

Town of Abita Springs

GUIDE TO FILING AN APPLICATION FOR HISTORIC COMMISSION REVIEW

BUILDINGS / STRUCTURES / SHEDS / CARPORT

The deadline to be added to the Historic agenda is 10 days before the meeting date.
Dates can be found at <https://www.townofabitasprings.com/historic-meetings>

REQUIRED DOCUMENTS

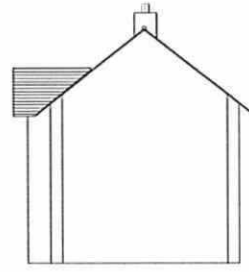
- Completed Historic Certificate of Appropriateness Application
- Google Map with location marked showing surrounding streets (*Example below*)
- Street View of Property (*Example below*)
- Site Plan (with Dimensions of Setbacks)
- Floor Plans (with Dimensions)
- Elevations of Front, Rear and Both Sides (*Example below*)



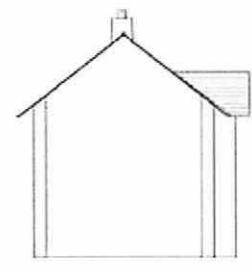
FRONT ELEVATION



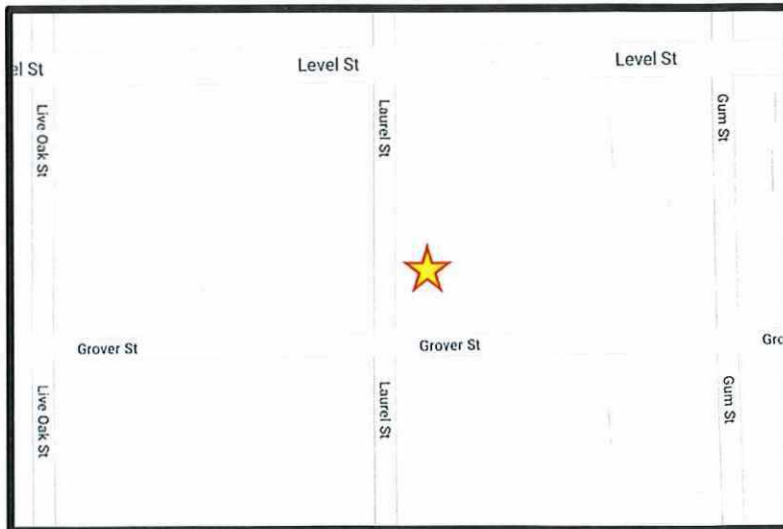
REAR ELEVATION



RIGHT ELEVATION



LEFT ELEVATION



GOOGLE MAP LOCATION



STREET VIEW

APPLICATION FOR HISTORIC COMMISSION APPROVAL / CERTIFICATE OF APPROPRIATENESS

Date: November 18, 2024

Type of Approval

- Owner
- Applicant

- New Construction
- Renovation
- Accessory Building (*not livable*)
- Ancillary Building (*livable structure*)

Other: _____

APPLICATION FOR PERMIT TO: (*Briefly describe project- Use separate paper if necessary*)

This project is a new Ochsner Health outpatient clinic. The clinic includes pediatrics, behavioral health, blood draw lab, and primary care services. The building also includes administrative offices and staff support areas.

APPLICANT NAME: AQ Studios - Project contact: Alexandra Carr

Email: alexandra@aqteam.com

Phone: 337-235-8016

Address: 115 E Main Street, Lafayette, LA 70501

OWNER (IF DIFFERENT FROM APPLICANT): Ochsner Clinic Foundation- Project Contact: Chris Blackwell

Email: christopher.blackwell@ochsner.org

Phone: 318-626-1988

Address: 1514 Jefferson Highway, New Orleans, LA 70121

CONTRACTOR NAME & COMPANY: VPG Construction - Project Contact: Vincent Weaver

Email: vincent.weaver@vpgenterprise.com

Phone: 504-867-8001

Address: 2439 Manhattan Boulevard, Suite 500, Harvey, LA 70058


Signature of Owner

11.19.24
Date


Signature of Applicant

11/18/2024
Date

----- Do Not Write Below this Line -----

7 DAYS NOTICE REQUIRED BEFORE FINAL APPROVAL OF CONSTRUCTION. IF YOU BUILD IN THE HISTORIC DISTRICT APPROVAL MUST BE GIVEN BEFORE YOUR CERTIFICATE OF OCCUPANCY WILL BE ISSUED.

Commissioners Initial

Ron Blicht _____

Review Date: _____

Otto Dinkelacker _____

Approved: _____

Thad Mancil _____

Andre Monnot _____

Commissioner Assigned: _____

Paul Vogt _____

Work Completed as Presented: _____

Inspected on Date: _____



Checklist

Foundation: Concrete Slab

Crawlspace: N/A

Siding(s): Fiber Cement - Hardie Board / Brick

Colors: Siding: Sherwin Williams - 6213 - Halcyon Green - TO BE CONFIRMED WITH OWNER
Brick: St. Joe Brick Works, modular, Heritage Blend

Roof (material & slope): Asphalt Shingle (Main), SBS Modified Bitumen (center of building), Standing Seam (accent and covered drop off) - Main asphalt shingle roof is 9"/12", other roof types vary, less than 9"/12".

Front Porch: N/A

Railing: N/A

Chimney: N/A

Steps: N/A

Height of Building: 30'-0"

Window Trim: Fiber Cement - Hardie Board

Trim: Fiber Cement - Hardie Board

Columns: Exposed exterior columns to be wood

Doors: Main entries - fiberglass; back of house rooms - hollow metal

Shutters: Aluminum

Accessory Buildings: N/A

Fences: Aluminum Picket fence / privacy fence at dumpster

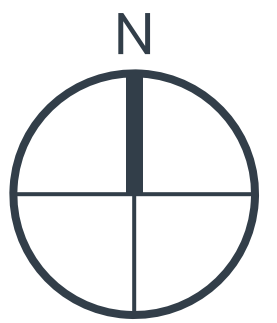
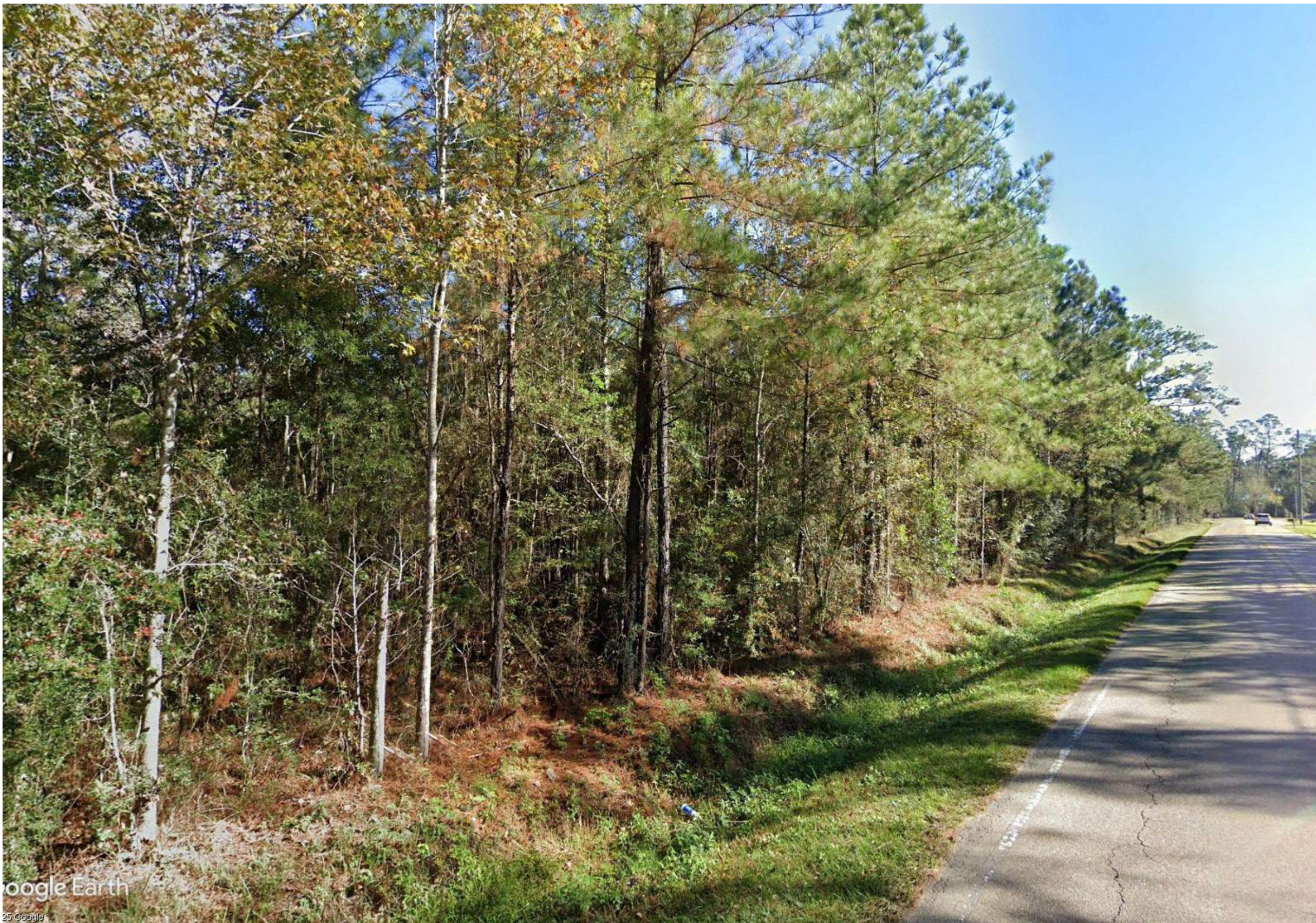
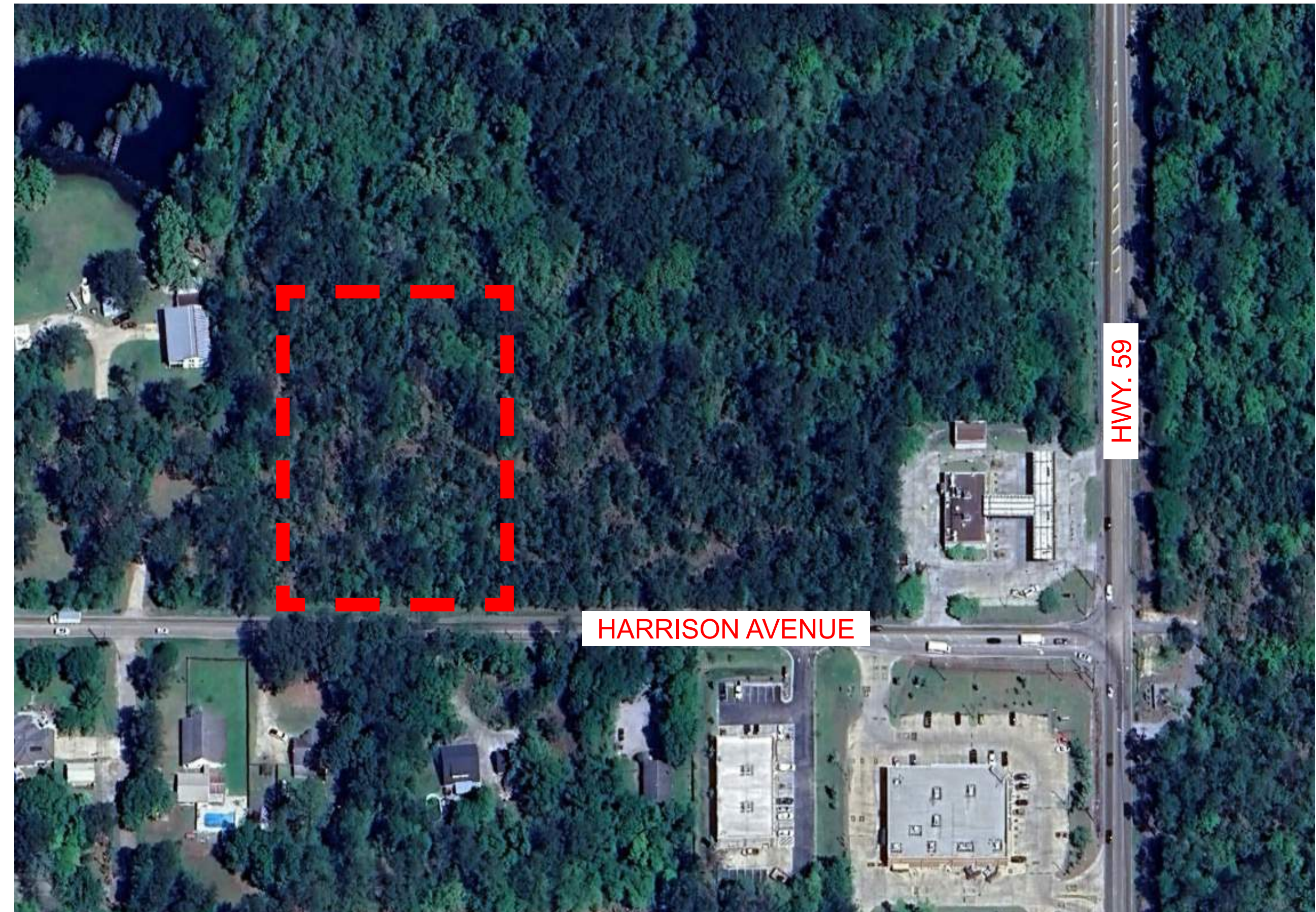
Lighting: Exterior: Parking lot pole lighting, downlights, wall sconces

Signs: Monument sign adjacent to road (main entry of building anticipated to be blocked by existing oak tree)

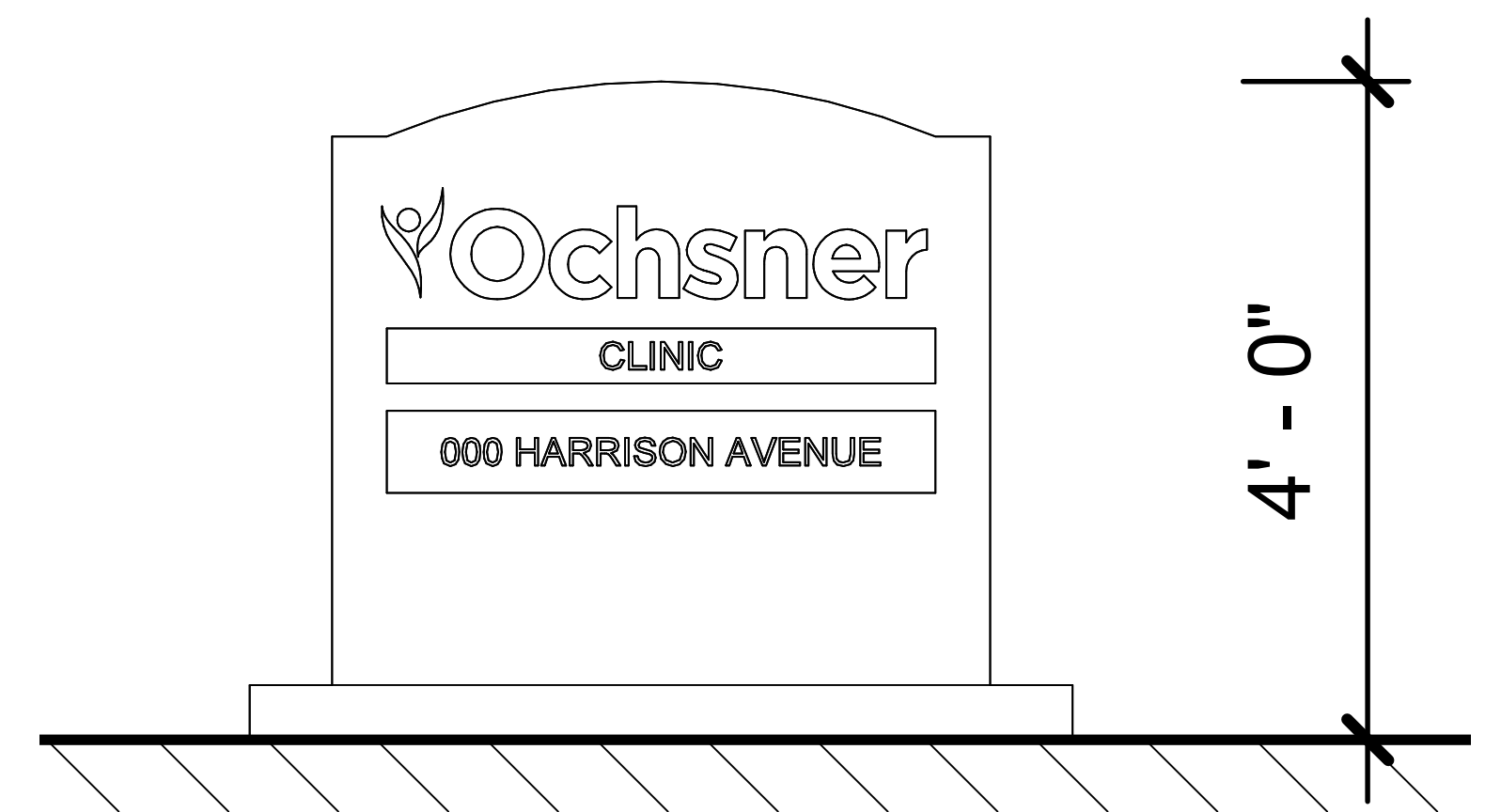
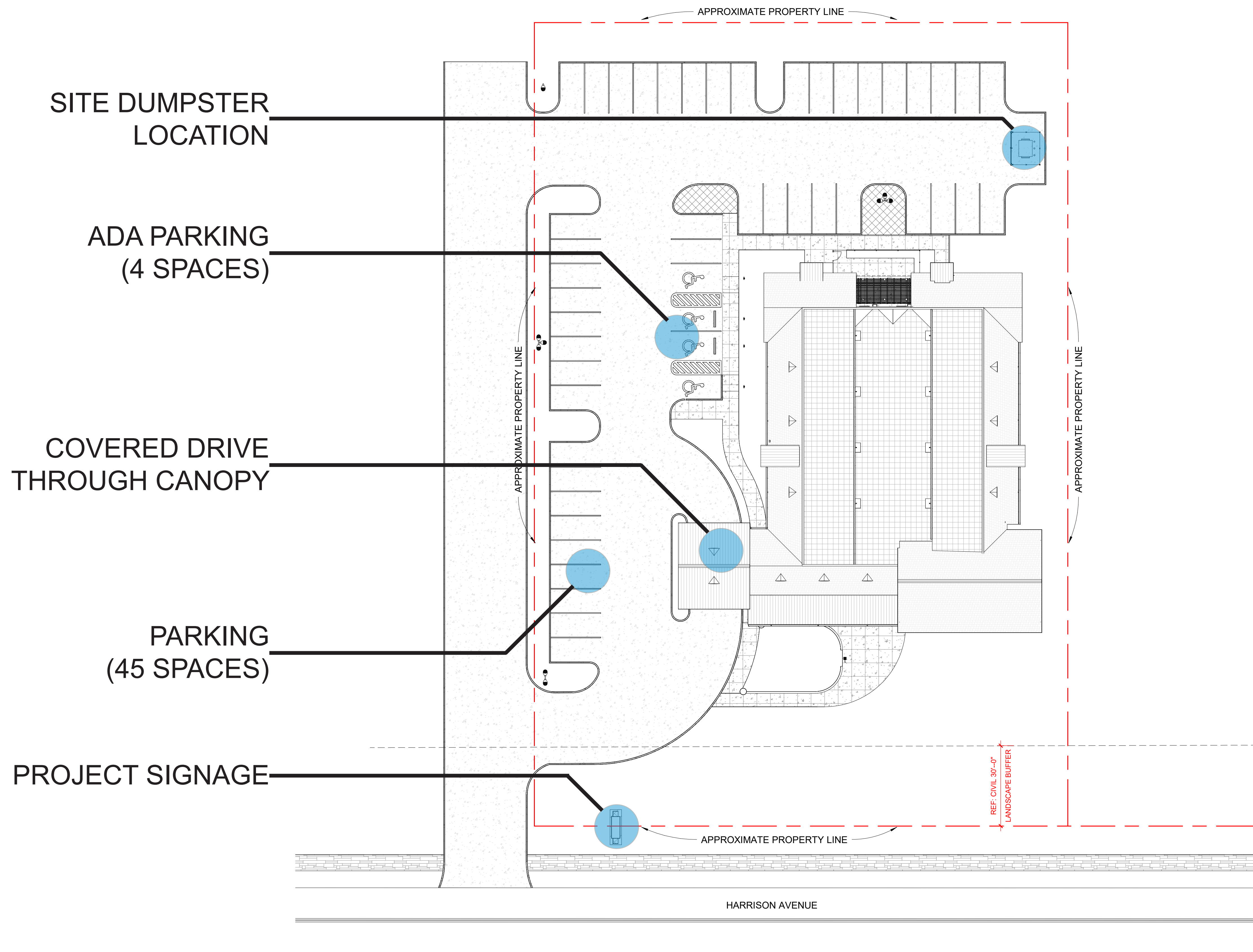
*Materials and colors selections may change due to availability and Owner's comment.

OCHSNER HEALTH ABITA SPRINGS CLINIC

PROJECT ADDRESS:
HARRISON AVENUE, ABITA SPRINGS, LA 70420

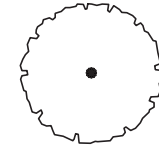


SITE PLAN

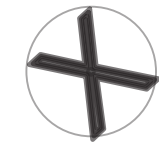


TREE PRESERVATION PLAN

TREE TO REMAIN:



TREE TO BE REMOVED:



TREE PRESERVATION NOTES:

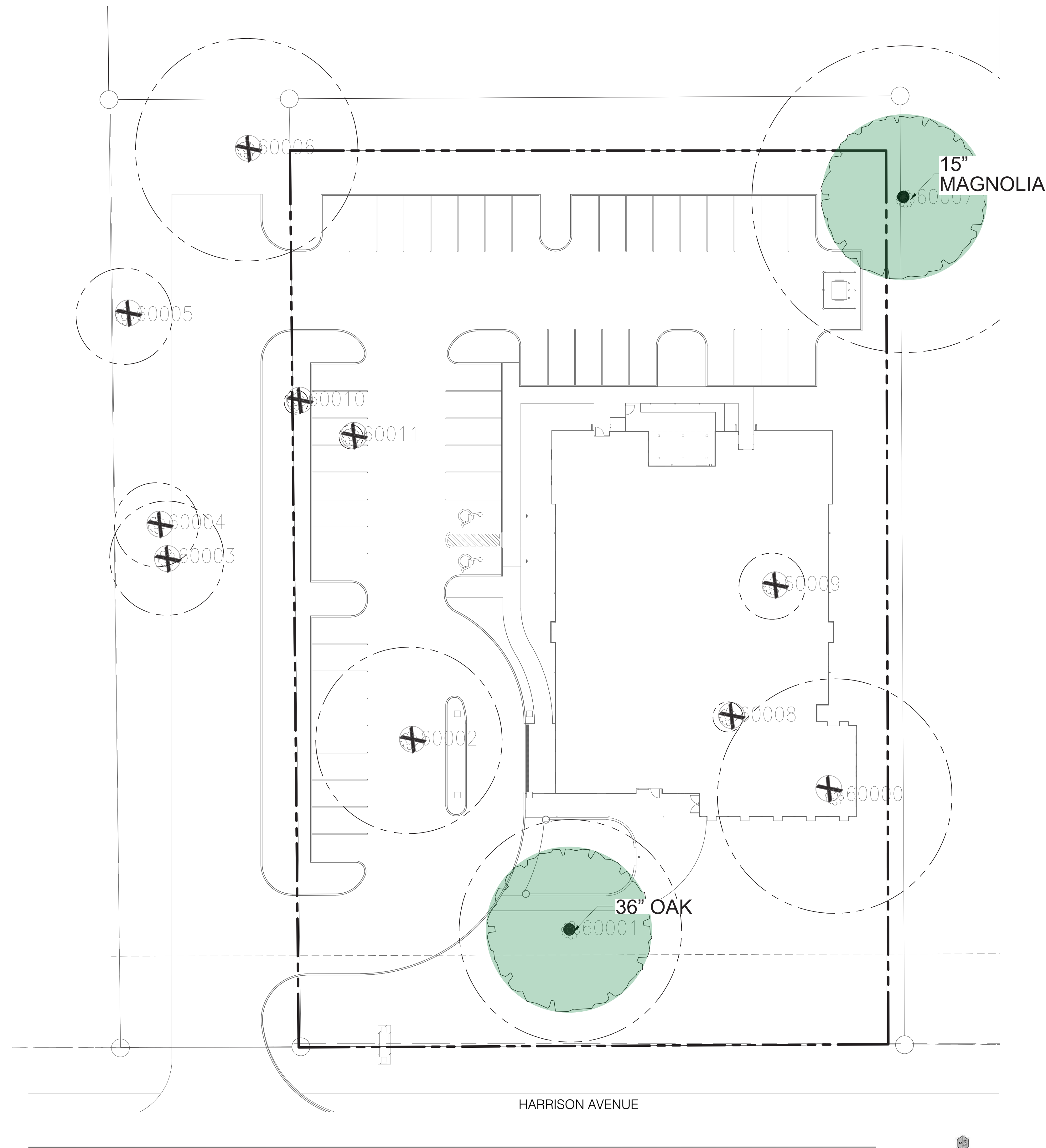
THE PROJECT SITE IS +/- 1.88 ACRES. EXISTING TREE EXCHANGE RATES: ALL TREES GREATER THAN TWO AND ONE-HALF (2.5) INCHES IN DIAMETER D.B.H. ARE LOCATED IN THE STREET PLANTING AND BUFFER AREAS AND PRESERVED AS REQUIRED OF THE ST. TAMMANY MUNICIPALITY LANDSCAPE ORDINANCE. TREES PRESERVED IN THE PARKING AREA, SHALL BE CREDITED TOWARDS THE SATISFACTION OF THE MINIMUM LANDSCAPE.

ST. TAMMANY PARISH TREE CREDIT TABLE			
Harrison Avenue	North Buffer	West Buffer	East Buffer
36" Live Oak	-	-	-

ST. TAMMANY PARISH TREE PRESERVATION CREDIT TABLE - HARRISON AVENUE PERIMETER BUFFER			
DBH Caliper of Preserved Tree	Credits Toward Required Trees	Quantity	Sub-Total
2.5" - 4"	1	0	0
5" - 8"	2	0	0
9" - 18"	3	0	0
19" - 24"	4	0	0
25" - 30"	5	0	0
31" - Greater	6	1	6
Total Tree Credits:			6

ST. TAMMANY PARISH TREE PRESERVATION CREDIT TABLE - WEST BUFFER			
DBH Caliper of Preserved Tree	Credits Toward Required Trees	Quantity	Sub-Total
2.5" - 4"	1	0	0
5" - 8"	2	0	0
9" - 18"	3	0	0
19" - 24"	4	0	0
25" - 30"	5	0	0
31" - Greater	6	0	0
Total Tree Credits:			0

ST. TAMMANY PARISH TREE PRESERVATION CREDIT TABLE - EAST BUFFER			
DBH Caliper of Preserved Tree	Credits Toward Required Trees	Quantity	Sub-Total
2.5" - 4"	1	0	0
5" - 8"	2	0	0
9" - 18"	3	1	3
19" - 24"	4	0	0
25" - 30"	5	0	0
31" - Greater	6	0	0
Total Tree Credits:			3



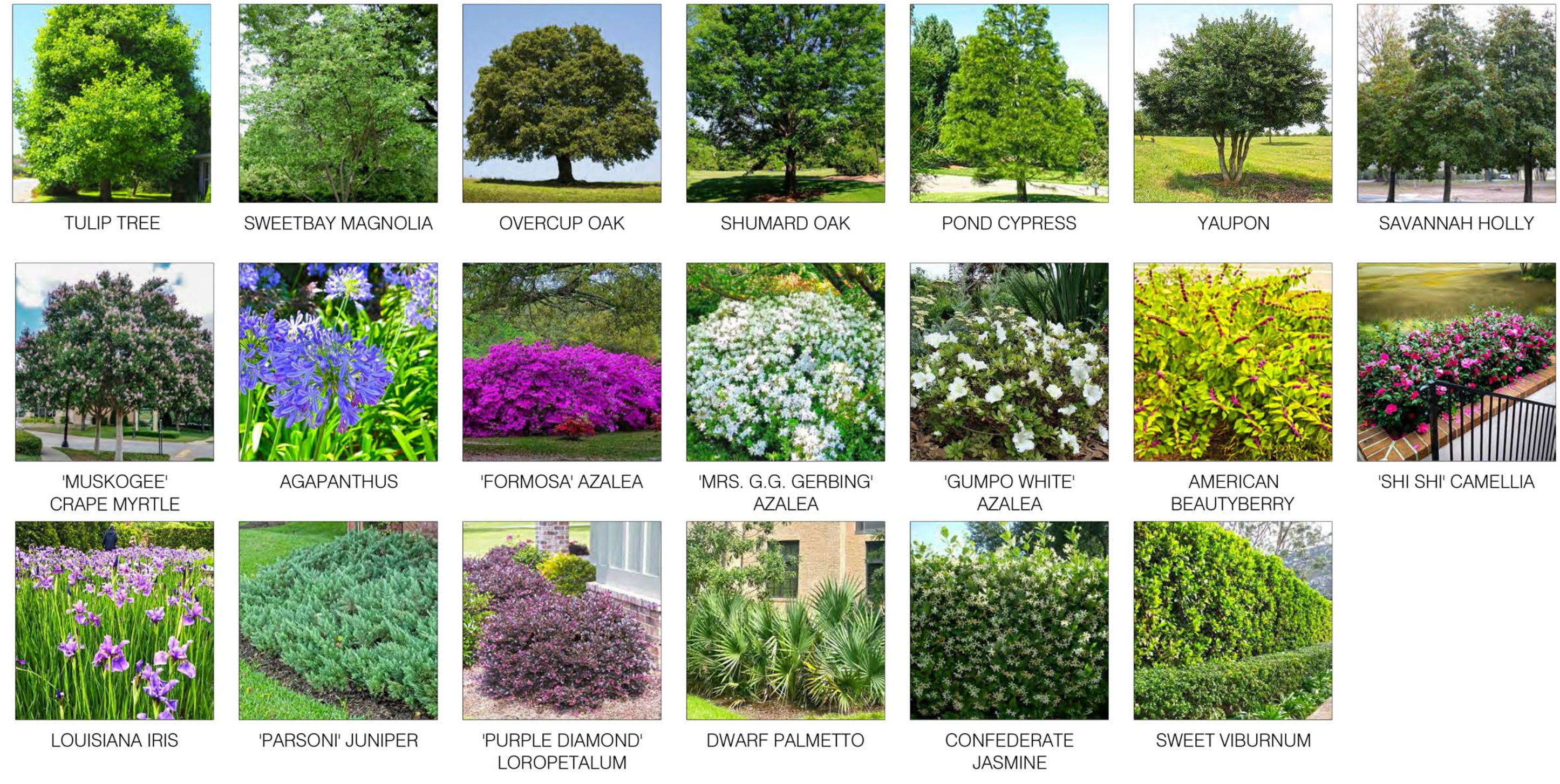
LANDSCAPE PLAN

PLANT SCHEDULE

CLASS A TREES	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER	CALIPER	SIZE
	LT	13	Liriodendron tulipifera / Tulip Poplar	Container or B&B	2.5" CAL. MIN.	12' HT. MIN.
	MS	16	Magnolia virginiana / Sweetbay Magnolia 5 Trunks, Min.	Container or B&B	Multi-Trunk	12' HT. MIN.
	QL	6	Quercus lyrata / Overcup Oak	Container or B&B	2.5" CAL. MIN.	12' HT. MIN.
	QS	3	Quercus shumardi / Shumard Oak	Container or B&B	2.5" CAL. MIN.	12' HT. MIN.
	TA	12	Taxodium ascendens / Pond Cypress	Container or B&B	2.5" CAL. MIN.	12' HT. MIN.
CLASS B TREES	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER	CALIPER	SIZE
	IV	6	Ilex vomitoria / Yaupon Holly	Container or B&B	1.5" CAL. MIN.	8' HT. MIN.
	IS	22	Ilex x attenuata 'Savannah' / Savannah Holly Full to Ground	Container or B&B	1.5" CAL. MIN.	8' HT. MIN.
	LM	17	Lagerstroemia indica x fauriei 'Muskogee' / Muskogee Crape Myrtle Standard	Container or B&B	1.5" CAL. MIN.	8' HT. MIN.
SHRUBS	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER	SIZE	
	AA	120	Agapanthus africanus / African Lily	Full Pot	18" o.c.	
	AF	3	Azalea indica 'Formosa' / Formosa Indica Azalea	7-Gal	24"HT x 24"W	48" o.c.
	AM	72	Azalea indica 'Mrs. G.G. Gerbing' / Mrs. G.G. Gerbing Indica Azalea	7-Gal	24"HT x 24"W	48" o.c.
	AU	49	Azalea x 'Gumpo White' / Gumpo White Satsuki Azalea	3-Gal	12"HT x 12"W	36" o.c.
	CA	50	Callicarpa americana / American Beautyberry	7-Gal	24"HT x 24"W	36" o.c.
	CG	67	Camellia sasanqua 'Shi Shi Gashira' / Shi Shi Gashira Camellia	7-Gal	15"HT x 15"W	36" o.c.
	IX2	100	Iris x 'Louisiana' / Louisiana Iris	3-Gal	Full Pot	24" o.c.
	JP	12	Juniperus chinensis 'Parsoni' / Parsoni Juniper	3-Gal	10" HT X 24" HT	36" o.c.
	LS	16	Loropetalum chinense rubrum 'Shang-Hi' TM / Purple Diamond Fringe Flower	3-Gal	15"HT x 15"W	36" o.c.
	SM	47	Sabal minor / Dwarf Palmetto	7-Gal	24"HT x 24"W	48" o.c.
	TC	10	Trachelospermum jasminoides 'Confederate' / Confederate Jasmine	7-Gal	3-4' HT.	36" o.c.
	VO	44	Viburnum odoratissimum / Sweet Viburnum	7-Gal	36" HT x 24" W	36" o.c.
GROUND COVERS	CODE	QTY	BOTANICAL / COMMON NAME	CONTAINER		
	CD	25,077 sf	Cynodon dactylon / Bermuda Grass	Sod		
	PN	5,217 sf	Pine Needle Mulch	Mulch		

ST. TAMMANY LANDSCAPE REQUIREMENT CHART

Buffer Name	Length	Code Requirement	Required Trees	Tree Credit	Provided
Harrison Avenue	263.15	1 Class A & 1 Class B Tree / 30' & 1 Shrub / 10'	18 Class A / B & 27 Shrubs	6	18 Class A / 27 Shrubs
West	315.48	1 Class A & 1 Class B Tree / 30' & 1 Shrub / 10'	22 Class A / B & 32 Shrubs	0	12 Class A / 11 Class B / 40 Shrubs
East	315.48	1 Class A & 1 Class B Tree / 30' & 1 Shrub / 10'	19 Class A / B & 32 Shrubs	0	9 Class A / 10 Class B / 36 Shrubs
North	263.15	1 Class A & 1 Class B Tree / 30' & 1 Shrub / 10'	18 Class A / B & 27 Shrubs	0	13 Class A / 6 Class B / 35 Shrubs



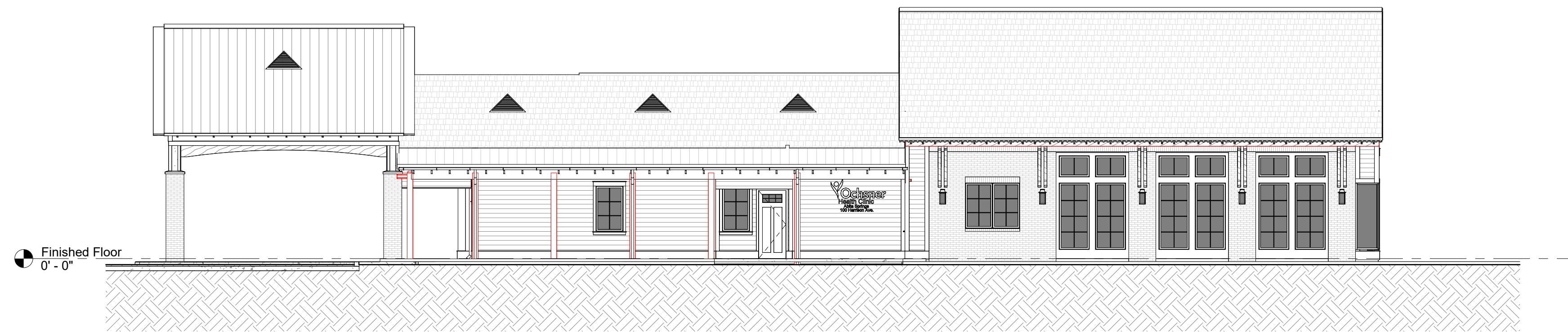
FLOOR PLAN

- BLOOD DRAW
- EXAM ROOM
- STAFF / BACK OF HOUSE

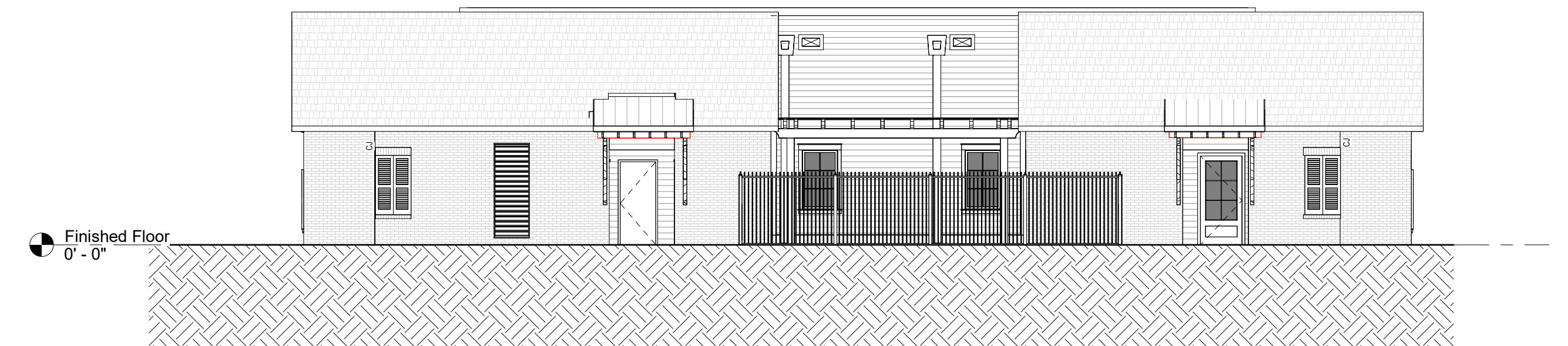
ROOM COUNTS:
 EXAM ROOMS - 21
 BLOOD DRAWS - 2



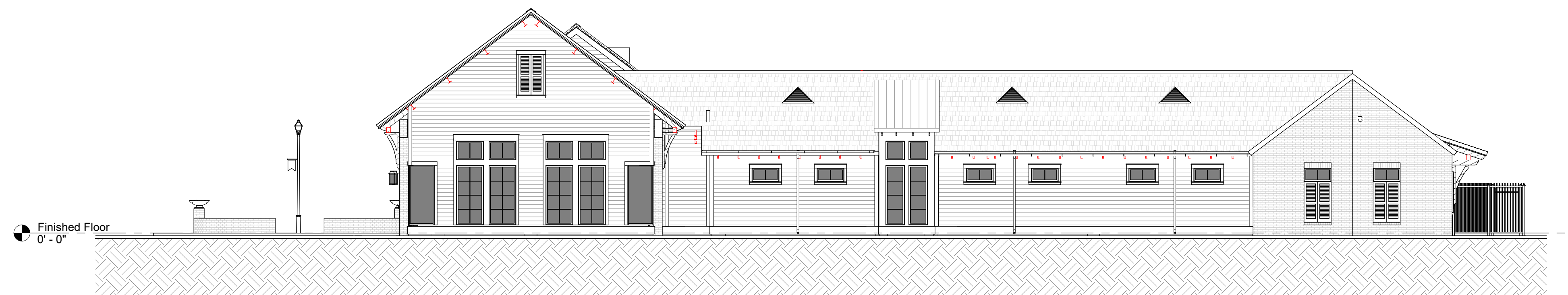
ELEVATIONS



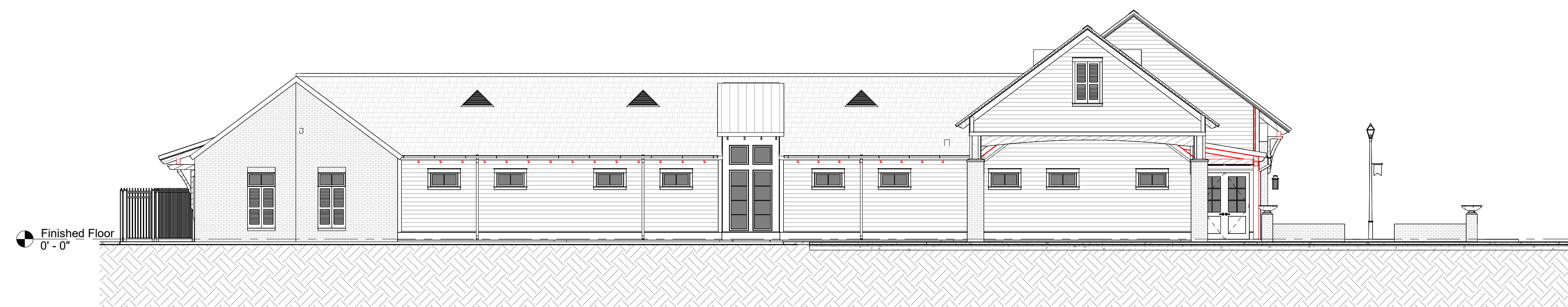
FRONT ELEVATION



REAR ELEVATION



RIGHT ELEVATION



LEFT ELEVATION













