



Date Received Dec 3, 2020

Infill/Mixed Use Small Planned Unit Development or Small Planned Unit Development

City of Baton Rouge / Parish of East Baton Rouge
Office of the Planning Commission, 1100 Laurel Street, Suite 104
Baton Rouge, Louisiana 70802

Staff Use Only

Fee(s): \$950 Application Taken by: MLN
Case Number: SPUD-10-06 Meeting Date: JAN 19
MPN Project Number: 52550-SPUD

Please Print or Type (all entities listed below will be copied on all comments)

- Type of application: ISPUD SPUD
- Submittal: New Revised (provide case #) 10-06- - -
- Type of revision: Major Use Change Major Site Change Minor Change
- Applicant Name and Title: Robert Edwards DDS
Email Address: redwa3yahoo.com Daytime Phone Number: 225-766-8107
Business: _____
Address: 5188 Highland Road City: Baton Rouge State: LA ZIP: 70808
- Developer (if applicable): Same as Above
Email Address: _____
- Name of Property Owner: Same as Above
Email Address: _____ Daytime Phone Number: _____
Address: _____ City: _____ State: _____ ZIP: _____
- Subject Property Information:
CPPC Lot ID#(s): 1640867643
Lot #(s): Tract Y-1 Block/Square: 86
Subdivision or Tract Name: Tract Y-1 of a portion of the H.L. Leathers Tract
Nearest Intersection: Intersection of Highland Road and Jefferson highway
- Specific proposed use as described in proposed development narrative:
The intent is to provide 2 buildings (Office Building and Office/Warehouse Building) with required parking on a 3.07 acre site.
The initial building will contain a office tenant attached. The site will contain a loading area and concrete yard area.
- Size of the property: 3.07 Acres
- Number of proposed Lots or Tracts: None
- Average size of proposed Lots or Tracts: Existing 3.07 Acre Tract
- Action Requested: Rezoning
To rezone from N/A to _____ Acres: _____

Applicant's Initials

September 2020

13. Table of Uses:

	Low Density Residential	Medium Density Residential	High Density Residential	Commercial / Office	Public and Semi-Public	Industrial	Open Space
Total # of Units	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Square Feet of Buildings	N/A	N/A	N/A	27,500	N/A	N/A	N/A
Total Acreage	N/A	N/A	N/A	2.00	N/A	N/A	1.07
Percentage of Site	N/A	N/A	N/A	65.2	N/A	N/A	34.8

14. Table of Parking Spaces:

	Number of Spaces Required	Number of Spaces Proposed	Number of Handicap Spaces Proposed	Total Number of Spaces Proposed
Section, Phase or Filing	50	49	6	55
Section, Phase or Filing	N/A	N/A	N/A	N/A
Section, Phase or Filing	N/A	N/A	N/A	N/A
Total	50	49	6	55

15. Stormwater Management Plan:

Submitted Not Submitted If not submitted please explain:
 See attached email correspondence

16. Drainage Impact Study:

Submitted Not Submitted If not submitted please explain:
 See attached email correspondence

17. Water Quality Impact Study:

Submitted Not Submitted If not submitted please explain:
 See attached email correspondence

 Applicant Initials

18. Compliance with Development Review Committee and/or Departments of Development and Transportation and Drainage comments will be required prior to approval: Acknowledgment

19. Acknowledgement:

I acknowledge that private deed restrictions or covenants may exist on the subject property. I recognize that neither the Planning Commission nor its staff may consider such deed restrictions or covenants, if any, when determining approval or denial of an application, nor can the City or Parish enforce private deed restrictions or covenants. It is my responsibility as an Applicant to determine if any such deed restrictions and covenants exist on the subject property, and to be aware that violations of the same subject me and/or Property Owner to litigation from others.

I understand that the application fee is nonrefundable. (Applications must be received by 10:00a.m. on the scheduled Application Deadline.)

Application must be signed by both applicant and property owner if different. Letter of authorization must be submitted in absence of the property owner's signature or where an authorized agent signs in lieu of either property owner or applicant.

	Robert Edwards DDS	12-03-20
Signature of Applicant	Type or Print Name of Applicant	Date

Signature of Property Owner	Type or Print Name of Property Owner	Date
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