

AGENDA
CITY OF CENTRAL BOARD OF ADJUSTMENT
Thursday, October 28, 2021 5:00 PM
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 (September 23, 2021, Meeting)**

PUBLIC HEARING CASES (OLD BUSINESS):

6. **BOA-18-21** This property is [located](#) at 11187 Village Green Drive of the Northwoods Subdivision which is on the west side of Village Green Drive near the Lawnside Avenue intersections in Sections 37, T6S R2E, GLD, EBR, LA. The applicant is requesting variances of the side yard setback and lot coverage requirements as stated in [Section 4.3 B & C](#) of the Zoning Code in the **R2 (Single Family Residential Two) Zoning District**. The applicant requests a side yard setback of 3 feet as opposed to the required 7.5 foot setback and a variance to exceed the maximum lot coverage for an existing covered additions to a residence. (Applicant: Cheryl Fontenot)

PUBLIC HEARING CASES (NEW BUSINESS):

7. **BOA-20-21** **This case has been withdrawn** This property is [located](#) at 11930 Greenwell Springs-Port Hudson Road which is on the south side of Greenwell Springs-Port Hudson Road west of the Joor Road intersection in Section 7, T5S, R2E, GLD, EBR, LA. The applicant is requesting a variance of [Section 2.2 C](#) of the Zoning Code to allow ground mounted solar panels as a permitted obstruction in the front yard. (Applicant: Caleb Hall)
8. **BOA-21-21** This property is [located](#) at 17421 Lake Vista Drive which is on the north side of Lake Vista Drive between the Landmor and Lakeside Drive intersections on Lot 48 of the Bellingrath Lakes Subdivision First Filing in Section 37, T6S, R2E, GLD, EBR, LA. The applicant is requesting a variance of the side yard setback requirements as stated in [Section 3.3B \(3\)](#) of the Zoning Code in the **R1 (Single Family Residential One) Zoning District**. The applicant requests a side yard of 5 feet as opposed to the required 12.5-foot setback for a new home. (Applicant: Kentrall Plain)
9. **BOA-22-21** This property is [located](#) at 7020 Donnybrook Avenue which is on the east side of Donnybrook Avenue between the Canter Court and Greenwell Springs Road intersections in Section 37, T6S, R2E, GLD, EBR, LA. The applicant is requesting a variance of [Section 2.2 C](#) of the Zoning Code to allow a garden arbor as a permitted obstruction in the front yard. (Applicant: Jason and Diana Kroll)
10. **BOA-23-21** This property is [located](#) at 10554 Lovett Road which is on the west side of Lovett Road north of the Ridge Road intersection in Section 82, T6S, R1E, GLD, EBR, LA. The applicant is requesting a variance of the side yard setback as stated in [Section 12.3 B 2](#) of the Zoning Code in the **RA (Rural Agricultural) Zoning District**. The applicant requests a side yard of 22.5 as opposed to the required 25 feet side yard setback for an existing accessory structure. (Applicant: Travis Watson)

11. Announcements

12. Adjourn