CITY OF CENTRAL
MEETING OF THE PLANNING AND ZONING COMMISSIONS
Thursday, March 26, 6:00 P.M.
Kristenwood Meeting Facility
14025 Greenwell Springs Road
Central, LA 70739
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, April 28, 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, March 26, 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 (February 27, 2020 Planning Commission Meeting)**

6. **Amendments and Consent Agenda**

PUBLIC HEARING CASES (OLD BUSINESS):

None

PUBLIC HEARING CASES (NEW BUSINESS):

7. **EOP-2-20 Exchange of Property between Tracts B-1-A-2-A and Tract B-1-A-1-A of the former Ulla Watts Tract** This property is located on the north side of Core Lane between the Northeast Drive intersection to the east and Acres Court to the west in Sections 25, T5S, R1E, GLD, EBR, LA. The applicant is requesting to alter the property lines between two existing lots zoned **(R/A) Rural Agriculture Zoning District.** (Applicant: Robert Welborn)

8. **SS-3-20 Subdivision of a 14.76 Acre Tract of the former B.C. Thompson Property into Lots LG-1 and LG-2.** This property is located on the west side of Joor Road between the Solitude Lane intersection to the south and Greenwell Springs-Port Hudson Road intersection to the north in Section 18, T5S, R2E, GLD, EBR, LA. The applicant is requesting to subdivide one lot zoned **(R/A) Rural/Agricultural Zoning District** into two lots for an existing residential land use. (Applicant: Lester J. Grimball)

9. **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, April 28, 2020** unless the item(s) is deferred.

AGENDA
CITY OF CENTRAL ZONING COMMISSION
March 26, 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 (February 27, 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 (Existing Tract 3) of the John Breck and Rosemary Winger Henderson Property. (Deferred from the February 27th Meeting)** This property is located at 15535 Greenwell Springs Road which is 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)

7. **PUD-3-19 Planned Unit Development Final Development Plan: Legacy Oaks (Deferred from the January 23rd Meeting)** This property is located at 13648 Joor Road which is on the east side of Joor Road between Solemn Oaks Avenue to the north and Sullivan Road to the south on Tracts A and B of the Former Eugene McGehee Property in Section 31, T5S, R2E, GLD, EBR, LA. This applicant is requesting conditional use and final development plan approval for a proposed residential subdivision consisting of 35 lots. (Applicant: Carl Newlin)

8. **TA-1-20 An Ordinance Amending Section 2.2 D. 4. Of The City Of Central Comprehensive Zoning Code** A text amendment to the Comprehensive Zoning Code regarding the size and setbacks for accessory structures. (Councilman Wade Evans)

OTHER BUSINESS:

9. **Announcements**

10. **Adjourn**