

**For the Meeting of Mayor and Council
City of Zachary, LA
Council Chambers, 4700 Main Street
Tuesday, October 24, 2017, 6:30 P.M.**

A. CALL TO ORDER

Mayor Amrhein called the meeting to order at 6:30 p.m., on Tuesday October 24, 2017 at the Zachary City Hall located at 4700 Main Street, Zachary, LA

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation by Councilman Councilman Nezianya
Pledge of Allegiance by Councilwoman O'Brien

C. OPENING PROCEDURES

1. ROLL CALL

MAYOR

David Amrhein

COUNCIL MEMBERS

Francis Nezianya – District 1

Brandon Noel – District 2

Laura O'Brien – District 3

Ben Cavin – District 4

Tommy Womack – District 5

ABSENT

2. READING OF CITY POLICY RELATIVE TO OPEN MEETINGS

Before proceeding with the meeting, Mayor Amrhein read a statement into the record regarding the Open Meetings Law, and citizens' right to participate in public meetings. The statement set forth general rules of conduct of the public meeting and outlined the process through which a citizen can have items placed on the Council agenda. A copy of the rules is available at City Hall, Mayor's Office or by calling the Clerk of the City Council. The rules will also be available at every Council meeting.

3. CHANGES/ADDITIONS TO AGENDA

D. READING OF THE MINUTES

1. Minutes of the October 10, 2017 Regular Meetings.

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman Nezianya

To approve the Minutes of the October 10, 2017 Regular Meeting and approve them as presented.

YEAS: Nezianya, Noel, O'Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

E. HONORS, RECOGNITIONS AND INTRODUCTIONS

Mayor Amrhein recognized Councilwoman O'Brien for receiving the woman of the year award at the Chamber of Commerce Banquet that was held on October 19, 2017.

Councilman Nezianya received an award for Citizen of the year and Councilman Cavin received an award for young professional.

F. CONTRACT ITEMS/CONTRACTS OR ITEMS RELATING TO PROJECTS

1. Street/Road Projects

2. Sewer

3. Subdivision Inspections

4. Water and Gas Projects

G. PRESENTATION OF DELEGATIONS

1. Requests to Speak

2. Hardship Waivers

3. Other Variances

a. Sign Variance- Investar Bank – 1112 Church Street – To allow for a larger square foot and taller sign than allowed in Table 5.302 of the UDC.

The motion was made by Councilman Womack

The motion was seconded by Councilman Nezianya

To approve a Sign Variance- Investar Bank – 1112 Church Street – To allow for a larger square foot and taller sign than allowed in Table 5.302 of the UDC.

YEAS: Nezianya, Womack

NAYS: Noel, O'Brien

ABSENT: Cavin

ABSTAINED: None

- b. To allow for a bathroom addition to a detached game room – Jimmy Babin 5945 Fennwood Drive.

The motion was made by Councilman Nezianya
 The motion was seconded by Councilwoman O’Brien

To approve a bathroom addition to a detached game room – Jimmy Babin – 5945 Fennwood Drive.

YEAS: Nezianya, Noel, O’Brien, Womack
 NAYS: None
 ABSENT: Cavin
 ABSTAINED: None

- c. To allow for a larger square foot woodwork shop than allowed in UDC – Bryan & Karen Rogers – 4805 Lynn Street.

The motion was made by Councilman Noel
 The motion was seconded by Councilman Womack

To approve a larger square foot woodwork shop than allowed in UDC – Bryan & Karen Rogers – 4805 Lynn Street.

YEAS: Nezianya, Noel, O’Brien, Womack
 NAYS: None
 ABSENT: Cavin
 ABSTAINED: None

4. Exceptions to Regulations

H. ACTION MANDATED BY HOME RULE CHARTER

I. PLANNING & ZONING MATTERS

- 1. **Receive Minutes of the Regular meeting of October 2, 2017 of the Planning Commission and the Minutes of the Regular meeting of October 2, 2017 of the Zoning Commission.**

The motion was made by Councilman Nezianya
 The motion was seconded by Councilwoman O’Brien

To receive Minutes of the Regular meeting of October 2, 2017 of the Planning Commission and the Minutes of the Regular meeting of October 2, 2017 of the Zoning Commission.

YEAS: Nezianya, Noel, O’Brien, Womack
 NAYS: None
 ABSENT: Cavin
 ABSTAINED: None

2. Planning Matters REQUIRING a Public Hearing

- a. **Resubdivision** – Site Plan- Preliminary Plat - Fairview Gardens
(Dr. James T. Perret Estate) Owner/Applicant: Lonesome Development LLC/Tim Henning.

Mayor Amrhein declared a PUBLIC HEARING to be in session at 6:43 pm. Amy Schulze was present to speak and said that the item was recommended for approval by the Planning and Zoning Commission. Jeff Wilson, Sigma Group of Baton Rouge, 10305 Airline Hwy. was present to speak in favor of the resubdivision. There was discussion of sewer connection at the pump Zachary Youth Park or possibly using a pump station. The item was tabled until the November 14, 2017 meeting to allow clarification of the sewer connection. Jerry Spears, 535 East Mt. Pleasant Road, was present to speak against the item. There being no one else to speak Mayor Amrhein closed the PUBLIC HEARING at 6:52 p.m.

The motion was made by Councilman Noel

The motion was seconded by Councilman Womack

To Table a **Resubdivision** – Site Plan- Preliminary Plat - Fairview Gardens
(Dr. James T. Perret Estate) Owner/Applicant: Lonesome Development LLC/Tim Henning.

YEAS: Nezianya, Noel, O'Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

- b. **Resubdivision** – Site Plan- Eagle Federal Credit Union
Owner: Eagle Federal Credit Union Applicant: Ritter Maher Architects
(Sereya Yorn)

Mayor Amrhein declared a PUBLIC HEARING to be in session at 7:00 pm. Amy Schulze was present to speak and said that the item was recommended for approval by the Planning and Zoning Commission. There being no one to speak in favor or against the item Mayor Amrhein closed the PUBLIC HEARING at 7:01 p.m.

The motion was made by Councilman Nezianya

The motion was seconded by Councilwoman O'Brien

To approve a **Resubdivision** – Site Plan- Eagle Federal Credit Union
Owner: Eagle Federal Credit Union Applicant: Ritter Maher Architects (Sereya Yorn)

YEAS: Nezianya, Noel, O'Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

3. Planning Matters NOT requiring a Public Meeting

4. Zoning Matters REQUIRING a Public Hearing

- a. **Conditional Use** – Manufactured Home – 3253 N. Vernon
Owner/Applicant: Stephen Stuckey)

Mayor Amrhein declared a PUBLIC HEARING to be in session at 7:02 pm. Amy Schulze was present to speak and said that the item was recommended for approval by the Planning and Zoning Commission. She also explained that this was an upgrade to an existing mobile home There being no one to speak in favor or against the item Mayor Amrhein closed the PUBLIC HEARING at 7:05 p.m.

The motion was made by Councilman Nezianya

The motion was seconded by Councilman Womack

To approve a **Conditional Use** – Manufactured Home – 3253 N. Vernon
Owner/Applicant: Stephen Stuckey)

YEAS: Nezianya, Noel, O’Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

5. Zoning Matters NOT Requiring Public Hearing

6. Other Matters

J. APPROVE PAYMENT OF BILLS

K. BUDGET AND FINANCIAL MATTERS

1. Presentation of Renewal of Insurance, John Norris

The motion was made by Councilman Womack

The motion was seconded by Councilman Nezianya

To accept the Renewal of Insurance for 2018.

YEAS: Nezianya, Noel, O’Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

L. OLD BUSINESS PENDING FOR FINAL ACTION

M. OLD BUSINESS PENDING

1. **Introduce Ordinance #2014-07** – Petition of Annexation East Mt. Pleasant Rd. & the remainder of the Marshall Bond Property – Located on Hwy. 61 & Hwy.64 (Remains Tabled)

The motion was made by Councilman Womack

The motion was seconded by Councilman Nezianya

To remove this item from the agenda.

YEAS: Nezianya, Noel, O’Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

N. NEW BUSINESS

1. **Introduction** of Ordinance 2017-18 ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND §8.211 OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY TO PROVIDE BY AN AMENDMENT FOR THE CONNECTIVITY AND INCORPORATION OF BICYCLE ROUTES, LANES, PATHS AND TRAILS INTO THE DEVELOPMENT OF SUBDIVISIONS WITHIN THE CITY OF ZACHARY AND FOR OTHER MATTERS IN FUTURE OF THIS PROVISION.

The motion was made by Councilman Nezianya

The motion was seconded by Councilwoman O'Brien

To Table an **Introduction** of Ordinance 2017-18 ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND §8.211 OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY TO PROVIDE BY AN AMENDMENT FOR THE CONNECTIVITY AND INCORPORATION OF BICYCLE ROUTES, LANES, PATHS AND TRAILS INTO THE DEVELOPMENT OF SUBDIVISIONS WITHIN THE CITY OF ZACHARY AND FOR OTHER MATTERS IN FUTURE OF THIS PROVISION

YEAS: Nezianya, Noel, O'Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

2. Approval of the 2018 City of Zachary Holidays.

The motion was made by Councilman Womack

The motion was seconded by Councilwoman O'Brien

To approve the 2018 City of Zachary Holidays.

YEAS: Nezianya, Noel, O'Brien, Womack

NAYS: None

ABSENT: Cavin

ABSTAINED: None

O. CONDEMNED BUILDINGS - PUBLIC HEARINGS OR OTHER ACTION REGARDING BUILDINGS BEING CONSIDERED FOR CONDEMNATION

1. **Review/Reports relative to Proposed/Active Condemnations**

- a. Notice of Condemnation Hearing; 9366 Main Street, Zachary, La; Lot 58, Little Farms Subdivision, First Filing.

The motion was made by Councilman Womack

The motion was seconded by Councilwoman O'Brien

To Table Notice of Condemnation Hearing; 9366 Main Street, Zachary, La; Lot 58, Little Farms Subdivision, First Filing until the January 23, 2018 meeting.

YEAS: Nezianya, Noel, O'Brien, Womack
NAYS: None
ABSENT: Cavin
ABSTAINED: None

P. REPORTS FROM DEPARTMENT HEADS

**Q. DISCUSSION OF BUSINESS NOT ON AGENDA
(No Action May Be Taken Unless Declared an Emergency)**

R. ADJOURNMENT

The meeting was adjourned at 7:20 p.m.

CERTIFICATION

Dana LeJeune, Clerk of City Council
CITY OF ZACHARY
PARISH OF EAST BATON ROUGE
STATE OF LOUISIANA

David Amrhein, Mayor

I, Dana LeJeune, do hereby certify that I am the duly appointed and acting Clerk of the City Council for the City of Zachary, Parish of East Baton Rouge, Louisiana.

I further certify that the above and foregoing is a true and correct copy of the minutes of the regular meeting of the Mayor and Council of the City of Zachary, Louisiana, held on Tuesday, October 24, 2017, a proper quorum being there and then present.

Dana LeJeune, Clerk of the City Council