



Date Received: 1/6/2022

Conditional Use Permit

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): \$525 Application Taken by: DL
Case Number: CUP-4-19 Meeting Date: 2/21/2022
MPN Project Number: 51476-CUP

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

1. Applicant Name and Title: Brian Aguiard
 Email Address: brian@bmala.com Daytime Telephone: 2254451894
 Address: P.O. Box 1407 City: Prairieville State: LA ZIP: 70769
 Business: B.M. Aguiard & Associates, LLC
2. Developer (if applicable): John Corban
 Email Address: corban7@cox.net
3. Name of Property Owner: John Corban
 Email Address: corban7@cox.net Daytime Telephone: 2259750982
 Address: 37291 Enterprise City: Prairieville State: LA ZIP: 70769
4. Subject Property Information:
 CPPC Lot ID#(s): 1640867718
 Lot #(s): A-4-A-1 Block/Square: _____
 Subdivision or Tract Name: D.J. Richardson Tract
 (If property is not subdivided, attach a complete legal description and a survey map indicating bearings and dimensions.)
 Nearest Intersection: Hoo Shoo Too Rd @ Elliot
5. Property Street Address: 18151 Hoo Shoo Too Rd
6. Have any conditional use permits been granted for this location: Yes No
 If yes, state conditional use and the date of approval:
June 2019 (CUP4-19)
7. Action Requested: Major Minor Conditional Use Adjustment
8. Existing Zoning District: Rural

JA Applicant's Initials

9. Does the Conditional Use Application/Adjustment require rezoning: Yes No
 If yes, an application for rezoning to the appropriate zoning district must be filed concurrently with this application.
10. Specific proposed Conditional Use: Early Learning Center
11. Justification for action requested: Construction of learning center
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12. Previous applications:
 Has any application been submitted to the Planning Commission concerning any part of the subject property within the past two years: Yes No
 If yes, provide the details and the final decision: _____
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13. Stormwater Management Plan (SMP):
 Submitted Not Submitted (If not submitted, explain) _____
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14. Drainage Impact Study (DIS):
 Submitted Not Submitted (If not submitted, explain) _____
-
15. Water Quality Impact Study (WQIS):
 Submitted Not Submitted (If not submitted, explain) _____
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16. Attach a copy of the proposed conditional use site plan (see checklist requirements)
17. Describe impact on infrastructure (streets, drainage, sewer): There is no impact on infrastructure
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18. Impact of Public Facilities
 Describe the impact on Public Services such as schools, parks, transportation and other public facilities: This facility will be a benefit to the community and there is no impact on public facilities.
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19. Effects on Adjacent Properties:
 Describe any proposed mitigation and/or reduction of adverse effects, including visual impacts of the proposed use on adjacent properties: A drainage impact study was generated to show there will be no impact on adjacent properties due to runoff.
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20. 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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21. 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 acknowledge that the Planning Commission makes the final decision on the approval or denial of this application. I also recognize I do not have a right to an approval, regardless of staff certification that the application meets ordinance requirements. A Public Hearing is required to be held and the Planning Commission will make the decision based upon all evidence presented at the meeting.

I understand that the application fee is nonrefundable. (Applications for public hearing items must be received by 10:00a.m. on the scheduled Application Deadline)

I understand that construction shall commence within one year of the approval date. Failure to commence construction within that period shall automatically render the Conditional Use Permit null and void. A permit for a Conditional Use authorizes only the particular use for which it was issued and such permit shall automatically expire and cease to be of any force or effect if such use shall, for any reason, be discontinued for a period of one year.

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.

	Brian Aguillard	1-5-2022
Signature of Applicant	Type or Print Name of Applicant	Date
	John Corban	1-5-2022
Signature of Property Owner	Type or Print Name of Property Owner	Date

Note: The Conditional Use Permit fee is determined according to the fee schedule. A rezoning application and fee may be required in addition to this application. Refer to Chapter 8 of the Unified Development Code for complete requirements and procedures relating to Conditional Use Permits.