

The minutes below are taken from the meeting to represent items addressed and actions by this board. All meetings are recorded with audio for our records. In the event these minutes are ever in question or controversy, the audio archive shall be used to determine the actual item or action taken by individuals present at the meeting.

MINUTES
CITY OF CENTRAL PLANNING COMMISSION
Thursday, February 26, 2015

The Planning Commission of the City of Central held a Public Meeting on Thursday, February 26, 2015 at 6:00 pm at the Central School Board Office, 10510 Joor Road, Central, Louisiana, 70818 in regular session convened:

1. Call to Order

The meeting was called to order at 6:00 p.m. by Mr. Paul Burns, Chairman.

2. Invocation and Pledge of Allegiance

Mr. Graydon Walker presented the Invocation and led the Pledge of Allegiance.

3. Roll Call

Members Present: Messrs: Morris Anderson, Paul Burns, TJ Johnson, Harry Rauls, Bijan Sharafkhani, Graydon Walker

Members Absent: Mr. David Matlock

Also Present: Messrs: David Barrow, Matt Zyjewski; Mrs. Debbie Mouton, City of Central Staff

4. Recitation of Rules (rules apply as stated on cover sheet)

The Chairman read the rules.

5. Approval of Minutes (January 22, 2015 Planning Commission Meeting)

Commission Action:

A motion to approve the January 22, 2015 Planning Commission Minutes was made by Mr. Harry Rauls, seconded by Mr. T.J. Johnson. There were no objections and the motion carried.

6. Amendments and Consent Agenda

None

PUBLIC MEETING CASE (NEW BUSINESS):

- 7. Pre-Application Conference: Consideration to further Subdivide Lot B-1** This property is located at the end Washington Lane in Section 67, T6S, R2E, GLD, EBR, LA. The applicant is requesting informal feedback for a waiver of **Section 7:4.103(a)(7)(2)** of

the **Development Code** which states that lots shall not be further subdivided on substandard roads. (Applicant: Mary G. Burton)

Commission Action:

The Planning Commission provided feedback to the applicant.

PUBLIC HEARING CASES (OLD BUSINESS):

- 8. Rescission of EOP-8-14 Exchange of Property between Lot 2-B and 3-A of the Twin Oaks Subdivision** This property is located south of the Denham Road and Four Oaks Drive intersection on the west side of Four Oaks Drive in Section 48, T5S, R2E, GLD, EBR, LA. The applicant is requesting to rescind the previously approved exchange of property. (Applicant: Kathi Cowen)

Commission Action:

A motion to approve the Rescission of EOP-8-14 was made by Mr. T.J. Johnson, seconded by Mr. Harry Rauls. Vote: 6 yeas (Messrs: Anderson, Burns, Johnson, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Matlock) and the motion carried.

9. Adjourn

The meeting was adjourned at 6:15pm.

Minutes 2/26/15

Paul Burns, Chairman

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MINUTES
CITY OF CENTRAL ZONING COMMISSION
Thursday, February 26, 2015

The Zoning Commission of the City of Central held a Public Meeting on Thursday, February 26, 2015 at 6:15pm at the Central School Board Office, 10510 Joor Road, Central, Louisiana 70818 in regular session convened:

1. Call to Order

The meeting was called to order at 6:15pm by Mr. Paul Burns, Chairman.

2. Roll Call

Members Present: Messrs: Morris Anderson, Paul Burns, T.J. Johnson, Harry Rauls, Bijan Sharafkhani, Graydon Walker

Members Absent: Mr. David Matlock

Also Present: Messrs: David Barrow, Matt Zyjewski; Mrs. Debbie Mouton, City of Central Staff

3. Recitation of Rules (rules apply as stated on cover sheet)

The Chairman read the rules.

4. Approval of Minutes (January 22, 2015 Zoning Meeting)

A motion to approve the January 22, 2015 Zoning Commission Minutes was made by Mr. Harry Rauls, seconded by Mr. T.J. Johnson. There were no objections and the motion carried.

5. Amendments and Consent Agenda

None

PUBLIC HEARING CASES (OLD BUSINESS):

- 6. RZ-9-14 Rezoning from R/A (Rural Agriculture) and B1 (Neighborhood Business One) to B3 (General Commercial Commercial/ Business District Three) (This Item has been withdrawn by the applicant)** This property is located at 9025 Joor Road and 10984 Lovett Road, Lot C-1 of the former J.L. Fleniken Property and Lot B of the C. J. Brown Property respectively, and Lot F of the former J. L. Fleniken which is at the southwest corner of the Lovett and Joor Road intersection in Section 82, T6S, R1E, GLD, EBR, LA. The applicant is requesting to rezone for an unspecified use to entice a prospective business. (Applicant: Amber Martel)

The item was withdrawn prior to the meeting.

PUBLIC HEARING (NEW BUSINESS):

- 7. RV-1-14 Revocation of the end of Morgan Road** This property is located at the southern or eastern end of Morgan Road near Tract CA-1 of the Charles Albert Property in Section 48, T6S, R2E, GLD, EBR, LA. The applicant is proposing to revoke the public right of way at the end Morgan Road and remove public maintenance. The applicant will construct a public T-turnaround at the end of the shorten right of way. (Applicant: Jonathan Starns)

Commission Action:

A motion to recommend approval of RV-1-14 was made by Mr. Harry Rauls, seconded by Mr. TJ Johnson with the stipulation that the applicant dedicates a ten foot utility servitude. Vote: 6 yeas (Messrs: Anderson, Burns, Johnson, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Matlock) and the motion carried.

- 8. CUP-1-15 Conditional Use Permit for a Strip Mall (This item has been deferred by Staff)** This property is located near the southeast corner of the Joor Road and Hooper Road intersection on Tract X-2 of the former Edith Morgan Property in Section 6, T6S, R2E, GLD, EBR, LA. The applicant is requesting a conditional use permit for a strip mall. (Applicant: Elmer Jones)

- 9. RZ-1-15 Rezoning from B5 (Large Scale Commercial/ Business Five) to R1 (Single Family Residential One)** This property is located at 11920 Joor Road which is on the east side of Joor Road north of the Morgan Hill Court intersection on Lot A-2-A-1 of the former G.A. Sides Property in Section 6, T6S, R2E, GLD, EBR, LA. The applicant is requesting to rezone for lot that was previously subdivided for single family residential land use. (Applicant: Dwayne Gafford)

Commission Action:

A motion to recommend approval of RZ-1-15 was made by Mr. Graydon Walker, seconded by Mr. TJ Johnson. Vote: 6 yeas (Messrs: Anderson, Burns, Johnson, Rauls, Sharafkhani, Walker), 0 nays, and 1 absent (Mr. Matlock) and the motion carried.

10. Announcements

None

11. Adjourn

The meeting was adjourned at 7:30 pm.

Paul Burns, Chairman