

MINUTES
CITY OF CENTRAL -- MEETING OF THE PLANNING COMMISSION
Thursday, October 25, 2007 6:00pm
Kristenwood Building 14025 Greenwell Springs Road
Greenwell Springs (Central), Louisiana 70739
www.centralgov.com

----- MINUTES -----

1. Call to Order

The meeting was called to order at 6pm by the Chairman.

2. Invocation and Pledge of Allegiance

3. Roll Call

Members Present: Rodney Bonvillain, Michael Blough, Paul Burns, Wade Giles, Graydon Walker.

Members Absent: Larry Milton, Wilson Reado

Also Present: David Barrow, City of Central; and Lynn Oliver, EBR Planning Commission

4. Recitation of Rules

5. Approval of Minutes (September 27, 2007 Planning Meeting)

Motion to approve by Mr. Giles, seconded by Mr. Burns. MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado)

6. Amendments and Consent Agenda

None

PUBLIC HEARING CASES:

- 7. Case SS-C-31-07 Subdivision of the Eliza Carl White Property.** This property is located on the north side of Hooper Rd, northeast of Amber Lakes Drive. The applicant is proposing to create four (4) single family residential lots on a private servitude of access on 2.39 acres of land. (Rural Zoning). (Applicant: Elmer Jones / Jane Pridgen)

Brenda Pertuis spoke in favor. There was no opposition. Motion was made by Mr. Walker and seconded by Mr. Blough to approve subject to all EBR DPW comments and Central Fire Dept. comments being addressed. MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado).

8. **Case SS-C-41-07** **Subdivision of the Mary Alice Thibodeaux Property.** This property is located north of Planchet Rd, east of Thibodeaux Rd. The applicant is proposing to create five (5) single family residential lots on a private servitude of access on 12.65 acres of land. (Rural Zoning) (Applicant: Glenn and Vicki Covington)

Carl Leader spoke in favor. There was no opposition.

A motion was made by Mr. Burns and seconded by Mr. Walker to approve subject to all EBR DPW and Central FD comments being addressed. MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado)

9. **Case S-C-5-07** **Hampton Village Estates 5th Filing.** This property is located to the east of Joor Rd, south of Hampton Village Avenue. The applicant is proposing to create sixty (60) single family residential lots on 31.8 acres of land in the final filing of Hampton Village Estates. (Applicant: Terry Smith / Joor 126 LLC)

Ron Ferris spoke in favor. Louis Barcelona spoke regarding his concerns.

Joe and Linda Palazza spoke regarding their drainage concerns.

Hank des Bordes spoke regarding his concerns.

A motion was made by Mr. Giles and seconded by Mr. Walker to approve subject to all EBR DPW and Central FD comments being addressed. Mr. Ferris agreed to the \$12,000 traffic contribution.

MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado)

10. **Announcements**

11. **Adjourn. Zoning Commission meeting to immediately follow.**

The meeting was adjourned at 6:45pm.

CITY OF CENTRAL -- MEETING OF THE ZONING COMMISSION
Thursday, October 25, 2007
6:00 P.M. (immediately following the Planning Commission meeting)
Kristenwood Building 14025 Greenwell Springs Road
www.centralgov.com

----- MINUTES -----

ALL ITEMS ON THIS AGENDA ARE PUBLIC HEARINGS. ITEMS HEARD ON THIS AGENDA WILL BE HEARD BY THE CENTRAL CITY COUNCIL ON November 13, 2007 AT THIS SAME TIME AND LOCATION, UNLESS THE CASE IS DEFERRED BY THE COMMISSION.

1. Call to Order

The meeting was called to order at 6:46pm by the Chairman.

2. Roll Call

Members Present: Rodney Bonvillain, Michael Blough, Paul Burns, Wade Giles, Graydon Walker.

Members Absent: Larry Milton, Wilson Reado

Also Present: David Barrow, City of Central; and Lynn Oliver, EBR Planning Commission

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

4. Approval of Minutes (September 27, 2007 Zoning Meeting)

Motion to approve by Mr. Burns and seconded by Mr. Blough. MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado).

5. Amendments and Consent Agenda

None

PUBLIC HEARING CASES:

6. Case C-13-07

This property is located on the south side of Hooper Rd, west of Shoe Creek Dr., at 12628 Hooper Rd. The applicant requests rezoning from Rural to Light Commercial 2 (LC-2) on 4.9 acres of land for professional office buildings. (Applicant: Richard D. Shaffett)

Dick Shaffett spoke in favor. Tim Lazero spoke regarding his concerns. Coy Smith spoke regarding his concerns. Faye Jones spoke regarding concerns.

A motion was made by Mr. Giles and seconded by Mr. Burns to approve LC-2 subject to the provided site-plan layout.

MOTION PASSED. 5 Yeas, 0 Nays, 2 Absent (Milton, Reado)

7. Announcements

Mr. Barrow announced the upcoming training session on November 17, 2007.

8.. Adjourn

The meeting was adjourned at 7:05pm.