



# St. Charles Parish

St. Charles Parish  
 Courthouse  
 15045 Highway 18  
 P.O. Box 302  
 Hahnville, LA 70057  
 985-783-5000  
[www.stcharlesparish.gov](http://www.stcharlesparish.gov)

## Legislation Details (With Text)

**File #:** 2024-0089    **Version:** 1    **Name:** O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, 17956 and 17962 River Road, Montz as requested by Denver Pe

**Type:** Ordinance    **Status:** Failed

**File created:** 2/19/2024    **In control:** Parish Council

**On agenda:** 3/4/2024    **Final action:** 3/4/2024

**Enactment date:**    **Yes**

**Title:** An Ordinance to amend the St. Charles Parish Zoning Ordinance of 1981 to change the zoning classification from O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, 17956 and 17962 River Road, Montz as requested by Denver Perilloux, Terry & Dana Perilloux, Robert Oubre, and Chris M. Trepagnier for OT Properties, LLC & Three 4 Three, LLC.

**Sponsors:** Matthew Jewell, Department of Planning & Zoning

**Indexes:** Drg., Montz, Town of, P and Z (Dept. of)

**Code sections:**

**Attachments:** 1. 2024-0089 RECOMMENDATIONS AT A GLANCE, 2. 2024-0089 Minutes, 3. 2024-0089 Staff Report, 4. 2024-0089 AERIAL, 5. 2024-0089 ZONING, 6. 2024-0089 FLUM, 7. 2024-0089 Submitted Photos, 8. 2024-0089 Denver Perilloux Application1, 9. 2024-0089 Denver RPlat, 10. 2024-0089 OT Properties, LLC Application1, 11. 2024-0089 Oubre RPlat, 12. 2024-0089 Perilloux RPlat, 13. 2024-0089 Robert Oubre Application1, 14. 2024-0089 Survey, 15. 2024-0089 Terry & Dana Perilloux Application1, 16. 2024-0089 Three 4 Three LLC Application1, 17. 2024-0089 Failed proposed ordinance

Date	Ver.	Action By	Action	Result
3/4/2024	1	Parish Council	Approved	Fail
3/4/2024	1	Parish Council	Time Extended	
3/4/2024	1	Parish Council	Public Hearing Requirements Satisfied	
3/4/2024	1	Parish Council	to extend time an additional three minutes	Pass
3/4/2024	1	Parish Council	Failed	
2/19/2024	1	Parish Council	Publish/Scheduled for Public Hearing	
2/19/2024	1	Parish President	Introduced	
2/1/2024	1	Planning Commission	Recommended Approval	
2/1/2024	1	Department of Planning & Zoning	Recommended Approval	
1/3/2024	1	Department of Planning & Zoning	Received/Assigned PH	

### **2024-0089**

**INTRODUCED BY: MATTHEW JEWELL, PARISH PRESIDENT  
 (DEPT. OF PLANNING & ZONING)**

**ORDINANCE NO.** \_\_\_\_\_

..Title

An Ordinance to amend the St. Charles Parish Zoning Ordinance of 1981 to change the zoning classification from O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, 17956 and 17962 River Road, Montz as requested by Denver Perilloux, Terry & Dana Perilloux, Robert Oubre, and Chris M. Trepagnier for OT Properties, LLC & Three 4 Three, LLC.

**WHEREAS**, Denver Perilloux, Terry & Dana Perilloux, Robert Oubre, and Chris M. Trepagnier for OT Properties, LLC & Three 4 Three, LLC requests a rezoning from O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, Montz as shown on the survey by KLS Group, Inc. (Job No. 12234-23); and,

**WHEREAS**, the Planning and Zoning Department recommended approval of the request; and,

**WHEREAS**, the Planning and Zoning Commission recommended approval of the request at its regular meeting on February 1, 2024.

**THE ST. CHARLES PARISH COUNCIL HEREBY ORDAINS:**

**SECTION I.** The Zoning Ordinance of 1981 is amended to change the zoning classification from O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, 17956 and 17962 River Road, Montz as shown on the survey by KLS Group, Inc. (Job No. 12234-23), as requested by Denver Perilloux, Terry & Dana Perilloux, Robert Oubre, and Chris M. Trepagnier for OT Properties, LLC & Three 4 Three, LLC.

**SECTION II.** The Department of Planning and Zoning is authorized to amend the Official Zoning Map, St. Charles Parish, Louisiana to reflect this reclassification from O-L and R-1A(M) to R-1A on Lots P-1, 1B-1-A, 1A-1, and those properties designated as the Roussel Tract and Lot 3605A, approximately 42.5 acres between Dixieland and Country Cottage Subdivisions, Montz as shown on the survey by KLS Group, Inc. (Job No. 12234-23), as requested by Denver Perilloux, Terry & Dana Perilloux, Robert Oubre, and Chris M. Trepagnier for OT Properties, LLC & Three 4 Three, LLC.

The foregoing Ordinance having been submitted to a vote, the vote thereon was as follows:

And the Ordinance was declared adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2024 to become effective five (5) days after publication in the Official Journal.

CHAIRMAN:

SECRETARY:

DLVD/PARISH PRESIDENT:

APPROVED :

DISAPPROVED:

PARISH PRESIDENT:

RETD/SECRETARY:

AT:

RECD BY:

