

CITY OF CENTRAL
MINUTES OF THE CITY COUNCIL
Central High School Auditorium
10200 E. Brookside Drive
Central, LA 70818

Tuesday, February 10, 2015

6:00 PM

I. Preliminary Business

- 1) Call to Order – *Mayor Shelton called the meeting to order at 6:00 p.m.*
- 2) Invocation and Pledge of Allegiance – *Ron Erickson*
- 3) Roll Call – *Present: Council Members Ellis, Evans, Fralick, Messina, and Vance*
Absent: None
- 4) Approval of the minutes from the January 27, 2015 council meeting

Council Member Messina moved to accept the January 27, 2015 minutes. The motion was seconded by Council Member Vance. There were no correction and/or revisions. The minutes of the January 27, 2015 council meeting stand approved.

II. Unfinished Business

None

III. New Business

- 1) Mayor's report and presentations.
 - a) *Mayor Shelton announced the Central High School Cheerleaders won the National Championship in Orlando, Florida.*
 - b) *David Barrow presented a report on sales taxes.*
- 2) Report from Jennifer Sims, City Attorney, regarding status of Administrative Hearing matters within the City of Central.

Jennifer Sims presented a report regarding status of Administrative Hearing matters within the City of Central.
- 3) Presentation of Annual Audit Report by Faulk & Winkler.

Jacob Waguespack, Faulk & Winkler, presented the annual audit report.
- 4) Introduction of the following item(s) (with public hearing to be held at the February 24, 2015 council meeting):
 - a) An ordinance to amend the 2014-2015 Fiscal Year General Budget to appropriate funds for surveying, design and engineering plans for various road construction projects. (By Council Member Ellis)

- b) An ordinance to amend and reenact Appendix 1, Chapter 19, Section 19.2, Subsection (3) of the Code of Ordinances of the City of Central relative to accessory dwelling units and to provide for all related matters. (By Council Member Fralick)

***Commission Action (January 22, 2015):** A motion to recommend approval was made by Mr. Bijan Sharafkhani, seconded by Mr. T. J. Johnson. Vote: 6 yeas (Messrs: Burns, Johnson, Matlock, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Anderson) and the motion carried.*

- 5) Public Hearing and action regarding the following instrument(s):

- a) A resolution to appoint Monroe Almond and John Porche to the Central Police Department as Reserve Officers. (By Council Member Evans)

Council Member Evans moved to adopt this resolution. The motion was seconded by Council Member Fralick. Vote: 5 yeas (Ellis, Evans, Fralick, Messina, and Vance), 0 nays, 0 absent. Motion passed.

IV. Zoning Cases

- 1) Introduction of the following item(s) (with public hearing to be held at the February 24, 2015 council meeting):

- a) **CUP-5-14 Conditional Use Permit.** An ordinance to grant a Conditional Use Permit for a fueling station with a convenience store on property located at the southeast corner of the Central Thruway and Greenwell Springs Road intersection in Section 38, T6S, R2E, GLD, EBR, LA. Applicant: Murphy Oil USA, Inc., Gavin Ballenger. (By Council Member Fralick)

***Commission Action (January 22, 2015):** A motion to approve CUP-5-14 was made by Mr. Bijan Sharafkhani, seconded by Mr. T.J. Johnson. Vote: 6 yeas (Messrs: Burns, Johnson, Matlock, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Anderson) and the motion carried.*

- b) **CUP-6-14 Conditional Use Permit.** An ordinance to grant a Conditional Use Permit for horse training and boarding stables for property located at 10439 Dyer Road on Tract A-1-B of the former W.L. Doherty property which is on the north side of Dyer Road west of the Blackwater Road intersection in Section 23, T5S, R1E, GLD, EBR, LA Applicant: Tim Williams (By Council Member Fralick)

***Commission Action (January 22, 2015):** A motion to approve CUP-6-14 was made by Mr. T.J. Johnson, seconded by Mr. David Matlock with the following stipulations:*

- 1) *The maximum number of horses shall be eight (8).*
- 2) *The applicant shall install a six (6) foot high solid wooden fence that is a minimum of seventy-five (75)*

linear feet on the eastern and western property lines to screen the proposed business from nearby residences.

- 3) *The applicant shall obtain all required permits and licenses.*

Vote: 5 yeas (Messrs: Burns, Johnson, Matlock, Sharafkhani, Walker), 1 nay (Mr. Rauls), and 1 absent (Mr. Anderson) and the motion carried.

- c) **SS-24-14 Waiver requiring connection to the public sewer.** An ordinance to grant a waiver of Section 7:4.4A(4)(a) of the Development Code or Ordinance No. 2009-08 requiring connection to the public sewer for the five subdivided lots of Tract 13 of the former Westbrook Tract and Carl B. Heine property located on the south side of Denham Road between the El Ranchitos and White Oak Run Road intersections in Section 48, T5S, R2E, GLD, EBR, LA for single family residential use and to provide for related matters. Applicant: Carl Newlin (By Council Member Fralick)

Commission Action (January 22, 2015): *A motion to approve SS-24-14 was made by Mr. T. J. Johnson, seconded by Mr. David Matlock with the following stipulations:*

- 1) *There shall be no further subdivision of any lots until public sewer is provided.*
- 2) *The previously approved subdivision, Case SS-21-11, is hereby rescinded.*

Vote: 6 yeas (Messrs: Burns, Johnson, Matlock, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Anderson) and the motion carried.

- d) **SS-25-14 Waiver requiring connection to public sewer.** An ordinance to grant a waiver of Section 7:4.4A(4)(a) of the Development Code and Ordinance No. 2009-08 requiring connection to the public sewer for three subdivided lots of Tract A-1-A-4 of the former Mary Lou Smith property located on the northwest corner of the McCullough and Joor Road intersection in Section 19, T5S, R2E, GLD, EBR, LA for single family residential use and to provide for related matters. Applicant: Newell Whitney (By Council Member Fralick)

Commission Action (January 22, 2015): *A motion to approve SS-25-14 was made by Mr. Graydon Walker, seconded by Mr. Harry Rauls. Vote: 6 yeas (Messrs: Burns, Johnson, Matlock, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Anderson) and the motion carried.*

- e) **RZ-05-14 Site Plan Revision – 18235 Magnolia Bridge Road.** An ordinance to revise the previously approved site plan for RZ-05-14 for property located at 18235 Magnolia Bridge Road, which is on the south side of Magnolia Bridge Road west of the Greenwell Springs Road intersection, on Lot G of the former Kennard Lawrence Tract in Section 66, T6S, R2E, GLD for an animal kennel. Applicant: Shauna Nicosia, Smooch My Pooch. (By Council Member Fralick)

Commission Action (January 22, 2015): A motion to approve RZ-5-14 Site Plan Revision was made by Mr. T. J. Johnson, seconded by Mr. Bijan Sharafkhani. Vote: 6 yeas (Messrs: Burns, Johnson, Matlock, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Anderson) and the motion carried.

2) Discussion and action regarding the following case(s):

- a) **PUD-2-14 Planned Unit Development Preliminary Plan Cypress Lakes Estates.** An ordinance to grant a Conditional Use Permit for the preliminary plan for the proposed Planned Unit Development: Cypress Lakes Estates consisting of 75 single family residential lots, located at the southwest corner of the Sullivan Road and Sparkle Road intersection on Tracts B-1, C, D, E-1 and E-2 and to provide for related matters. Applicant: Jonathan Starns. (By Councilman Evans)

Commission Action (November 20, 2014): A motion to recommend approval of PUD-2-14 was made by Mr. T. J. Johnson, seconded by Mr. Graydon Walker. Vote: 4 yeas (Messrs: Anderson, Burns, Johnson, Walker), 2 nays (Messrs: Matlock, Rauls), 1 absent (Messr: Sharafkhani) and the motion carried.

Council Action (January 13, 2015): Public Comment: Jonathan Starns, Karen Kennedy, Janis Weber, Dan Weber, R. J. Saucier, Brooke Perot, Tony Bull.

Council Member Vance moved to defer this item to the February 10, 2015 Council meeting. The motion was seconded by Council Member Messina. Vote: 3 yeas (Evans, Messina, and Vance), 2 nays (Ellis and Fralick), 0 absent. Motion passed.

Council Action (February 10, 2015): Public Comment: Jonathan Starns, and R. J. Saucier.

Council Member Evans moved to adopt this ordinance. The motion was seconded by Council Member Ellis. Vote: 4 yeas (Ellis, Evans, Fralick, and Vance), 1 nay (Messina), 0 absent. Motion passed.

V. Other Business

1) Public Comment

* Restricted to items not on the agenda. A Public Comment Request to Speak Card must be turned in to the City Clerk prior to the start of the meeting in order to be considered. Public comment is limited to 10 speakers with three minutes each.

- a) Warren Winstead pertaining to the proposed roundabout at the intersection of Gurney and Joor Roads.
- b) Jane Williams pertaining to the proposed roundabout at the intersection of Gurney and Joor Roads.

2) Announcements

- a) Mayor Shelton announced a CCAF fundraiser is scheduled for Saturday, February 14, 2015, Valentine Ribeye Dinner, at the Central Intermediate School.

- b) *Mayor Shelton announced the City Hall will be participating with the IRS volunteer program providing free income tax return assistance, Federal and State. This will be held at City Hall on February 13 and February 21, 2015.*
- c) *Mayor Shelton announced that the Central High School Jazz Band was selected to perform at the National School Board Convention in Nashville, Tennessee. CD's will be pre-sold beginning in March as a fundraiser.*
- d) *Mayor Shelton announced that the February 24, 2015 Council meeting and the February 26, 2015 BOA-P&Z meeting will be held at the School Board Office on Joor Road.*

3) Adjournment

Council Member Messina made a motion to adjourn the meeting. Mayor Shelton Adjourned the meeting at 7:04 p.m.

NOTE: Pursuant to the requirements of La. R.S. 42:19, no matter may be discussed by the Central City Council unless it appears on the agenda published at least twenty-four hours prior to the meeting unless the members of the council vote unanimously to take up the matter.