

**CITY OF CENTRAL**  
**MEETING OF THE PLANNING AND ZONING COMMISSIONS**  
**Thursday, February 27, 2020, 6:00 P.M.**  
**Kristenwood Meeting Facility**  
**14025 Greenwell Springs Road**  
**Central, LA 70739**  
[www.central-la.gov](http://www.central-la.gov)

THE FOLLOWING PROCEDURES AND RULES APPLY TO PUBLIC COMMENT:

In accordance with rules of procedure, all items on these agendas are open for public comment.

1. A statement setting forth the applicant's proposal, together with the Planning Commission Staff recommendation, will be made by the Planning Director after which the applicant and the public will be heard. Before speaking on the proposal, each speaker shall give his or her name and address and state who he/she is representing. Anyone speaking as a civic association representative shall document that their presented views are those of the organization.
2. Applicant or applicant's representatives for the proposal will speak first for a period not to exceed fifteen (15) minutes. Proponents for the proposal will speak second and a period of three (3) minutes will be allowed for each proponent. Opponents or other interested parties will speak next and a period of three (3) minutes will be allowed for each opponent. There will be no limit to the number of persons who may speak, but speakers are encouraged to avoid duplication in their presentations.
3. Applicant will be allowed a total period of five (5) minutes to offer rebuttal. Opponents will not be allowed to rebut.
4. The Commission Members may ask any questions and make comments, but are urged to cooperate in an effort to spend no more than fifteen (15) minutes in discussion of a case after all speakers have been heard.
5. Items on the Consent Agenda will not have time allocated for speaking, unless there is a member of the public present at the meeting who wishes to speak on the item. In such cases, the proposal will follow the standard.
6. Planning Commission items are finally resolved by the Planning Commission without further action by the City Council. Zoning Commission matters heard tonight, unless specifically stated otherwise, will be heard by the Central City Council on **Tuesday, March 24, 2020** unless the case is deferred by the Commission. Denial of a zoning item by the Zoning Commission is final unless the item is requested by Council to be heard within sixty (60) days of the Zoning Commission decision.

**AGENDA**  
**CITY OF CENTRAL PLANNING COMMISSION**  
**Thursday, February 27, 2020, 6:00pm**  
**Kristenwood Meeting Facility**  
**14025 Greenwell Springs Road**  
**Central, LA 70739**

1. Call to Order

2. Invocation and Pledge of Allegiance

3. Roll Call

4. Recitation of Rules

5. Approval of Minutes (January 23, 2020 Planning Commission Meeting)

6. Amendments and Consent Agenda

- a. **EOP-1-20 Exchange of Property between Tracts A-2-A-1-B-1, B-1-A-1 and Lot A-1-A being a portion of the John E. Morrison Tract into Tracts A-2-A-1-B-1-A, B-1-A-1-A and A-1-A-1.** This property is located on the north side of Hooper Road of between Lazy Lake Drive to the east and Shoe Creek Drive to the west in Sections 6 and 69, T6S, R2E, GLD, EBR, LA. The applicant is requesting an exchange of property between three lots zoned **(B-5) Large Scale Commercial/Business District** for a proposed assisted living facility. (Applicant: Michael Davis)
- b. **SS-1-20 Subdivision of Tract B-3-A of the Melba Rae Bennett and Charles Gaylor Property into Tracts B-3-A-1 and B-3-A-2.** This property is located on the west side of Hubbs Road between Oakberry Avenue to the north and Denham Road to the south in Section 20, T5S, R2E, GLD, EBR, LA. The applicant is requesting to subdivide one lot zoned **(R/A) Rural/Agricultural Zoning District** into two lots for residential land use. (Applicant: Dylan Taylor)

**PUBLIC HEARING CASES (OLD BUSINESS):**

None.

**PUBLIC HEARING CASES (NEW BUSINESS):**

- 7. **SS-2-20 Subdivision of Tract 3 of the John Breck and Rosemary Winger Henderson Property into Tracts 3-A, 3-B and 3-C.** This property is located on the north side of Greenwell Springs Road between Green Meadow Drive to the east and Central Throughway to the west in Sections 37 and 38, T6S, R2E, GLD, EBR, LA. The applicant is requesting to subdivide one lot zoned **(R-2) Single-Family Residence Two District** into two lots for Low Density Residential and Rural/Agriculture land uses and dedicate a private servitude of access. (Applicant: Jeffrey Dean Diamond)

8. Adjourn

The item(s) on this Agenda that are recommended for approval by the Commission will be heard by the Central City Council on **Tuesday, March 24, 2020** unless the item(s) is deferred.

**AGENDA**  
CITY OF CENTRAL ZONING COMMISSION  
**February 27, 2020, 6:00pm**  
**Kristenwood Meeting Facility**  
**14025 Greenwell Springs Road**  
**Central, LA 70739**

1. Call to Order
2. Invocation and Pledge of Allegiance
3. Roll Call
4. Recitation of Rules
5. Approval of Minutes (January 23, 2020 Zoning Commission Meeting)

**PUBLIC HEARING CASES (OLD BUSINESS):**

None.

**PUBLIC HEARING CASES (NEW BUSINESS):**

6. **RZ-1-20 Rezoning from (R-2) Single-Family Residence Two District to (R/A) Rural/Agricultural Zoning District for proposed Tracts 3-A, 3-B and 3-C of the John Breck and Rosemary Winger Henderson Property.** This property is located on the north side of Greenwell Springs Road between Green Meadow Drive to the east and Central Throughway to the west in Sections 37 and 38, T6S, R2E, GLD, EBR, LA. The applicant is requesting rezoning approval for Low Density Residential and Rural/Agriculture land uses. (Applicant: Jeffrey Dean Diamond)

**OTHER BUSINESS:**

7. Announcements
8. Adjourn