



Date Received: 3/4/2021

### Final Development Plan

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): 950.00  
Case Number: PUD-2-00  
MPN Project Number: 52713

Application Taken By: coll.  
Meeting Date: 4/19/2021

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

1. Type of application:     PUD                       TND
2. Submittal:                 New                               Revised (PUD-\_\_-\_\_)
3. Type of revision:         Major Site Change     Minor Change
4. Applicant Name and Title: Margaret Grissom, Adams Engineering  
 Email Address: margaret.grissom@adams-engineering.com Daytime Phone Number: (817) 328-3242  
 Business (if applicable): Adams Engineering (on behalf of McDonald's USA, LLC)  
 Address: 8951 Cypress Waters Blvd, Suite 150 City: Dallas, TX State: TX ZIP: 75019
5. Developer (if applicable): McDonald's  
 Email Address: jose.martinez@us.mcd.com
6. Name of Property Owner: \_\_\_\_\_  
 Email Address: \_\_\_\_\_ Daytime Phone Number: \_\_\_\_\_  
 Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ ZIP: \_\_\_\_\_
7. Subject Property Information:  
 CPPC Lot ID#(s): \_\_\_\_\_  
 Lot #(s): Tract C-1-A-1-A-2 Block/Square: 57  
 Subdivision or Tract Name: Nelson Tract  
 (If property is not subdivided, attach a complete legal description and a survey map indicating bearings and dimensions.)  
 Nearest Intersection: Burbank Dr & Arlington Creek Centre Blvd
8. Specific proposed use as described in proposed development narrative.  
McDonald's Restaurant with dual order points  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
9. Size of the Property: 1.13
10. Action Requested: **Final Development Plan Approval**

11. 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
Total # of Lots							
Total Square Feet of Buildings	N/A	N/A	N/A	3,912			N/A
Total Acreage				1.13			
Percentage of Site				7.97			

12. 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	27	31	2	31
Section, Phase or Filing				
Section, Phase or Filing				
Section, Phase or Filing				
Total				

13. Access:

Private Street     Public Street (City-Parish)     Public Street (State)

14. Stormwater Management Plan (SMP):

Submitted     Not Submitted    If not submitted please explain:

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15. Drainage Impact Study:

Submitted     Not Submitted    If not submitted please explain:

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16. Water Quality Impact Study:

Submitted       Not Submitted      If not submitted please explain:

\_\_\_\_\_  
\_\_\_\_\_

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

Acknowledgment

\_\_\_\_\_  
\_\_\_\_\_

18. 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 for public hearing 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.

<i>Margaret Grissom</i>	Margaret Grissom	03/04/2021
Signature of Applicant	Type or Print Name of Applicant	Date
<i>[Signature]</i>	JASON R. Eisenberg	3/24/21
Signature of Property Owner	Type or Print Name of Property Owner	Date