



Date Received 10/27/2022
Revised 11/21/2022

PUD / TND Concept Plan

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): \$18,750 Application Taken by: DL
Case Number: PUD-3-22 Meeting Date: 12/12/2022
MPN Project Number: 53962-PUD 1/18/2022

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

1. Type of application: PUD TND
2. Submittal: New Revised (provide case #) _____
3. Type of revision: Major Use Change Major Site Change Minor Change
4. Applicant Name and Title: Templeton Ridge Development, LLC
 Email Address: jvallee@rcoa.com Daytime Phone Number: 225.931.8070
 Business (if applicable): _____
 Address: 1100 Camellia Boulevard, Suite 201 City: Lafayette State: LA ZIP: 70508
5. Developer (if applicable): Same as above
 Email Address: _____
6. Name of Property Owner: Same as above
 Email Address: _____ Daytime Phone Number: _____
 Address: _____ City: _____ State: _____ ZIP: _____
7. Subject Property Information:
 CPPC Lot ID#(s): 111580126; 111580125; 111580127
 Lot #(s): Portion of TR-1, TR-2 & TR-3 Block/Square: N/A
 Subdivision or Tract Name: Templeton Ridge Development, LLC
 Nearest Intersection: Groom Rd. and LA Hwy 964
8. Specific proposed use as described in proposed development narrative:
Proposed 186.88 Acre Planned Unit Development to include Low Density Residential Lots, Public/Semi-Public, and Common Open Space Area
9. Size of the property: 186.88 ac
10. Number of proposed Lots or Tracts: 736 Single Family Residential Lots and common area tracts
11. Average size of proposed Lots or Tracts: Lot depths range from 115'-130' and Lot widths range from 50'-70'.
12. Action Requested: **Rezoning**
 To rezone from PUD (expired) to PUD Acres: 186.88
 (Planned Unit Development)

JV Applicant Initials

13. Table of Uses:

	Low Density Residential	Medium Density Residential	High Density Residential	Commercial / Office	Public and Semi-Public	Industrial	Open Space
Total # of Units	735	N/A	N/A	N/A	N/A	N/A	N/A
Total Square Feet of Buildings	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total Acreage	149.48	N/A	N/A	N/A	N/A	N/A	37.40
Percentage of Site	80%	N/A	N/A	N/A	N/A	N/A	20%

14. Access:

Private Street Public Street (City-Parish) Public Street (State)

15. Stormwater Management Plan:

Submitted Not Submitted If not submitted please explain:

16. Drainage Impact Study:

Submitted Not Submitted If not submitted please explain:

17. Water Quality Impact Study:

Submitted Not Submitted If not submitted please explain:

18. Compliance with Development Review Committee and/or Departments of Development and Transportation and Drainage comments will be required prior to approval: Acknowledgment

JV Applicant Initials

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

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.

Same as owner

Signature of Applicant	Type or Print Name of Applicant	Date
<i>Jeff Vallee</i>	Jeff Vallee	10/26/2022
Signature of Property Owner	Type or Print Name of Property Owner	Date