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Town of Abita Springs, LA Updated DRAFT Zoning Map



0 0.1 0.2 0.4 Miles



Data Source(s): ESRI, Geographic Computer Technologies LLC,
 St. Tammany Parish Assessor's Office

Map Date:
 06/23/2025



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere



Updates to Draft # 2 Zoning Map

- 1 Changed proposed zoning from Commercial (C) to Conservation Residential (CR).
Note: Property is largely undeveloped, currently zoned Commercial.
- 2 Changed proposed zoning from Neighborhood Residential (NR) to Conservation Residential (CR) in two locations to reflect larger lot sizes and strong community support.
- 3 Currently zoned Residential/Commercial Overlay. Changed proposed zoning from Town Center Mixed Use (TCM) to Conservation Residential (CR) consistent with the property owner's feedback.
- 4 Currently zoned Commercial. Changed proposed zoning from Neighborhood Residential (NR) to Commercial (C) consistent with the property owner's feedback.
- 5 Changed proposed zoning from Neighborhood Residential (NR) to Commercial (C) along street frontage consistent with community feedback. Change results in split zoned properties but anticipates future subdivision and development.
- 6 Changed proposed zoning from Traditional Residential (TR) to Neighborhood Residential (NR) based on community feedback.
- 7 Changed proposed zoning from Traditional Residential (TR) to Neighborhood Residential (NR) based on limited infrastructure currently in this area.
- 8 Currently zoned Highway Commercial and Residential/Commercial Overlay. Changed proposed zoning from Commercial (C) to Town Center Mixed Use (TCM) based on community feedback and concerns regarding lack of infrastructure and traffic safety.
- 9 Changed the proposed zoning from Gateway Mixed Use (GM) district to Town Center Mixed Use (TCM) in 3 locations.
- 10 Changed proposed zoning from Neighborhood Residential (NR) to Town Center Mixed Use (TCM) based on mixed responses from the community and support for expanded mixed use.
- 11 Changed proposed zoning from Town Center Mixed Use (TCM) to Neighborhood Residential (NR) to limit commercial development along the Trace.
- 12 Changed proposed zoning from Neighborhood Residential (NR) to Commercial (C) consistent with surrounding area / block.