

AGENDA
PLANNING AND ZONING COMMISSION MEETING
July 26, 2010
5:00 P.M.

THE FOLLOWING PROCEDURES AND RULES APPLY TO PUBLIC COMMENT:

In accordance with Title 1, Section 1.7 of the Code of Ordinances, all items on this agenda are open for public comment. Those members of the public desiring to speak on a particular item should approach the podium and request to speak after the item is announced by the Chairman. They will be required to give their name and address and the Chairman will allocate a specific amount of time for members of the public to speak.

1. A statement setting forth the applicant's proposal, together with the Planning Commission Staff recommendation will be made by the Planning Director and Staff after which the applicant and the public will be heard. Each speaker, before speaking on the proposal, shall give his or her name and the address and state whom he/she is representing. Anyone speaking as a civic association representative shall document that their presented views are those of the organization. A resolution or official minutes from the organization are acceptable forms of documentation.
2. Applicant and applicant representatives for the proposal will speak first for a period not to exceed fifteen (15) minutes. Proponents for the proposal will speak second and a period of three (3) minutes will be allowed for each proponent not to exceed fifteen (15) minutes in total time. Opponents or other interested parties will speak next and a period of three (3) minutes will be allowed for each opponent. There will be no limit to the number of persons who may speak, but speakers are encouraged to avoid duplication in their presentations.
3. Applicant will be allowed a total period of five (5) minutes to offer rebuttal. Opponents will not be allowed to rebut. This procedure shall be followed except as such time when the presiding officer may extend such time limitation in exceptional and unusual cases.
4. The Commission Members may ask any questions and make comments, but are urged to cooperate in an effort to spend no more than fifteen (15) minutes in discussion of a case after all speakers have been heard.
5. Items placed on the Consent Agenda by the Planning Commission Staff will not have time allocated for speaking, unless there is a member of the public present at the meeting who wishes to speak on the item. In such cases, the proposal will follow the standard.
6. Revocations, Street Name Changes, and Zoning cases heard tonight by the Planning Commission will be heard by the **Metropolitan Council on Wednesday, August 18, 2010, at 4:00 P.M.** unless the case is deferred by the Commission or has been pre-introduced by the Council. It is important that the applicant of each case also attend the Council Zoning Meeting to present the case before the Council.

1. ROLL CALL

2. APPROVAL OF THE MINUTES (June 21, 2010)

3. HORIZON PLAN

4. AMENDMENTS AND CONSENT AGENDA

- 5. (Deferred from June 21, 2010 and May 24, 2010) Amending Title 7 (Unified Development Code), Chapter 3 (Administrative Mechanisms), of the Code of Ordinances of the City of Baton Rouge and Parish of East Baton Rouge, so as to amend and reenact Chapter 3, Section 3.522 Demolition by Neglect. (By: Councilwoman Wicker)**

-----**PLANNING**-----

- 6. WT-3-10 (Deferred from June 21, 2010) AT&T Wireless Communications Tower: Riverbend** This property is located on the east side of River Road, west of Laurel Estates Court. (Council District 3-Loupe)

- 7. SS-41-10 P.S. Peairs Property, Tracts L-1-A-3-A-1 and L-1-A-3-A-2** This property is located on the south side of Peairs Road, west of Joor Road. (Council District 1-Welch)

8. **S-2-10** **Plaza Americana, Lots 1-6** This property is located on the west side of Emmett Bourgeois Lane, south of St. Regis Drive. (Council District 11-Cascio)
9. **SP-12-10** **Living Faith Christian Center** This property is located on the north side of Winbourne Avenue, east of East Brookstown Drive. (Council District 7-Marcelle)
10. **PK-3-10** **Walgreens Pharmacy** This property is located on the northwest corner of Highland Road and Lee Drive, on the Denis A. Duplantier Jr. Tract. (Council District 12-Bougeois)

-----**ZONING**-----

11. **Case 23-10** **(Deferred from June 21, 2010) Zachary-Deerford Road and Tucker Road** This property is located at the northwest intersection of Zachary-Deerford Road and Tucker Road, on Lots D-2-A, Z-1, W-1-A, W-1-B, and W-1-C of the J. R. Tucker Property. To amend the "2010 Land Use Plan" from Low Density Residential to Light Commercial and to rezone from R (Rural) to LC1 (Light Commercial One). Section 2 and 3, T5S, R1E, GLD, EBRP, LA. (Council District 1-Welch)
12. **Case 22-10** **Westmoreland Village** This property is located on the south side of Government Street, west of South Acadian Thruway, on Tracts B, C, and Westmoreland, of the Westmoreland Shopping Center. To rezone from SPUD (Small Planned Unit Development) to C1 (Light Commercial). Section 81, T7S, R1E, GLD, EBRP, LA. (Council District 7-Marcelle)
13. **Case 28-10** **Tract S-2-B-1-A Zachary-Slaughter Highway** This property is located east of Zachary-Slaughter Highway, west of Colesie Lane, on Tract S-2-B-1-A. To rezone from A2.7 (Single Family Residential) to R (Rural). Section 17, 18, and 63, T4S, R1E, GLD, EBRP, LA. (Council District 1-Welch)
14. **Case 29-10** **9880 Bluebonnet Boulevard, Suite C-3-A** This property is located on the west side of Bluebonnet Boulevard, north of Burbank Drive, on a portion of Tract L-2-B-3 of the Gulf Union Corporation Property. To amend the "2010 Land Use Plan" from Neighborhood Office to Light Commercial and to rezone from C2 (Heavy Commercial) to C-AB-1 (Commercial Alcoholic Beverage One). Section 51, T8S, R1E, GLD, EBRP, LA. (Council District 3-Loupe)
15. **Case 31-10** **3488 Drusilla Lane** This property is located on the northeast side of Drusilla Lane and Carlos Drive, on a portion of Lot 50-C of the Interstate Shopping Center. To rezone from C2 (Heavy Commercial) to C-AB-2 (Commercial Alcoholic Beverage Two). Section 39 and 100, T7S, R1E, GLD, EBRP, LA. (Council District 11-Cascio)
16. **COMMUNICATIONS**
17. **ADJOURN**