

CALL TO ORDER
PLEDGE OF ALLEGIANCE

MEMBERS PRESENT: Jack Keen, Marilyn Ross, Randy Petit, Ryant Price, Michele deBruler, Carmine Frangella

MEMBERS ABSENT: James Krajcer, Jr.

ALSO PRESENT: Earl Matherne and Donya Hebert of the Planning Department.

2023-12-R requested by Arthur and Barbara Blue for a change of zoning from C-2 to R-3 on Lots M-1, M-2, and M-3, Tracts 8, 9, and 10, Elkinsville Subdivision, near the intersection of Turtle Creek Lane and Adams Drive, St. Rose. Council District 5.

The applicant requested to postpone the case.

Commissioner Price made a motion to postpone, seconded by deBruler.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None

ABSENT: Krajcer

POSTPONED

2023-15-MIN requested by Lorna Bourgeois for BMB Real Estate, LLC for a resubdivision of two lots into four, 10362 Airline Drive, St. Rose. Zoning District M-1. Council District 5.

The applicant requested to postpone the case.

Commissioner deBruler made a motion to postpone, seconded by Keen.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None

ABSENT: Krajcer

POSTPONED

2023-12-MIN requested by Louis G. Authement for a resubdivision of one lot into five, Down the Bayou Road, Des Allemands. Zoning District R-1A(M). Council District 4.

Mr. Matherne- read the land use report and the department recommends approval.

Louis Authement 13919 River Road Luling – representing the owner, stated their case.

The public hearing was open and closed, no one spoke for or against.

Commissioner Ross made a motion to consider, seconded by Price.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None

ABSENT: Krajcer

PASSED

2023-20-HOP requested by Michael Simmons for a home occupation – “Titan Electric” – at 456 Marino Drive, Norco. Council District 6.

Mr. Matherne- read the land use report and the department recommends approval.

Applicant – Michael Simmons 456 Marino Dr. Norco, stated his case.

The public hearing was open and closed, no one spoke for or against.

Commissioner Price made a motion to consider with the stipulations, seconded by deBruler.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None

ABSENT: Krajcer

PASSED

2023-13-MIN requested by Tracy Trepagnier for a resubdivision of one lot into two, 564 Giacomo Drive, Norco. Zoning District R-1A. Council District 6.

Mr. Matherne – read the land use report, the department recommends denial. If the Planning Commission supports the waiver request and approves the resubdivision, the approval should be stipulated on the submittal of a follow-up administrative resubdivision for the consolidation of Lot 12A-2 into the adjacent property. Planning and Zoning could withhold forwarding the request for the Council’s supporting resolution of the waivers until such application is submitted.

Applicant – Tracey Trepagnier – stated his case.

The public hearing was open and closed, no one spoke for or against.

Commissioner Frangella – I don’t have an issue with it, as long as we put a stipulation in it that all the paperwork needs to be done prior to.

Commissioner Petit – on the sale of the lot. Is that the right approach Earl? We can’t force the purchaser to resub the lots into one but if that individual decided to put a structure it would still have to meet setbacks and come to planning and zoning and may have to resubdivide into 1.

Mr. Matherne – odds are on this street they are going to want to build a garage or something of that nature and the way the current permitting works they wouldn’t be able to permit a garage on the back until they resubdivide it. If you put a stipulation on it requiring them to do it, it’s not going to change what we do, at least he will know up front what he needs to do. Like I said whether you pass it or fail it we gonna help them walk through this to get there, their sale and exchange finished.

Commissioner Frangella made a motion to consider with the stipulation from the planning department and contingent on this specific sale to the neighbor of the adjacent lot, seconded by deBruler.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None

ABSENT: Krajcer

PASSED

2023-14-MIN requested by Danny P. Alexander for Harmony Homes of St. Charles, LLC for a resubdivision of one lot into two, 308 Sycamore Street, Hahnville. Zoning District R-1A(M). Council District 1.

Mr. Matherne – read the land use report and the department recommends approval.

Applicant – Danny Alexander 308 Sycamore St. Hahnville, stated his case.

The public hearing was open and closed, no one spoke for or against.

Commissioner Ross made a motion to consider, seconded by Price.

YEAS: Price, Petit, Keen, deBruler Ross, Frangella

NAYS: None
ABSENT: Krajcer
PASSED

2023-6-SPU requested by Khawaja Omer for automobile sales in a C-2 zoning district on Lot 1, Autin Subdivision, 16830 Highway 90, Des Allemands. Council District 4.

Mr. Matherne – read the land use report and the department recommends approval with stipulations.

Applicant/Owner – Mike Nabut 1104 Primrose Luling, state his case.

The public hearing was open.

Against – Brian Arthur 120 Autin Lane Des Allemands.

The public hearing was closed.

Commissioner Price made a motion to consider with the stipulations, seconded by Ross.

YEAS: Price, Petit, deBruler, Ross, Frangella
NAYS: Keen
ABSENT: Krajcer
PASSED

Unfinished/Old Business-
New Business-
Minutes- APPROVED (September 7, 2023)

Adjourn