

Name: ICG Investments, LLC

Address: Lot 25A-1, River Ridge West Phase III, Adjacent to 315 River Ridge Drive, Boutte

Case Number: **2026-1-MIN**

Members of the St. Charles Parish Planning Commission:

This minor resubdivision request does not meet all requirements of the St. Charles Parish Subdivision Regulations of 1981, specifically:

- **Section III.C.1.b. Width. The lot width at the minimum building setback line shall not be less than that specified by the St. Charles Parish Zoning Ordinance.**

The literal enforcement of these provisions of the ordinance is impracticable or will exact undue hardship because of peculiar conditions pertaining to the land in question, which includes:

We are requesting this waiver to have the Lot 25A-1 (313 River Ridge) size less than the required 60 feet width due to the fact that the adjacent home (315 River Ridge Drive) was just too close to the property line to have adequate space between the properties including the fence. We are requesting the board approve the -1.26 feet difference and approve ICG Investment's request for re subdivision of the lot 25A-1.

Please consider this waiver request with my application.

Thank you.

Applicant Signature:

Date: 01-05-2026



Applicant Signature: _____

Date: _____