



St. Charles Parish
Department of Planning & Zoning
 14996 River Rd / P.O. Box 302 • Hahnville, LA 70057
 Phone (985) 783-5060 • Fax (985) 783-6447
 www.stcharlesparish-la.gov

Permit/Case #:	2024-3-R
Receipt #:	
Application Date:	12/29/23
Zoning District:	R-1M and M-1
FLUM Designation:	Low DL
Date Posted:	

**APPLICATION FOR ZONING MAP AMENDMENT
 (CHANGE OF ZONING DISTRICT OR REZONING)**

Fee: \$40 - \$200

Applicant: DNA Real Estate, LLC
 Home address: 12350 River Rd, St. Rose, LA 70087
 Mailing address (if different): nelsonbros.com
 Phone #: 504-451-2368 Email: nelsonbros@cox.net
 Property owner: same
 Municipal address of property: 12320 River Rd, St. Rose, LA 70087
 Lot, block, subdivision: Lot 19 Pecan Grove
 Change of zoning district from: DL to: R-1M + M-1
 Future Land Use designation of the property: expansion of RV Park + Equipment Parking
 (A fact sheet on Future Land Use designations is available at the Planning and Zoning Department).

Your written responses below will be forwarded to the Planning and Zoning Commission and Parish Council to help them make a determination on the merits of your request.

Describe how you plan to use the property if the rezoning is granted: We will expand our existing RV Park + Equipment parking

What types of activities occur on adjacent properties today? How is your proposed use compatible with the neighborhood?

Both adjacent properties are currently RV Parks

Is there something about the property or the surrounding neighborhood that make the rezoning necessary?

unknown

How does your proposed use of the property comply with the Future Land Use designation for the property?

expansion of existing RV Park

If the property is rezoned, but your project does not develop, explain how other uses allowed in the new zoning district are compatible with the existing neighborhood? A list of allowed uses is available at the Planning and Zoning Department.

Upon approval from the parish, the project will develop