37 Mayor

DELIVERED	11/10/09
8:20 a.m.	to the Mayor
RECEIVED	11/10/09
8:25 a.m.	from the Mayor

- 3) Amendment to Section 502.27 by including in the definition for *Public Signs* the following language:

Public signs shall also include signs advising of homeowner association meetings and meetings of civic organizations such as the Rotary Club, Lion's Club, Veterans of Foreign Wars and similar organizations as determined by the Department of Planning.

- 4) Amendment to Section 515.08 by adding the following language:

10. Public signs advising of homeowner association and civic organization meetings may be placed in the City right-of-way no sooner than seventy-two (72) hours prior to the meeting, and shall be removed within twenty-four (24) hours subsequent to the meeting.

NOTE: Public hearings will be held on October 19, 2009 on the above petitions.

TABLED ITEM:

- 1) D09-01: A request by Michel Carl Volz, Jr. and Della Sumrall Volz to de-annex the property located at 1712 Marsha Drive containing .60 acres being a portion of Square 8, Pine Shadows.

FAVORABLE RECOMMENDATION SENT TO CITY COUNCIL

PUBLIC HEARINGS:

- 1) Rededication of an undeveloped portion of Fifth Street between Cousin and Bouscaren Streets for the public purpose of increasing the property area of the Senior Citizen Center.
- 2) CU09-01: A request by the City of Slidell to obtain a conditional use permit to construct and operate a senior service center at 610 Cousin Street.

FAVORABLE RECOMMENDATIONS SENT TO CITY COUNCIL

RESUBDIVISIONS:

- 1) A request by the City of Slidell to resubdivide Lot 1-A & a rededicated portion of Fifth Street into Lots 1-B & 1-C, Square 16-A, Robert Addition.
- 2) A request by Robert Blvd. Property, LLC to resubdivide a 0.916 acre parcel of land into Parcel 1 & Parcel 2.



The City of Slidell

BEN O. MORRIS, Mayor

1330 Bayou Lane • P.O. Box 828 • Slidell, Louisiana 70459-0828
Telephone (985) 646-4320 Fax (985) 646-4356

RANDY CLEMENT, AICP
Director of Planning

PLANNING
DEPARTMENT

September 14, 2009

STAFF COMMENTS

CASE: CU09-01

PETITIONER: City of Slidell

LOCATION: 610 Cousin Street

REQUEST: To obtain a conditional use permit to construct and operate a senior service center

STAFF COMMENTS:

The Senior Citizen Center is a continuation of a pre-Katrina existing use. The conditional use is necessary because, while the center is a City-owned facility, it is operated by a private, non-profit agency. Because the Senior Citizen Center is a necessary public facility and has operated in its current location for several years prior to Hurricane Katrina, the Planning Department recommends approval.

CITY OF SLIDELL
CONDITIONAL USE PETITION


DATE: 7-15-09

ADDRESS OF PROPERTY WHERE
USE IS TO BE LOCATED: 610 Cousin street
Slidell, LA 70458

ZONING CLASSIFICATION A-8 High Density Urban

PROPERTY OWNER'S NAME, ADDRESS AND TELEPHONE NUMBER:

NAME: CITY OF SLIDELL
ADDRESS: PO Box 828, SLIDELL, LA 70459
TELEPHONE NO: (985) 646-4334

PROPERTY OWNER'S SIGNATURE:  DATE: 7-20-09
MAYOR

PETITIONER'S NAME, ADDRESS & TELEPHONE NUMBER IF DIFFERENT THAN
PROPERTY OWNER:

NAME: CITY OF SLIDELL - PLANNING
ADDRESS: PO Box 828, SLIDELL, LA 70459
TELEPHONE NO: (985) 646-4320

PETITIONER'S INTEREST IN THIS PETITION: This property was used as a Senior Center prior to Hurricane Katrina and will continue to be used as a Senior Center. Since it has been unoccupied for nearly 4 years it cannot be used as a non-conforming use and is now required to have a Conditional Use permit.

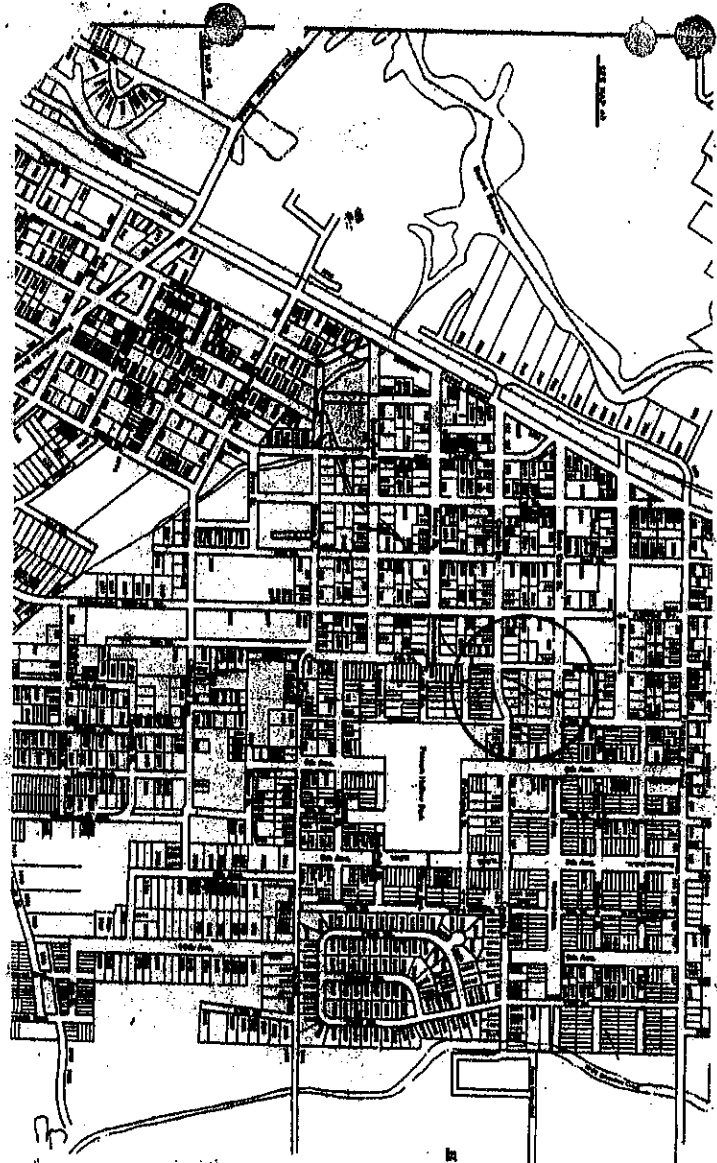
How is the property presently being used? The property was used as a Senior Center prior to Hurricane Katrina and is currently unoccupied. It is going to be demolished due to the damages from the storm.

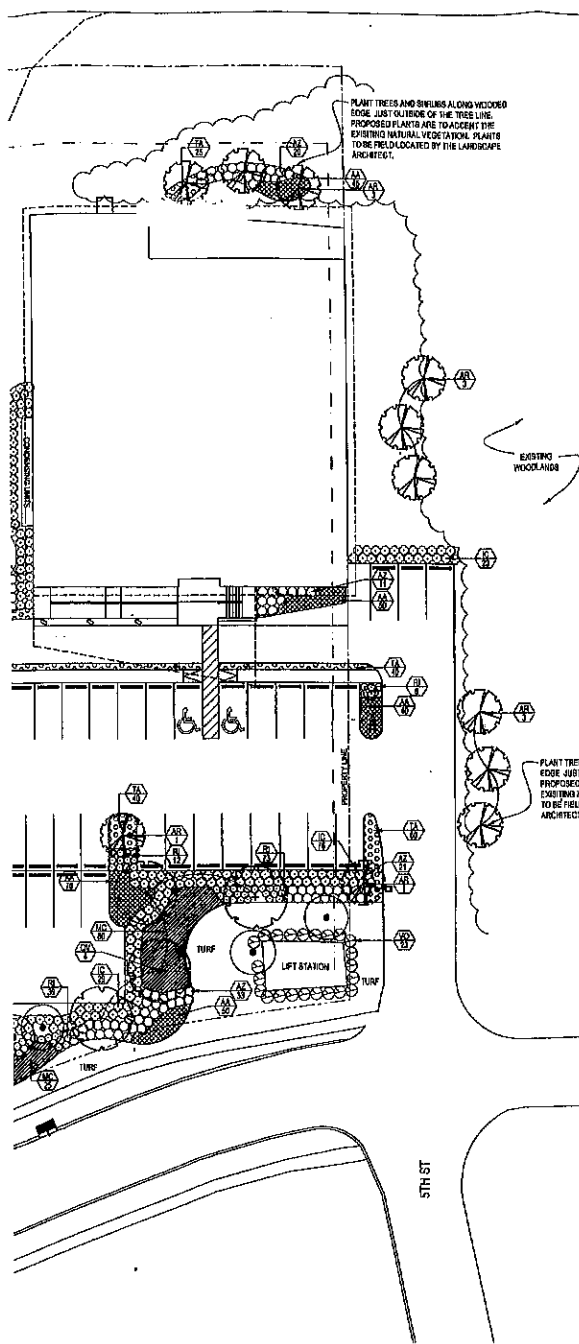
What impact will this conditional use have on surrounding properties?
There will not be any impact to the surrounding properties. The use will be the same as prior to Hurricane Katrina.

This petition shall be accompanied by a current legal plat of survey, which indicates the flood zone that the property is in and shows all existing structures, easements & rights-of-way.

If the new construction including additions and site improvements are being proposed for this site then the applicant must submit with this petition a site plan drawn to a scale of not less than 1" to 100'. This plan shall be dimensionalized and include all parking areas, storage areas, maintenance areas, loading areas, production areas and the zoning on all adjacent properties.

The applicant shall be responsible for the payment of all costs for legal advertisement as may be required by Section 5.1. Legal advertisement fees are based on the length of the legal description of the property and must be paid in full at the time the application is filed.





SLIDELL SENIOR CITIZEN CENTER
01.08.1074

610 COLUSIN ST
SLIDELL, LOUISIANA 70458
COLLECTORIAL PAPER ELEMENTS

DATE: 07.01.10
PROJECT NO: 01-00-10

REVISIONS:

NO	DATE	DESCRIPTION

DRAWN BY: C.
CHECKED BY: GE
SHEET TITLE:

Lp