

**MINUTES  
ZONING COMMISSION  
CITY OF ZACHARY**

**Monday, October 3, 2016**

**6:30 PM**

Members Present: Mr. Michael Freeman, Mr. John Dry, Mr. Robert Snowden,  
Mr. Hunter Landry, Mr. Billy Kline, Mr. Thomas Scott, Mr. Earl  
Thornton

Members Absent: None

Also Present: Mrs. Amy Schulze-Code Compliance Officer, Mr. John Hopewell-City  
Attorney, And Mr. Ricky McDavid-City Assistant Attorney.

A regular meeting of the Zachary Planning and Zoning Commission was held October 3,  
2016 at 6:30 pm in the New City Hall. A quorum was present.

Commissioner Thomas offered the invocation and Commissioner Kline led the Pledge of  
Allegiance.

Commissioner Klein welcomed the new Commissioner, Hunter Landry, and Mr. Ricky  
McDavid performed the Oath of Office.

**Minutes of the previous meeting:**

Commissioner Thornton motioned to approve the minutes of the September 6, 2016  
meeting and approve them as presented. The motion was seconded by Commissioner  
Snowden and approved by roll call vote.

**ACTION: Motion Approved                      Vote: 6 Yeas, 1 Nays, 0 Absent, 0 Abstain**

**Presentation of Delegation:** None

**Announcements:**

Commissioner Kline requested that Commissioner Scott and Commissioner Landry take  
the Ethics Training Course.

**Zoning**

a. Old Business – None

b. New Business-

1. **Rezone**- 4400 McHugh Road- From RE to RS

Amy Schulze was present to speak on this item. She explained that this is the Oakwood  
Village Nursing Home. She said this rezone is to correct the zoning to meet the Unified  
Development code now in place. Commissioner Kline declared the PUBLIC HEARING  
to be opened at 6:38 p.m. Mr. Milton Orso, 2906 Traditions Ave. Baton Rouge, La was  
present to speak in favor of the rezoning. He explained that the owners wanted to comply

**MINUTES  
ZONING COMMISSION  
CITY OF ZACHARY**

**Monday, October 3, 2016**

**6:30 PM**

with the current UDC code. There being no one to speak against the rezone Commissioner Kline declared the PUBLIC HEARING to be closed at 6:40 p.m. Commissioner Freeman motioned to approve a recommendation to Rezone Oakwood Village Nursing Home located at 4400 McHugh Road from RE to RS. The motion was seconded by Commissioner Scott and approved by roll call vote.

**ACTION: Motion Approved Vote: 7 Yeas, 0 Nays, 0 Absent, 0 Abstain**

**2. Conditional Use- Hardship Waiver- 3840 David Street**

Amy Schulze was present to speak on this item. She explained that the hardship was previously for the pastor of the church but is no longer there. She explained that the property owner would like for her granddaughter to move in to the mobile home. She said the ordinance allows mobile homes in areas zoned AF with 10 acres but this tract is not. Commissioner Kline declared the PUBLIC HEARING to be opened at 6:46 p.m.

There was no one to speak in favor of the conditional use permit. Janice Manning, 3899 David Street, Zachary, was present to speak against the conditional use permit. Laura Parmelee, 3950 David Street, Zachary, was present to speak against the conditional use permit. Harvey Manning, 3975 David Street, Zachary, was present to speak against the conditional use permit. He explained that he also did not want a mobile home park there. He expressed his concern of his property value decreasing. Dale Dunaway, 3837 David Street, Zachary, was present to speak against the conditional use permit. He expressed his concern about his property value decreasing and the safety in the neighborhood.

Commissioner Kline spoke and said that anyone who is requesting to be on the agenda should always attend the meeting. There being no one else to speak Commissioner Kline declared the PUBLIC HEARING to be closed at 7:01 p.m. Commissioner Kline motioned to deny a recommendation for a conditional use permit located at 3840 David Street. The motion was seconded by Commissioner Thornton approved by roll call vote.

**ACTION: Motion Approved Vote: 7 Yeas, 0 Nays, 0 Absent, 0 Abstain**

**Report of the Chairman: None**

**Report of the City Planner: None**

**Adjournment**

With nothing further to discuss, Commissioner Thornton motioned to adjourn the meeting. The motion was seconded by Commissioner Dry and approved by roll call vote. Meeting adjourned at 7:09 pm.

**ACTION: Motion Approved Vote: 7 Yeas, 0 Nays, 0 Absent, 0 Abstain**

---

Dana Poole, Recording Secretary

Approved by: \_\_\_\_\_  
Mr. Kline, Chairman