



Date Received: 9/2/20

### 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): \$1,000

Application Taken By: Rex

Case Number: \_\_\_\_\_

Meeting Date: Oct 19, 2020

MPN Project Number: 52339

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

- Type of application:  PUD  TND
- Submittal:  New BOB  Revised (~~PUD~~) BOB
- Type of revision:  Major Site Change  Minor Change
- Applicant Name and Title: ALEX DESHOTELS ARCHITECT  
 Email Address: ADESHOTELS@GHC-ARCH.COM Daytime Phone Number: 225-338-5569  
 Business (if applicable): GRACE HEBERT CURTIS ARCHITECTS  
 Address: 501 GOVERNMENT STREET City: BATON ROUGE State: LOUISIANA ZIP: 70802
- Developer (if applicable): N/A  
 Email Address: \_\_\_\_\_
- Name of Property Owner: JIM HARPER  
 Email Address: jimh@lbf.org Daytime Phone Number: 225-922-6200  
 Address: 9516 Airline Highway City: Baton Rouge State: LA ZIP: 70815
- Subject Property Information:  
 CPPC Lot ID#(s): 140451334 (LOT 11) | 140451335 (LOT 12)  
 Lot #(s): 11 & 12 Block/Square: \_\_\_\_\_  
 Subdivision or Tract Name: TOWN CENTER BUSINESS PARK  
 (If property is not subdivided, attach a complete legal description and a survey map indicating bearings and dimensions.)  
 Nearest Intersection: CORPORATE BOULEVARD AT JEFFERSON
- Specific proposed use as described in proposed development narrative.  
A SINGLE TENANT 3 STORY OFFICE BUILDING  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
- Size of the Property: 7.722 ACRES

10. Action Requested: **Final Development Plan Approval**

AD \_\_\_\_\_ Applicant's Initials

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	N/A	N/A	N/A
Total # of Lots	N/A	N/A	N/A	2	N/A	N/A	
Total Square Feet of Buildings	N/A	N/A	N/A	83,400 SF			N/A
Total Acreage	N/A	N/A	N/A	5.742.AC			
Percentage of Site	N/A	N/A	N/A	74%			

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	209 STALLS	245 STALLS	7 STALLS	7 STALLS
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:

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

Acknowledgment

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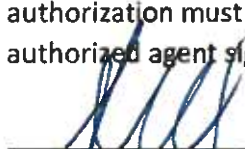

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18. Acknowledgement:

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 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.

	ALEX DESHOTELS	08/06/2020
Signature of Applicant	Type or Print Name of Applicant	Date
	Jim Harper	8/13/2020
Signature of Property Owner	Type or Print Name of Property Owner	Date