



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 #: 2023-6-SPU
 Receipt #: 12862413
 Application Date: 9/21/23
 Zoning District: C-2
 FLUM Designation: Commercial
 Date Posted: _____

APPLICATION FOR SPECIAL PERMIT USE

Fee: \$50

Special Permit Use: Those building or land uses requiring in-depth review and analysis by the Planning and Zoning Department and approval of the Planning Commission and/or the Parish Council when required by the Zoning Ordinance.

Applicant: Khawaja Omer

Home address: 63 Emile Ave, Kenner, LA, 70065

Mailing address (if different): _____

Phone: 504-478-5419 Email: Rawa ha 2001 @ Yahoo.com

Property owner: NABOT Brothers LLC

Municipal address of property: 16830 Hwy 90 Des Allemands, LA

General location or legal description (if no address has been assigned): _____

Present use of property and existing structures: _____

Contemplated use of property/reason for special permit use request: CAR LOT

I/we swear to be the sole owner(s) of the property described in this application for Special Permit Use; I/we endorse this application:

NABOT Brothers LLC
 (Property owner)

 (Property owner)

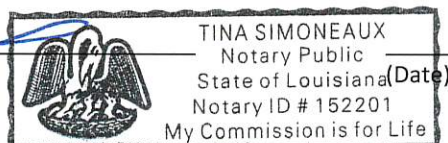
[Signature]
 (Property owner)

 (Property owner)

 (Property owner)

 (Property owner)

[Signature]
 (Notary signature & seal)



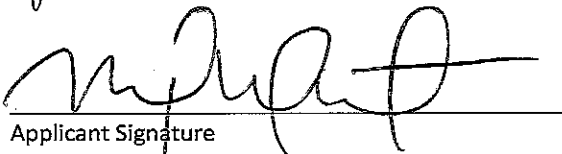
9/21/2023

Special Permit Use Application Process:

- An applicant submits a completed Special Permit Use application to the Department of Planning and Zoning.
- The Planning Department reviews the application for completeness and processes it for the Planning and Zoning Commission
- Public notice describing the application will be advertised in the Parish journal and posted on the property in addition to being sent to the owners of adjacent property
- Planning and Zoning staff will review the application according to the Special Permit Use Evaluation Criteria and make a recommendation to the Planning and Zoning Commission
- The Planning Commission will conduct a public hearing on the proposed Special Permit Use.
 - Based upon the evidence presented at the public hearing, the Planning Commission will evaluate the application against the Evaluation Criteria.
 - The Planning Commission will approve, approve with conditions, or deny the application.
 - For Special Permit Uses requiring a supporting resolution of the Parish Council, the Planning Commission's approval will be forwarded to the Parish Council where a final decision will be made.

Application Checklist:

- NS 1. Completed application. If the owner is a corporate entity, an authorized representative must sign the application and a corporate resolution authorizing the representative must be attached.
- NS 2. Deed/Act of Sale to the property (available in the Clerk of Courts Office). The deed must include the name of the property owner(s) and a legal description of the property including restrictions, easements, and servitudes.
- NS 3. Site plan of proposed development including existing and new structures. Plan must be drawn to scale and include at least the following information:
 - Lot dimensions and dimensions of servitudes and easements
 - Proposed structure dimensions with setbacks
 - Proposed parking area
 - Proposed fencing and landscaping for commercial uses
- NS 4. Completed abutting property owner form. Information should be obtained from the St. Charles Parish Assessor. An abutting property is any property that touches the subject property. Properties across a street right of way or other servitude or easement must also be included on the list.
- NS 5. Notarized endorsement of property owner(s).
- NS 6. Fee (\$50 check or money order payable to St. Charles Parish Department of Finance)


Applicant Signature

9/21/23
Date

Joë Vittur
Application taken by

9/21/23
Date

Notes/comments: _____

