

**OLD METAIRIE COMMISSION (OMC) MINUTES
PUBLIC HEARING
May 5th, 2022 9:00 a.m.**

In Attendance

Old Metairie Commission Members	Present	Absent
Thomas McAlister, Chair	√	
David Webber, Vice-Chair	√	
Dr. Monica Monica		√
Peter Waring	√	
Adele Lafaye		√

Planning Department

Brooke P. Tolbert, Assistant Director
Cinthya Chacon, Typist Clerk III
Carrie MacKay, Planner II
Shannon Haynes, Planner II
Alena Gesser, Planner III

Others

Hanlon deVerges, Sr. Asst. Parish Attorney
Rick Hollier, Inspection and Code Enforcement

Mr. McAlister, Chairman, introduced himself, other members of the Commission, and the Parish staff.

The Old Metairie Commission (OMC) conducted the May 5th, 2022 Public Hearing at the Joseph S. Yenni Building in the Council Chambers, located on the 2nd Floor, 1221 Elmwood Park Blvd., Jefferson, LA 70123. Mr. McAlister proceeded to the agenda and opened the meeting at 9:01 a.m.

OM-37-21 620 Northline St., A request for an addition to an existing single-family dwelling with a variance to the side yard and the rear yard setbacks. on Lot 9, Square F, Metairie Club Gardens Subdivision, Jefferson Parish, LA, bounded by Pelham Dr., Englewood Pkwy. and Nassau Dr., zoned R-1D Rural Residential District/OMNCD Old Metairie Neighborhood Conservation District. (Council District 5) (**Deferred from 4/7**)

Ms. Tolbert stated this case had been deferred at the April 7th, 2022 meeting to allow the applicant time to consider redesigning the garage and the proposed setbacks. The Planning Department just received revised plans showing a 10 ft. setback but has not had sufficient time to review it and update the report. Ms. Tolbert asked for a deferral on this case.

Mr. Waring made a motion of deferral for OM-37-21. Mr. Webber seconded the motion.

Ms. Chacon called the roll on the motion:

OMC Member	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Thomas McAlister, Chair	√		
David Webber, Vice-Chair	√		
Dr. Monica Monica			√
Peter Waring	√		
Adele Lafaye			√

The ayes have it by a vote of 3 to 0 With 2 absent. Motion of deferral approved.

OM-2-22 306 Bella Dr., A request to install an inground swimming pool, pool equipment enclosure, outdoor fireplace and grill station with a variance to the side yard setback for the placement of the pool equipment, on Lot 3-A, Square C, Metairie Club Gardens Subdivision, Jefferson Parish, LA, bounded by Bella Dr., Falcon Rd., and Frisco Ave., zoned R-1B/OMNCD Old Metairie Neighborhood Conservation District. (Council District 5)

Ms. Haynes reported the findings of the case. The Planning Department recommends the following:

Approval of the request to install an in-ground swimming pool, planters, outdoor fireplace and grill station for the following reason:

- The proposed developments meet all of the minimum requirements of the R-1B/OMNCD

Denial of the request for a variance to the side yard setback regulations for the pool equipment enclosure for the following reason:

- The lot exceeds the minimum width and area requirements for the R-1B district and no hardship exists to justify a variance to the side yard setback.

Mr. McAlister opened the floor for the applicant/representative to speak.

Andrew Biehler, 242 Mack Lane, Madisonville, LA 70447. Mr. Biehler stated his only comment is regarding the variance request for the pool equipment. Mr. Biehler stated anywhere they put the pool equipment on that side is going to be on the setback, and there's nowhere else other than on the setback. Mr. Biehler added they will have a fence on the front to protect the view from the street.

Mr. McAlister opened the floor for any proponents to speak. There were none.

Mr. McAlister opened the floor for any opponents to speak. There were none.

Mr. McAlister opened the floor for comments from the Commissioners.

Mr. Webber asked Mr. Waring where could he relocate the pool equipment.

Mr. Waring stated there are a couple of other options just by looking at it. Mr. Waring shared some of his suggestions with the applicant. Mr. Waring also stated he doesn't believe this is something that warrants a variance.

Mr. Webber and Mr. McAlister agreed with Mr. Waring’s comments and stated they had no further comments regarding this matter.

Mr. Webber made a motion to recommend denial on the variance to the R-1B regulations to allow a 3.58 ft. side yard setback for the proposed pool equipment where 7ft. is required. Mr. Waring seconded the motion.

Ms. Chacon called the roll on the motion:

OMC Member	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Thomas McAlister, Chair	√		
David Webber, Vice-Chair	√		
Dr. Monica Monica			√
Peter Waring	√		
Adele Lafaye			√

The ayes have it by a vote of 3 to 0 With 2 absent. Motion of denial approved.

Mr. Webber made a motion to recommend approval on the request to install an in-ground swimming pool, planters, outdoor fireplace and grill station. Mr. Waring seconded the motion.

Ms. Chacon called the roll on the motion:

OMC Member	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Thomas McAlister, Chair	√		
David Webber, Vice-Chair	√		
Dr. Monica Monica			√
Peter Waring	√		
Adele Lafaye			√

The ayes have it by a vote of 3 to 0 With 2 absent. Motion of approval approved.

OM-6-22 307 Cuddihy Dr., A request to construct a new covered patio with outdoor kitchen, on Lot 15, Square A, Golf View Subdivision, Jefferson Parish, LA, bounded by Frisco Ave., and Woodvine Ave., zoned R-1B/OMNCD Old Metairie Neighborhood Conservation District. (Council District 5)

Ms. MacKay reported the findings of the case. The Planning Department recommends the following:

Approval for the following reasons:

- Meets all requirements of the zoning code.

Mr. McAlister opened the floor for the applicant/representative to speak.

Karl Senner, property owner of 307 Cuddihy Dr., stated he had no comments.

Mr. McAlister opened the floor for any proponents to speak. There were none.

Mr. McAlister opened the floor for any opponents to speak. There were none.

Mr. McAlister opened the floor for comments from the Commissioners.

There were no comments from the Commissioners.

Mr. Webber made a motion to recommend approval on OM-6-22. Mr. Waring seconded the motion.

Ms. Chacon called the roll on the motion:

OMC Member	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Thomas McAlister, Chair	√		
David Webber, Vice-Chair	√		
Dr. Monica Monica			√
Peter Waring	√		
Adele Lafaye			√

The ayes have it by a vote of 3 to 0 With 2 absent. Motion of approval approved.

TXT-1-22 - A text amendment of Chapter 33 Unified Development Code and Chapter 40 Zoning of the Code of Ordinances of the Parish of Jefferson; to amend standards and procedures pertaining to tree preservation, including tree replacement, violations, enforcement, and penalties; and provide for related matters; as authorized by Council Resolution No. 136707 adopted December 9, 2020 and extended via Council Resolution No. 138642 adopted December 8, 2021. (Parishwide)

Ms. Gesser presented the Tree Preservation Study.

Mr. McAlister opened the floor for any proponents to speak. There were none.

Mr. McAlister opened the floor for any opponents to speak. There were none.

Mr. McAlister opened the floor for comments from the Commissioners.

There was a small discussion between Mr. Waring and Ms. Gesser regarding the clarifications of the proposed tree replacement requirements.

There was a small discussion between Mr. Webber and Ms. Gesser regarding the current root protection zone. Mr. Webber expressed he doesn't feel it's ever been adequate.

Mr. McAlister asked if there are any violations, should they report it to Parkways or Inspection and Code Enforcement?

Ms. Gesser stated currently the process in practice is to call Code Enforcement and they've been referring them to Parkways.

Mr. Waring asked if the Arborist needs to be the one who goes and checks on compliance or can any of the parish inspectors do so, as well?

Ms. Gesser stated the Parish Arborist and the Landscape Architect have the expertise to evaluate the trees.

Mr. Waring made a motion to recommend approval on TXT-1-22. Mr. Webber seconded the motion.

Ms. Chacon called the roll on the motion:

OMC Member	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Thomas McAlister, Chair	√		
David Webber, Vice-Chair	√		
Dr. Monica Monica			√
Peter Waring	√		
Adele Lafaye			√

The ayes have it by a vote of 3 to 0 With 2 absent. Motion of approval approved.

Minutes

Mr. Waring made a motion to defer adoption of the minutes from April 7th, 2022. Seconded by Mr. Webber.

Administrative Approvals & Follow-up of previous cases.

Ms. Tolbert reported the administrative approval of OM-7-22 for a property located at 620 Northline St. Amendment to OM-31-20 to allow for the addition of a 7 X 14' tanning ledge to the rear of the pool. No other changes were made to the site plan approved under OM-31-20 (resolution # 137188).

Ms. Tolbert followed-up on previous cases:

OM-3-22 5 Wavertree Ct., A request for exterior renovations including the enclosure of an existing carport into an attached garage with a variance to the area regulations and an OMC exception to the design guidelines for penetration of a massing angle, on Lot Pt. of 5, Square B, Metairie Club Gardens Subdivision, Jefferson Parish, LA, bounded by Avenue E., Vincent Ave., and Northline St, zoned R-1C Rural Residential/OMNCD Old Metairie Neighborhood Conservation District.

OMC recommended approval of the request at the April 7th, 2022 meeting, the BZA recommended approval on April 11th, 2022, and the Council approved it at the April 27th, 2022 meeting.

OM-4-22 601 Hector Ave., A request to add a new one-story covered porch at the rear of the existing residence on Lot 7, Square B, Metairie Club Gardens Subdivision, Jefferson Parish, LA, bounded by Avenue E, Wavertree Ct., and Northline St., zoned R-1C Rural Residential/OMNCD Old Metairie Neighborhood Conservation District.

The OMC recommended approval at the April 7th, 2022 meeting and the Council recommended approval at the April 27th, 2022 meeting.

OM-27-21 11 Fairview Ct., A request for the construction of a new swimming pool, concrete pool deck and pool equipment enclosure on Lots 4, and Part of Lots 3 & 5 (Proposed Lot 4-A), Square 11, Friedrichsruhe Subdivision, Jefferson Parish, LA, bounded by Friedrichs Ave., Metairie Rd., and Orpheum Ave., zoned R-1B Suburban Residential District/OMNCD Old Metairie Neighborhood Conservation District.

The OMC recommended approval at the April 7th, 2022 meeting and the Council recommended approval at the April 27th, 2022 meeting.

Mr. MacAlister asked if there were any additional business to come before the commission. There were none.

Mr. Waring made a motion to adjourn. Seconded by Mr. Webber. Meeting adjourned at 9:53 am.