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CITY PLANNING COMMISSION  
MEETING AGENDA  
TUESDAY, JUNE 13, 2023  
01:30 P.M. COUNCIL CHAMBERS  
Minutes  
1. Adoption of the minutes of the May 23, 2023 meeting Minutes for the May 23  
meeting  
Business  
2. Zoning Docket 039/23 - Deferred from May 23, 2023 Applicant(s): Bywater JEJ,  
LLC Request: Conditional use to permit a hotel in an HU-MU Historic  
Marigny/Tremé/Bywater Mixed-Use District Property description: Square 292, Lots  
Y, 10, 23, and 24 or Lots Y, 1, and two undesignated lots, in the Third Municipal  
District, bounded by Bartholomew Street, Burgundy Street, Mazant Street, and North  
Rampart Street Address(es): 901 Bartholemew Street and 4015 Burgundy Street  
Preliminary staff report  
Zoning Docket 042/23 Applicant(s): Professional Funeral Services, Inc. Request:  
3.  
Zoning change from an LI Light Industrial District to an MU-1 Medium Intensity  
Mixed-Use District Property description: The entirety of Square 1804, in the Third  
Municipal District, bounded by Franklin Avenue, Abundance Street, Agriculture  
Street, and Eads Street Municipal address(es): 2905-2941 Franklin Avenue  
Preliminary staff report  
Zoning Docket 043/23 Applicant(s): New Orleans Property Partners, LLC Request:  
4.  
Conditional use to permit the retail sale of packaged alcoholic beverages in a CBD-5  
Urban Core Neighborhood Lower Intensity Mixed-Use District and the rescission or  
amendment of Ordinance No. 21,252 MCS (Zoning Docket 001/03) Property  
description: Square 256, Parcel 2 or Lots A and 37, in the First Municipal District,  
bounded by Howard Avenue, Baronne Street, O'Keefe Avenue, and Julia Street  
Municipal address(es): 929 Howard Avenue  
Preliminary staff report  
Zoning Docket 044/23 Applicant(s): City Council Motion No. M-23-146 Request:  
5.  
Amendment to the text of the Comprehensive Zoning Ordinance to modify Article 24,  
Section 24.15.C to read as follows: "24.15.C MAINTENANCE AND RELOCATION  
A designated classic sign may be moved to a new location when and where the  
associated business moves, or an exact replica of a designated classic sign may be  
installed at a new location when a business with a classic sign moves. Only the  
business name, other descriptive language, and color of an original designated classic  
sign may be changed to reflect a new business at the original classic sign location."  
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Preliminary Staff Report  
Zoning Docket 045/23 Applicant(s): City Council Motion M-23-162 Request:  
6.  
Amendment to the text of the Comprehensive Zoning Ordinance to modify Article 18,  
Section 18.30, the University Area Off-Street Parking Overlay District, the intent of  
which is to require off-street vehicular parking for certain increases in the number of  
existing bedrooms and bathrooms, (i) to expand the area of applicability to include  
additional neighborhoods, including parts of neighborhoods bounded by Front Street,  
Jefferson Avenue, South Claiborne Avenue, Toledano Street, Earhart Boulevard and  
South Carrollton Avenue; (ii) redefine "bedroom" to include a window or a door that  
opens to a space other than another sleeping room, bathroom or toilet room, and  
require that every shared bedroom be at least 50 sq. ft. for each occupant; (iii) lower  
the threshold for off-street parking requirement for new construction or renovations  
from four bedrooms and three bathrooms to three bedrooms and two bathrooms; (iv)  
redefine "full bathroom" to include a bathtub and/or shower; (v) require new  
construction or renovation to include a common room which cannot be a bedroom;  
(vi) require that new parking spaces be a minimum of 8 1/2 feet wide by 18 feet long;  
(vii) prohibit tandem parking; (viii) recognize possible shared parking arrangements  
between adjacent lots; and (viv) prohibit the raising of structures to accommodate off-  
street parking.  
Preliminary staff report  
7. Zoning Docket 046/23 Applicant(s): City Council Motion M-23-M Request:  
Amendment to the text of the Comprehensive Zoning Ordinance to modify Article 1,  
Section 17.3.A to classify "broadcasting studio" as a permitted use in the CBD-5  
Urban Core Neighborhood Lower Intensity Mixed-Use District.  
Preliminary staff report  
8. Firearm Sales Study The purpose of this study shall be to make recommendations  
regarding the addition of "firearm sales" as a use separate and distinct from "retail  
goods establishment" and to make recommendations regarding potential zoning  
changes that would prohibit the sale of firearms within 1,000 feet of educational  
facilities.  
Preliminary Staff Report  
Subdivision Ratifications This ratification includes applications that have not yet been  
9.  
certified by the staff and where the Commission is ratifying the staff determination  
that the application may be reviewed and approved administratively.  
List of subdivisions deferred from the May 23 meeting  
List of new subdivisions for the June 13 meeting  
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Robert D. Rivers  
Executive Director  
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