

MINUTES
ZONING COMMISSION
CITY OF ZACHARY

Wednesday, January 10, 2024,

6:30 PM

A. CALL TO ORDER

Commissioner Slaughter called the meeting to order at 7:03 p.m., on Wednesday, January 10, 2024, at the Zachary City Hall located at 4700 Main Street, Zachary, LA.

B. INVOCATION AND PLEDGE OF ALLEGIANCE

The Invocation and Pledge of Allegiance was accepted from the previous meeting.

C. OPENING PROCEEDURES

1. ROLL CALL

MEMBERS PRESENT

Mindy Slaughter

Christina Price

Thomas Scott

Elizabeth Benzer

James Peay

Jason Floyd

ABSENT

Chris Hilton

2. READING OF CITY POLICY RELATIVE TO OPEN MEETINGS

An opportunity for public comment shall be observed before a vote is taken on any agenda item. Once recognized by the presiding officer, the person afforded the floor, shall identify the agenda item upon which he or she wishes to provide comment and shall limit his or her comments to matters that are strictly relevant to that agenda item. Commentary shall not exceed three (3) minutes per person. No dialogue between Planning and Zoning board members and the public shall be permitted at these meetings, except to clarify the nature of questions and/or comments. The presiding officer reserves the right to limit and/or terminate any commentary when deemed necessary or outside of public decorum.

3. CHANGES/ADDITIONS TO THE AGENDA

D. READING OF THE MINUTES

1. Approval of minutes of the December 04, 2023, meeting, and approve them as written.

The motion was made by Commissioner Scott

The motion was seconded by Commissioner Slaughter

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To approve minutes of the December 04, 2023, regular meeting, and approve them as written.

YEAS: Slaughter, Price, Scott, Benzer, Peay, Floyd
NAYS: None
ABSENT: Hilton
ABSTAINED: None

E. PRESENTATION OF DELEGATON

F. ANNOUNCEMENTS

G. ZONING

1. Consent Agenda

- a. RZ-1-24 (4434 West Central Avenue)** - To rezone from Neighborhood Commercial (CN) to Urban Center (UC), on property located at 4434 West Central Avenue, Zachary, La 70791.

Commissioner Slaughter opened the PUBLIC HEARING at 7:14 p.m. David Perkins, 1203 Patriot Crossing, was present to speak and explained that the owners truck that is used for their business is not parked at the location. David Gaines, Jr, 17498 Old Scenic Hwy., was present to speak in favor of the rezone. There being no one else to speak in favor of or against the rezone Commissioner Slaughter closed the PUBLIC HEARING at 7:22 p.m.

The motion was made by Commissioner Scott

The motion was seconded by Commissioner Price

To approve a recommendation of **RZ-1-24 (4434 West Central Avenue)** - To rezone from Neighborhood Commercial (CN) to Urban Center (UC), on property located at 4434 West Central Avenue, Zachary, La 70791.

YEAS: Price, Scott, Benzer, Peay, Floyd
NAYS: Slaughter
ABSENT: Hilton
ABSTAINED: None

- b. RZ-2-24 (6461 Zachary-Slaughter Highway)** - To rezone Lot L from Residential Suburban (RS) to Neighborhood Commercial (CN), on property located at 6461 Zachary-Slaughter Highway, Zachary, La 70791.
- c. CUPMV-1-24 (9293 Main Street)** - Proposed mobile vendor for Tai'Lynn's Taste of Elegance, LLC, on property located at 9293 Main Street, Zachary, La 70791.

The motion was made by Commissioner Scott

The motion was seconded by Commissioner Slaughter

To approve a recommendation of **RZ-2-24 (6461 Zachary-Slaughter Highway)** - To rezone Lot L from Residential Suburban (RS) to Neighborhood Commercial (CN), on property located at 6461 Zachary-Slaughter Highway, Zachary, La 70791 and **CUPMV-1-24 (9293 Main**

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Street)– Proposed mobile vendor for Tai'Lynn's Taste of Elegance, LLC, on property located at 9293 Main Street, Zachary, La 70791.

YEAS: Slaughter, Price, Scott, Benzer, Peay, Floyd
NAYS: None
ABSENT: Hilton
ABSTAINED: None

2. Old Business

3. New Business

- a. **ZOI- 54595-EOP** - Proposed exchange of property of Tracts A, B-1, B-2-, B-2-1-A & B-2-1-B into Tracts A-1, B-1-A, B-2-1-A-1, B-2-1-B-1 & B-2-1-B-2, on property located at Zachary-Slaughter Highway near E Central Avenue

Commissioner Slaughter opened the PUBLIC HEARING at 7:25 p.m. There being no one else to speak in favor of or against the ZOI, Commissioner Slaughter closed the PUBLIC HEARING at 7:26 p.m.

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Scott

To approve a recommendation of no objection **ZOI- 54595-EOP** - Proposed exchange of property of Tracts A, B-1, B-2-, B-2-1-A & B-2-1-B into Tracts A-1, B-1-A, B-2-1-A-1, B-2-1-B-1 & B-2-1-B-2, on property located at Zachary-Slaughter Highway near E Central Avenue.

YEAS: Slaughter, Price, Scott, Benzer, Peay, Floyd
NAYS: None
ABSENT: Hilton
ABSTAINED: None

- b. Discussion and approval of date and time change of monthly meetings.

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Scott

To approve the change of date and time of monthly meetings to the first Monday of every month at 6:00 p.m.

YEAS: Slaughter, Price, Scott, Benzer, Peay, Floyd
NAYS: None
ABSENT: Hilton
ABSTAINED: None

H. REPORT OF THE CITY PLANNER

I. REPORT OF THE CHAIRMAN

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J. ADJOURNMENT

The meeting was adjourned at 7:28 p.m.

Dana LeJeune Recording Secretary

Minday Slaughter - Chairman