



FOR OFFICE USE ONLY	
Date Received:	
Meeting Date:	
Fee Paid:	

HISTORIC CERTIFICATE OF APPROPRIATENESS APPLICATION: BUILDINGS / STRUCTURES / SHEDS / CARPORT

Deadline: Applications must be submitted by the Tuesday before the meeting date. Meeting dates can be found at [Town of Abita Springs Historic Meetings](#).

Incomplete applications will not be accepted.

Application Packet Must Include:

- Completed Historic Certificate of Appropriateness Application
- Map showing location and surrounding streets
- Street View of Property
- None* Site Plan to Scale (must include setbacks, placement of proposed work)
- Photos of front, sides, and rear elevations of existing structures
- Color rendering or sketches of the proposed work showing building facades, materials, and colors drawn to scale
- Narrative description of the proposed work

Note: If any exterior alterations are required after submission due to Fire Marshal approval or other circumstances, a new application and all materials must be resubmitted to the Historic Commission.

Effective February 2025

APPLICATION FEE SCHEDULE *Fees due with application submission.*

APPLICATION TYPE	RESIDENTIAL	COMMERCIAL
New Construction	\$50.00	\$100.00
New Construction Under 500 sq ft.	\$30.00	\$75.00
Non-Structural Revision/Addition	\$20.00	\$50.00

The applicant or a representative must be present at the meeting to review the application.

Please Initial	Please note that receiving a Certificate of Appropriateness does not authorize you to begin your project. Before moving forward, you must contact the Planning and Zoning office to confirm whether a building permit is required for your project.
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HISTORIC CERTIFICATE OF APPROPRIATENESS APPLICATION

DATE SUBMITTED: _____ TYPE OF APPROVAL

Owner

House Shed Carport

Applicant

Other: Radio Cover, Decking, Fence

Narrative describing the proposed work to be done:

The project consists of exterior improvements to existing rear deck located within the interior courtyard formed by the residence's L-shaped footprint and covered connecting walkway, which together create a U-shaped configuration.

Work includes building a new metal roof, supported by two new vertical posts designed to match the existing classical-style exterior posts and one new horizontal beam to support a new covered roof structure. The roof framing will consist of 2x10 rafters extending from an attachment at the existing soffit to the new beam, with 2x4 purlins installed perpendicular over the rafters to support the roofing material.

Additionally, the existing deck boards will be removed and replaced with new decking of equivalent dimensions, and the existing guardrail assemblies will be removed and replaced with new railing systems.

No modifications to the primary structural footprint are proposed.

APPLICANT NAME: Custom Outdoor Concepts of LA / Gustavo Chinchilla

Email: parm@customoutdoorconcepts.com

Phone: 504.488.1192

Address: 1701 Florida St, Mandeville, 70448

OWNER (IF DIFFERENT FROM APPLICANT): Nelissa Ensminger

Email: nnensminger@hotmail.com

Phone: 504.957.6189

Address: 22237 11th St, Anita Springs 70420

CONTRACTOR NAME & COMPANY: Gustavo Chinchilla / Custom Outdoor Concepts of LA

Email: parm@customoutdoorconcepts.com

Phone: 504.488.1192

Address: 1701 Florida St, Mandeville, 70448

Signature of Owner

Date

Signature of Applicant

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: _____

Alissa Whitney _____

Commissioner Assigned: _____

Andre Monnot _____

Work Completed as Presented: _____

Paul Vogt _____

Inspected on Date: _____

SUBJECT PROPERTY

Street Address or Legal Description: 22237 11th St, Abita Springs, 70420

Nearest Cross Streets: St. Joseph, St. John Lot Dimensions:

Work Begins: When permit received. Estimated Completion Date: 6-8 Week later.

CHECKLIST

If your project has more than one building, please fill out a separate checklist.

Foundation: 18"x18"x32" Concrete Footings

Crawlspace Height: 24"

Height of Building: 12'-6" off of existing deck.

Roof (material & slope): 26 Gauge metal roof (Low profile). 0.5"/12" Slope

Chimney: Not Applicable

Front Porch: Not Applicable

Columns: 6"x6" Treated Pine Post wrapped round in fiberglass decorative column to match existing as close as possible.

Siding(s): Not Applicable

Windows: Not Applicable

Window Trim: Not Applicable

Shutters: Not Applicable

Doors: Not Applicable

Railing: 4"x4" Posts, 1-1/2x1-1/2 Spindles, Bottom and Hand Rail 2"x4"

Steps: Not Applicable

Trim: Not Applicable

Lighting: Not Applicable

PAINT /COLOR DETAILS

Trim: Not Applicable Siding: Not Applicable Front Door: Not Applicable

Porch Ceiling: Not Applicable Porch Floor: TWP Commercial Light Grey Stain

Additional Details: Beams and Rafters Stained with TWP Commercial Light Grey Stain

FENCE

Location: On Perimeter

Style: Basic Fence with Vertical 1X6 Boards Height: 7'-0"

Material: Treated Pine

Type: 4' Picket 7' Privacy 6' Privacy with 2' Lattice

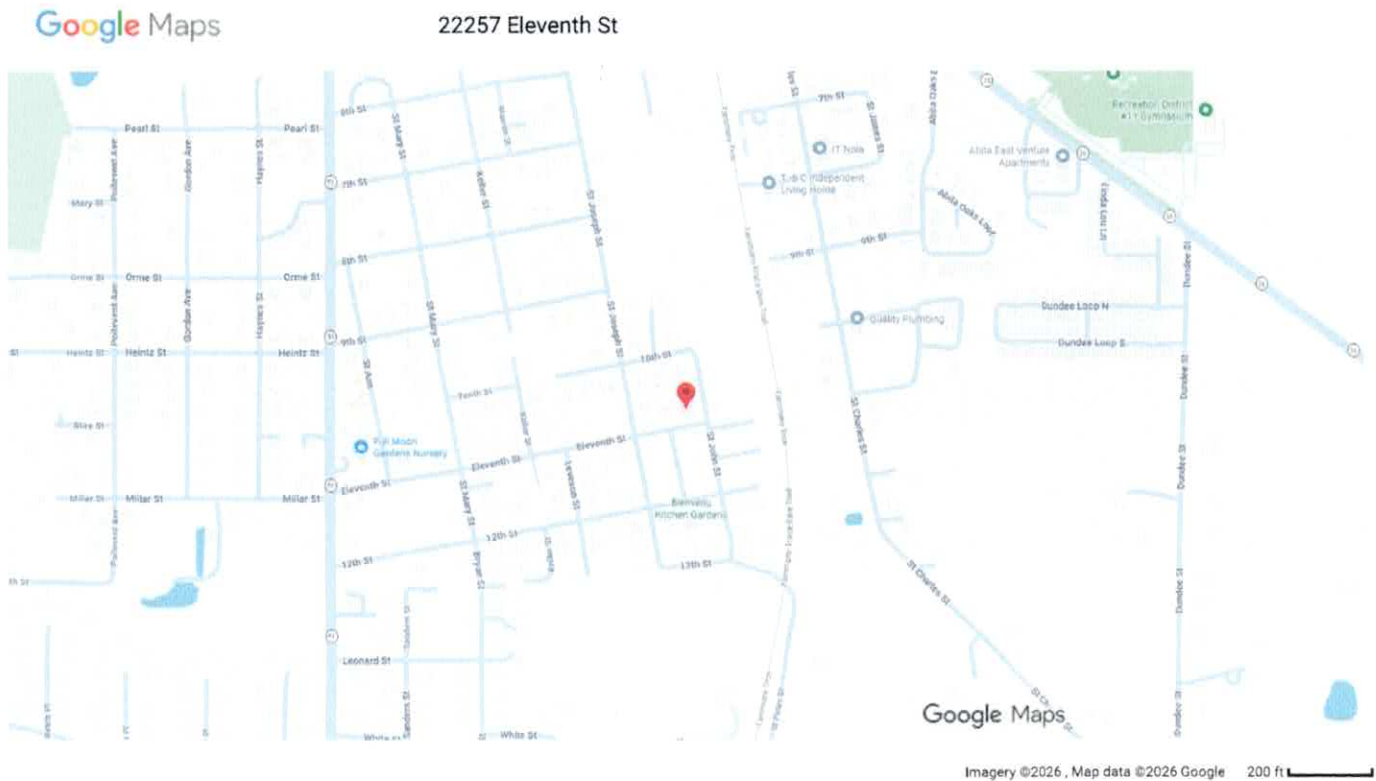
Notes:

OTHER

Details:




Notes:

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22257 Eleventh St

Building

- 
Directions
- 
Save
- 
Nearby
- 
Send to phone
- 
Share

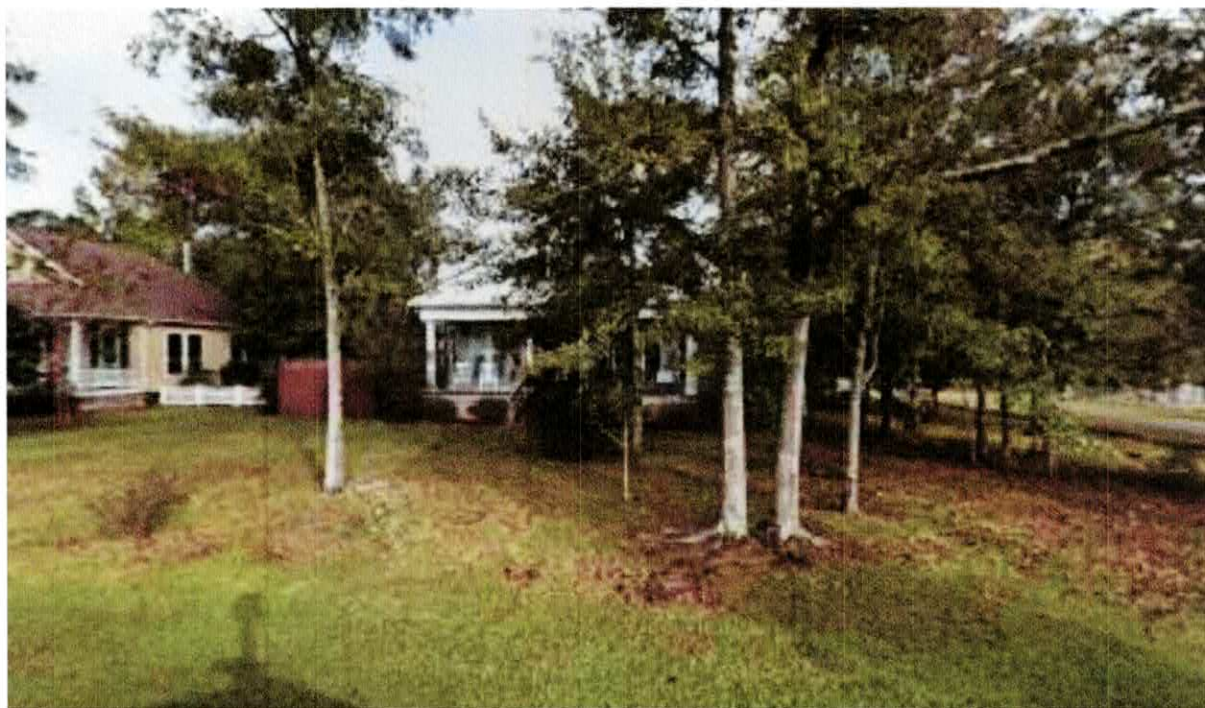
 22257 Eleventh St, Abita Springs, LA 70420

Photos



22237 11th St, Abita Springs, 70420

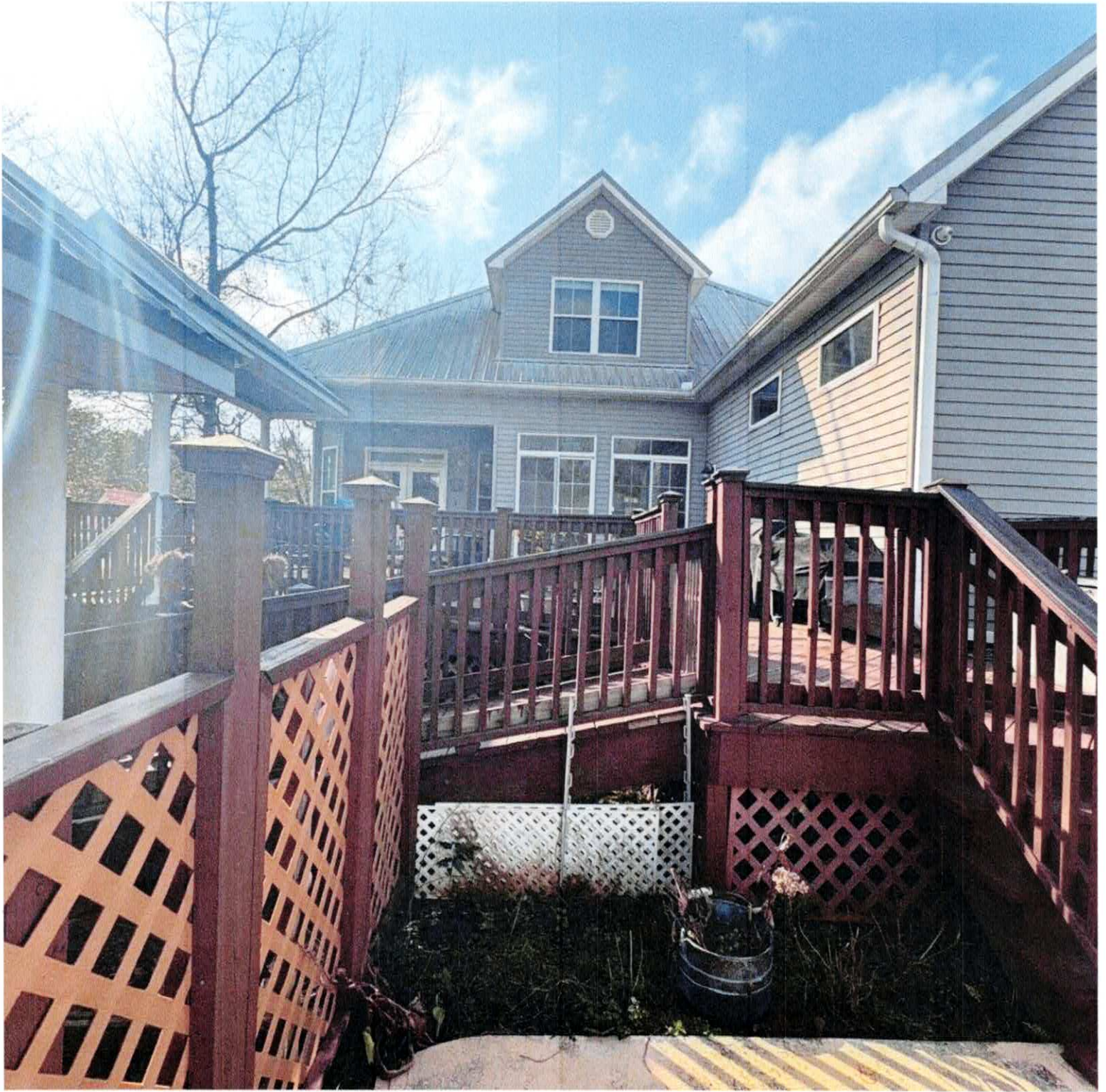
Ensminger

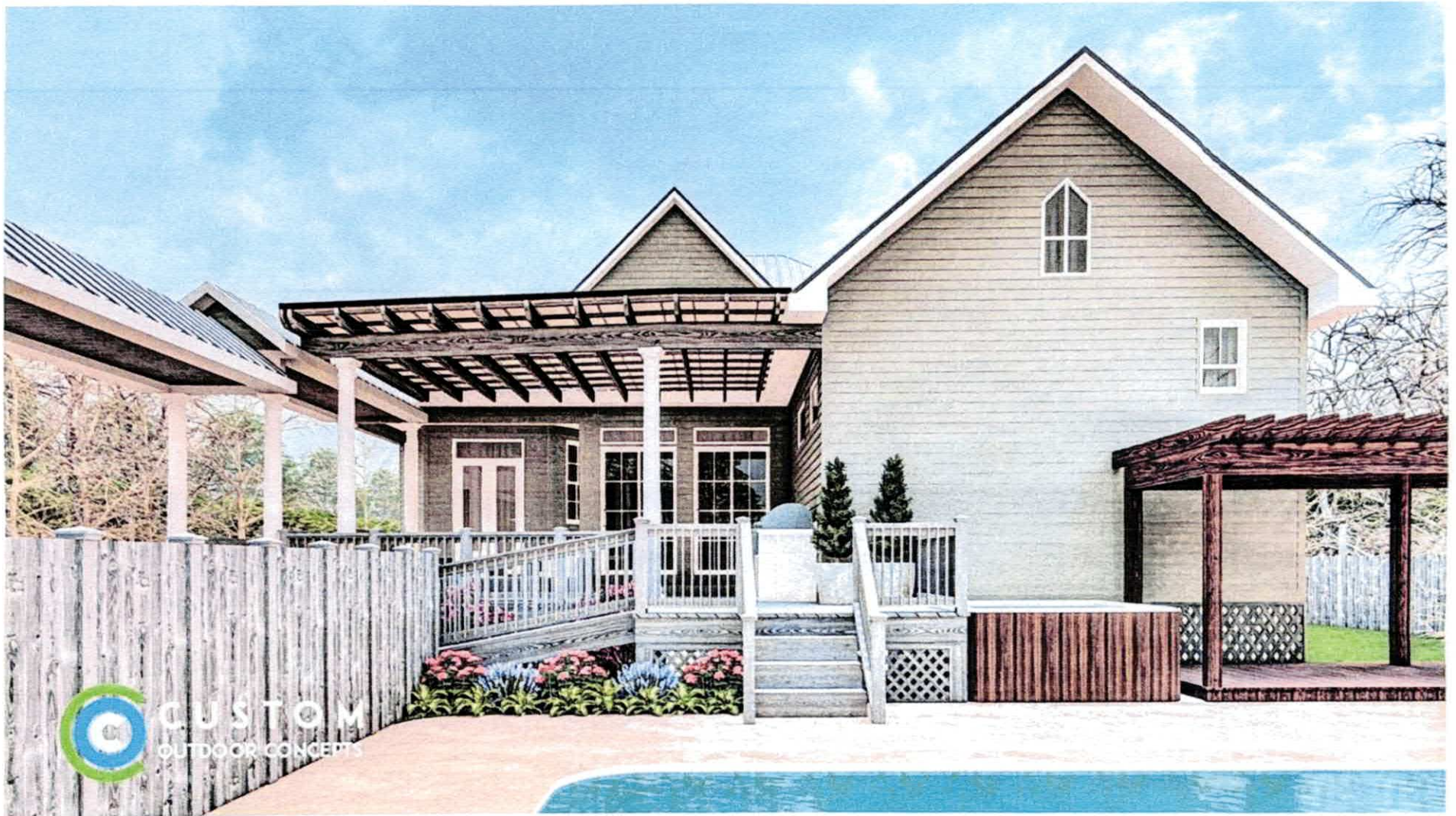












Melissa Ensminger
22237 Eleventh St
Abita Springs, LA 70420

Modeled by: RY
Date: February 28 2026

3D Rendering for concept only. Project installation built according to contract detail only.
Fans, fireplaces, firepits, lighting fixtures, gutters and furniture are not included.



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