

**BOARD OF ZONING ADJUSTMENTS**

**AGENDA – REGULAR MEETING – MONDAY, OCTOBER 26, 2020**

LOCATION: 2<sup>nd</sup> Floor Council Chambers  
J. P. General Gov't Bldg.

MEETING CALLED TO ORDER: 4:00 P.M.

**OLD BUSINESS:**

- Roll Call
- Reading of minutes of last hearing

**NEW BUSINESS:**

**Case E-5526** Erin Daigle for  
OLD JEFFERSON DEVELOPMENT, LLC  
2812-2814 Andover St.  
Jefferson, LA 70121

Council District: #2 - Moran  
Zoning of Property: R-2

**Variance:    Insufficient side yard  
                  Insufficient rear yard**

New two-family residence in the required left & right side and rear yards creating insufficient left & right side and rear yard setbacks.  
Side yd.: Req. 5' – has 4' 6" – short 6"  
Rear yd.: Req. 24' – has 20' – short 4'

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**Case E-5527** Erin Daigle for  
OLD JEFFERSON DEVELOPMENT, LLC  
2813-2815 Andover St.  
Jefferson, LA 70121

Council District: #2 - Moran  
Zoning of Property: R-2

**Variance:    Insufficient side yard  
                  Insufficient rear yard**

New two-family residence in the required left & right side and rear yards creating insufficient left & right side and rear yard setbacks.  
Side yd.: Req. 5' – has 4' 6" – short 6"  
Rear yd.: Req. 24' – has 20' – short 4'

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**Case E-5528** PAUL GUILLIE  
113 Bourgeois Ct.  
Harahan, LA 70123

Council District: #2 - Moran  
Zoning of Property: R-1A

**Variance:    Insufficient front yard setback**

6' high wood fence in the required front yard creating insufficient front yard setback on a through lot.  
Front yd.: Req. 20' – has 10' – short 10'

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**Case E-5529** Sean Sargent of Ready Power for  
THOMAS BARBERA  
4645 Carthage St.  
Metairie, LA 70002

Council District: #5 - Hammett  
Zoning of Property: R-1A

**Variance:    Insufficient side yard setback**

Generator in the required side yard creating insufficient side yard setback.

Side yd.: Req. 5' – has 1' –short 4'

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**Case E-5530** HECTOR M. RIVERA  
4204 Eureka St.  
Metairie, LA 70001

Council District: #5 - Hammett  
Zoning of Property: R-3

**Variance: Insufficient front yard setback**  
8' high wood fence in the required front yard creating insufficient front yard setback.  
Front yd.: Req. 20' – has 0 – short 20'

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**Case E-5531** SCOTT HARRIS  
691 Jefferson Heights Ave.  
Jefferson, LA 70121

Council District: #2 - Moran  
Zoning of Property: R-1A

**Variance: Exceeding maximum allowed 40% in rear yard**  
Detached greenhouse exceeding maximum allowed 40% in the required rear yard.  
Square footage: Max allowed 500 sq. ft. – has 840 sq. ft. – over 340 sq. ft.

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**Case E-5532** DANA DeGEORGE  
233 Brockenbraugh Ct.  
Metairie, LA 70005

Council District: #5 – Hammett  
Zoning of Property: R-1A/MRTPD

**Variance: Appeal the decision of the Parish Arborist**  
Appeal the decision of the Parish Arborist as to the removal of a Live Oak Tree.

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**Case E-5533** MICHAEL J. LeJUNE, SR.  
1612 Persimmon Ave  
Metairie, LA 70001

Council District: #5 – Hammett  
Zoning of Property: R-1A

**Variance: Insufficient side yard setback**  
Generator in the required side yard creating insufficient side yard setback.  
Side yd.: Req. 5' – has 1' 6" – short 3' 6"

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**Case E-5534** Al Templet of Pools by Joe Crowton for  
BILL SKELLY  
717 Jefferson Ave.  
Metairie, LA 70001

Council District: #5 – Hammett  
Zoning of Property: R-1A

**Variance: Insufficient rear yard setback**  
Pool equipment in the required rear yard creating insufficient rear yard setback.  
Rear yd.: Req. 3' – has 6" – short 2'6"

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**Case E-5535** Joseph Flynn for  
JSH INVESTMENTS, LLC  
819 N. Woodlawn Ave.  
Metairie, LA 70001

Council District: #5 – Hammett  
Zoning of Property: R-2

**Variance: Insufficient side yard setback**

Townhouse in the required right side yard creating insufficient right side yard setback.  
Side yd.: Req. 10' – has 5' 1 ½" – short 4' 10 ½"

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**Case E-5536** Joseph Flynn for  
JSH INVESTMENTS, LLC  
821 N. Woodlawn Ave.  
Metairie, LA 70001

Council District: #5 – Hammett  
Zoning of Property: R-2

**Variance: Insufficient side yard setback**

Townhouse in the required left side yard creating insufficient left side yard setback.  
Side yd.: Req. 10' – has 5' 1 ½" – short 4' 10 ½"

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**DECISIONS TO BE MADE ON CASES HELD FROM PREVIOUS HEARINGS**

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**Case E-5514** GLENN FORCHA  
4323 Anthony St.  
Metairie, LA 70001

Council District: #5 – Hammett  
Zoning of Property: R-2

**Variance: Appeal the decision of the Director of Inspection and Code Enforcement  
Accessory area vs living area**

Appeal the decision of the Director of Inspection and Code Enforcement as to accessory building vs living area square footage.  
Square footage: Allowed: 1,227 sq. ft. – has 1,895.5 sq. ft. – over 668.5 sq. ft.

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**Case E-5517** LOUIS BAUDIER, JR.  
115 Tullulah Ave.  
River Ridge, LA 70123

Council District: #2 - Moran  
Zoning of Property: R-1A

**Variance: Exceeding maximum 13' height allowance**

Constructed a 2-story accessory building exceeding the maximum 13' height allowed in the rear yard.  
Height: Max allowed: 13' – has 18' 9" – over 5' 9"

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**Case E-5519** MELISSA SCHOEN  
1914 Brockenbraugh St.  
Metairie, LA 70005

Council District: #5 – Hammett  
Zoning of Property: R-1A

**Variance: Insufficient side yard setback**

New single-family residence, A/C unit, pool equipment and generator in the required side yard creating insufficient side yard setback.  
Side yd. (left): Req. 5' – has 3' – short 2'  
Side yd. (right): Req. 5' – has 3' – short 2'

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**Case E-5523** Roland Ariaga of Archi-Dinamica Architects for  
Sean Gatreau for ELIZABETH GATREAU  
1518 Ocean Dr.  
Metairie, LA 70005

Council District: #5 - Hammett  
Zoning of Property: R-1A

**Variance: Insufficient rear yard setback**

Addition to existing residence with living space in the required rear yard creating insufficient rear yard setback.

Rear yd.: Req. 20' – has 12' 1" – short 7' 11"