

CITY OF CENTRAL

BY COUNCILMEMBER WELLS (TA-5-19)

ORDINANCE NO. 2019-49

AN ORDINANCE TO AMEND SECTION 14 OF THE CITY OF CENTRAL COMPREHENSIVE ZONING CODE AND TO PROVIDE FOR RELATED MATTERS

WHEREAS, in November 2013, the City of Central Comprehensive Zoning Code (Appendix 1 of the City of Central Code of Ordinances) was enacted by the City Council;

WHEREAS, from time-to-time since its enactment, various questions and issues have been raised regarding the interpretation and/or application of various provisions of the Zoning Code as well as the efficiencies of the zoning process;

WHEREAS, the City of Central believes that the following changes to the Zoning Code will better protect the public health, safety and welfare of the City and its residents;

WHEREAS, a public hearing was held on October 24, 2019 before the City of Central Zoning Commission;

WHEREAS, the Zoning Commission recommended the addition of the following provision to the Zoning Code:

Effect of Council Denial. Notwithstanding, anything to the contrary elsewhere in this Zoning Ordinance, no application for a Planned Unit Development that also seeks a zoning change will be accepted for filing and processed if a previous application for a Planned Unit Development and rezoning for all or any part of the same property was denied by the City Council less than one year prior; and

WHEREAS, at its November 26, 2019 meeting the Council discussed certain technical and substantive amendments to the proposed amendment to the Zoning Code and deferred this Proposed Ordinance to allow amendments to be prepared.

NOW THEREFORE, BE IT ORDAINED by the Council of the City of Central, State of Louisiana as follows:

Section 1. Section 14.9 of the City of Central Comprehensive Zoning Code (Appendix 1 of the City of Central Code of Ordinances) is hereby enacted as follows:

Effect of Council Denial. Notwithstanding any provision of the Zoning Code to the contrary, no application for a Planned Unit Development seeking a zoning

change will be accepted for filing and processing if a previous application for a Planned Unit Development and a zoning change for all or any part of the same property was denied by the City Council less than one year prior to submission of the application.

The one year waiting period may be waived by approval of two-thirds of the members of the City Council following a written request for such a waiver.

Section 2. Conflicts

The specific terms and conditions of this Ordinance shall prevail against prior ordinances of the City to the extent there is any conflict.

Section 3. Severability

If any section, subsection, sentence, clause or provision of this Ordinance is declared by a court of competent jurisdiction to be invalid, such declaration of invalidity shall not affect the validity of the Ordinance as a whole, or parts thereof, other than the part declared invalid. The remainder of the Ordinance shall not be affected by the declaration of invalidity and shall remain in force and effect.

Section 4. Effective Date

This Ordinance shall be effective upon publication.

Introduced before the Council on November 12, 2019.

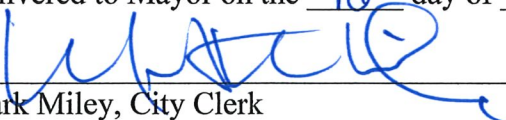
This Ordinance having been submitted to a vote, the vote thereon was as follows:

For: Evans, Freneaux, McKinney, Moak, Myer, Wells
Against: None
Absent: Roy

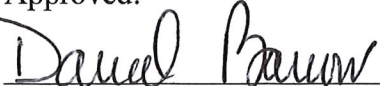
Adopted this 10th day of December, 2019.

Signed this 13th day of December, 2019.

Delivered to Mayor on the 16th day of December, 2019:

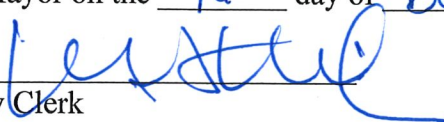


Mark Miley, City Clerk

Approved:


David R. Barrow, Mayor

Received from Mayor on the 16th day of December, 2019:


Mark Miley, City Clerk

Adopted Ordinance published in The Advocate on the 25th day of December, 2019.