

The meeting was called to order at 6:00pm by Zoning Chairman Brian Rhinehart

The secretary called the roll.

Commissioners Present: Claire Durio, Andrea Fulton, Scott Quillin, Brian Rhinehart, and Patrick Rosenow

Absent: Nicholas Cressy, Karen Gautreaux (absent at roll call, present at 6:06pm)

Also Present: Alex Weiner, Planner; David Parnell, City Attorney; Tina Myers, Secretary

Announcement that written notice of decisions regarding zoning variances will be filed in the Commission's office the following day of this meeting at which time applicable appeal time will begin to run.

New Business

SUP25-06-01 – Barrett McGuire requests a revision to Special Use Approval SUP16-12-08 per CLURO Section 4.3.2.11. Amendments to Special Use Permit Approvals, Old Mandeville, Square 25A, Lots 4,5,6,7,17,18,19 and 20, B-3 Old Mandeville Business District, 2129 Lakeshore **(APPLICANT REQUESTED TO POSTPONE)**

Mr. Rhinehart stated the applicant requested to postpone.

Mr. Quillin moved to approve, Ms. Durio seconded, and the motion passed unanimously.

Tina Myers, Secretary

Brian Rhinehart, Chairman
Planning Commission

Claire Durio commenced the Work Session portion of the Planning Commission Meeting.

New Business

CU25-07-04 – Lynn Brayton requests Conditional Use Approval to allow Lodging (Transient)— Short-term Rental Whole House per the Table of Permitted Uses, CLURO Section 7.8, Old Town of Mandeville, Square 34 Lot D1-A, B-3 Old Mandeville Business District, 418 Lafitte

Karen Gautreaux arrived at this point

It was discussed whether the whole house short-term rental could or could not be rented as two separate dwelling spaces. The requirement of having an owner onsite was discussed because of the accessory dwelling unit. With this being two different structures would it require one or two permits? Lynn Brayton 429 Lafitte (applicant) is not sure if she will rent them separately or together. It was clarified for whole house rentals it must be one party; multiple parties cannot rent under a whole house rental permit.

CU25-07-05 – Steven and Sarah Federer request Conditional Use Approval to allow Lodging (Transient)— Short-term Rental Whole House per the Table of Permitted Uses, CLURO Section 7.8, Old Town of Mandeville, Square 19 Lot 5A, B-3 Old Mandeville Business District, 510 Girod

It was discussed whether the applicant can keep the B&B Inn permit and add the whole house short-term rental permit or if they would need to choose one. Steven Federer 510 Girod (applicant) it would depend on the demand if they would rent it as an Inn or a whole house. The two suites they have now don't do well for larger groups. The requirements for The Bed and Breakfast Inn and the whole house rentals were discussed. He can have both permits if he would like. It was explained the owner or operator would need to stay onsite when it's used as an Inn, if it's a whole house rental the owner or operator would need to stay onsite.

With new business concluded for the Planning Commission, Ms. Durio moved to the Zoning Commission portion of the meeting.

Tina Myers, Secretary

Claire Durio, Chairwoman
Planning Commission

Zoning Commission

Work Session

July 8, 2025

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Brian Rhinehart commenced the Work Session portion of the Zoning Commission Meeting.

Notification of Filing Case Addendum - Any additional information determined to be needed by the Commission in order to make a decision regarding a case shall be required to be submitted to the Planning Department by the end of business on the Friday following the meeting at which the additional information was requested or the case will automatically be tabled at the next meeting.

New Business

V25-07-13 – James Thompson requests a variance to CLURO Section 5.2.3.2. Drainage Overlay District and Fill Sub-Area A, Old Town of Mandeville, Square 27 Lot C2, R-1 Single Family Residential District, 2306 Jefferson

The pool and pool equipment location were discussed, the need for the request was discussed. Mr. Quillin requested the existing elevations of the surrounding properties.

V25-07-14 – Kevin and Susan Mumphrey request a variance to CLURO Section 7.5.1.3 R-1 Site Development Regulations, Old Town of Mandeville, Square 4 Lot F, R-1 Single Family Residential District, 195 Lamarque

Ms. Durio asked if any comments from the neighbor were received, none were received.

V25-07-15 – Matt and Julie McClendon request a variance to CLURO Section 8.1.1.4. Allowed Setbacks Encroachments, Old Town of Mandeville, Square 13 Lot 5, R-1 Single Family Residential District, 310 Lamarque

Mr. Rhinehart asked if any comments from the neighbor were received. One comment was received from the neighbor to the South, closest to the generator, the neighbor has no objection. The generator needed to be elevated and the noise that could cause and when the generator will be on were discussed.

Public Comment

Ms. Durio motioned to adjourn the meeting, Mr. Quillin seconded, and all were in favor. The meeting was adjourned at 6:38 pm

Tina Myers, Secretary

Brian Rhinehart, Chairman
Zoning Commission