

Planning & Zoning Commission
Regular Meeting
June 20, 2016
6:00 p.m.
St. Mary Parish Courthouse Fifth Floor
Franklin, Louisiana

The Planning & Zoning Commission met on this date with Chairman William Gil presiding, and the following members present: Barry Druilhet, Deborah Tabor, Danny Lipari, and Joshua Montgomery. Absent were Jimmy Wiley and Kimberly Saucier.

Mr. Druilhet led the Invocation and the Pledge of Allegiance.

Mr. Druilhet moved that the reading of the minutes of the Regular Meeting, May 16, 2016 be dispensed with and that the same be approved. Mr. Montgomery seconded the motion, which carried.

Mr. Gil read the request for Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Rodriguez Brothers Farm Properties in an Agricultural (AG) Zoned District located at 1100 Hwy 83, Franklin, LA. Parcel Id#-1994844063.0017.972 AC Tract por No. 1 Alcendor Carlin Part. per Plat GG 23294 being Tract "ABCDEFA" per Plat 13G 122311 BD Foster-Carline-Lewis and State RT. 83-Washington Acq. 268 315321.

Matthew Fore, Miller Engineer & Associates, appeared before the board to discuss Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Rodriguez Brothers Farm Properties in an Agricultural (AG) Zoned District located at 1100 Hwy 83, Franklin, LA.

Mr. Lipari questioned the purpose for the subdivision request.

Mr. Fore stated that there were issues with the legal description in the past where it did not include the less and except for the highway right of way that was purchased to increase the right of way width. They thought the depth of the lot ended at the canal in the rear. However, it did not take into account the less and accept. If the less and accept was taken into account and the way that the property sales in chronological order went, Mr. Lewis did not own the property to the canal, he actually owned to line A-D as shown on the plat. Mr. Lewis believed that he owned the property further back towards the canal. By legal description, Mr. Lewis did not own this property. Therefore, the request is to correct the legal description of the less and except of the highway.

Mr. Druilhet made a motion to approve the request for Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Rodriguez Brothers Farm Properties in an Agricultural (AG) Zoned District located at 1100 Hwy 83, Franklin, LA. Parcel Id#-1994844063.0017.972 AC Tract por No. 1 Alcendor Carlin Part. per Plat GG 23294 being Tract "ABCDEFA" per Plat 13G 122311 BD Foster-Carline-Lewis and State RT. 83-Washington Acq. 268 315321. Mr. Lipari seconded the motion which carried with the following 4-0-0-2 Roll Call Vote:

Yeas: Barry Druilhet, Deborah Tabor, Danny Lipari, and Joshua Montgomery

Nays: None

Abstained: None

Absent: Jimmy Wiley and Kimberly Saucier

Mr. Gil read the request for Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Barras Family LLC in a Single Family (SR) Zoned District and also Conservation (CN) Zoned district located at 185 Vermillion Bay Ln., Cypremort Point, LA. Sec. 20 T15S R6E.

-Parcel Id#- 1034364647.00-Lot Tract "DEFGHID" per Plat 73 287802 Acq. 268 315334 & -1034364131.00-Lot por No. 1 Carl Bauer prop per Plat 18P 159625 being Tract "ABCDIHA" per Plat 73 287802 Acq. 268 315334 Improvements.

Matthew Fore, Miller Engineer & Associates, appeared before the board to discuss Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Barras Family LLC in a Single Family (SR) Zoned District and also Conservation (CN) Zoned district located at 185 Vermillion Bay Ln., Cypremort Point, LA.

Mr. Fore stated that the request for Preliminary & Final Subdivision/Development approval is based upon the decision of the Variance Request by the Board of Adjustments.

Mrs. Tabor questioned the variance request.

Mrs. Roshonda Bourgeois, Planning & Zoning Clerk, stated that the variance request is for a Lot Width Variance to deviated from the required 60 feet to 58.98 feet in the front and from 60 feet to 52.63 feet in the rear and a Side Yard Variance to deviate from the required 5 feet to Zero (0) feet in a Single Family Residential Zoned District.

Mr. Druilhet questioned whether the request is for Preliminary Subdivision only.

Mrs. Bourgeois stated that the request is for Preliminary & Final Subdivision/Development approval.

Mr. Lipari made a motion, with the stipulation that the Variance Request is granted by the Board of Adjustments, to approve the request for Preliminary & Final Subdivision/Development Approval for a Subdivision of Property for Barras Family LLC in a Single Family (SR) Zoned District and also Conservation (CN) Zoned district located at 185 Vermillion Bay Ln., Cypremort Point, LA. Sec. 20 T15S R6E.

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Yeas: Barry Druilhet, Deborah Tabor, Danny Lipari, and Joshua Montgomery

Nays: None

Abstained: None

Absent: Jimmy Wiley and Kimberly Saucier

There being no further business, Mrs. Tabor moved for adjournment. Mr. Druilhet seconded the motion, which carried.

S/g William Gil

Chairman William Gil

St. Mary Parish Planning and Zoning Commission