

**MINUTES  
PLANNING COMMISSION  
CITY OF ZACHARY**

**Monday, March 5, 2018**

**6:30 PM**

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

Members Absent: None

Also Present: Mrs. Amy Schulze-Planning and Zoning Director/Code Compliance  
Mr. Ricky McDavid-City Assistant Attorney

A regular meeting of the Zachary Planning Commission was held March 5, 2018 at 7:21 pm in the New City Hall. A quorum was present.

Commissioner Landry offered the invocation and the Pledge of Allegiance was led by Commissioner Dry.

**Minutes of the previous meeting:**

Commissioner Dry motioned to waive the reading of the minutes of the February 5, 2018 meeting and approve them as presented. The motion was seconded by Commissioner Thornton and approved by roll call vote.

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

**Presentation of Delegation:** None

**Announcements:** None

**Planning**

a. Old Business – None

b. New Business-

1. **Resubdivision**– 3399 Pride Port Hudson into 3 lots being N-1, N-2, and N-3 of North Zachary Farms Property  
Owner/Applicant: Weldon & Barbara Nugent

Mrs. Amy Schulze presented this item. She explained this is resub of an already non-conforming lot to correct a situation of multiple residences on one lot; currently a hardship conditional use exists and this would eliminate that situation.

Commissioner Kline opened the PUBLIC HEARING at 7:27 pm.

Anna Kendrick, 3399 Pride Port Hudson, was present to speak in favor of this item. She explained that this is a subdivision to put all three residences on separate lots, including a right of way for access to the back for her brother.

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With there being no opposition, Commissioner Kline declared the PUBLIC HEARING closed at 7:28 pm.

Commissioner Kline motioned to recommend **approval** of Resubdivision of 3300 Pride Port Hudson into three lots, being N-1, N-2 and N-3 of North Zachary Farms Property. 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. **Site Plan**– Days Inn – Hwy 19 @ St. Louis St.  
Owner/Applicant: Pino Patel/Patel Construction  
This item is deferred to April at the owner/applicant’s request.

3. **Site Plan**– Preliminary Plat – Ole Oaks – Tract 1 of the  
E. D. Annison Property  
Owner/Applicant: Oscar Zeringue

Mrs. Amy Schulze presented this item. She explained this is a proposed townhome development and they’ve received variances for square footage, minimum lot widths and density. This is RU zoning; DOTD has approved a connection driveway; they have been working closely with Mr. Davezac in Public Works regarding the drainage in this area.

Commissioner Kline opened the PUBLIC HEARING at 7:41 pm. Discussions were had regarding having someone present for items on the agenda, as well as what additional discussions would add or clarify for items. With no one present to speak in favor or opposition of this item, the public hearing was closed at 7:41 pm.

Commissioner Snowden motioned to recommend **approval** of Site Plan – Preliminary Plat- Ole Oaks- Tract 1 of the E. D. Annison Property . The motion was seconded by Commissioner Kline and denied by roll call vote.

**ACTION: Motion Denied Vote: 3 Yeas, 4 Nays, 0 Absent, 0 Abstain**

**Report of the City Planner:** None

**Report of the City UDC Consultant:**

Mr. Villavaso spoke about scheduling meetings and continued review of the code with possible options coming soon.

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**Adjournment**

With nothing further to discuss, Commissioner Scott motioned to adjourn the meeting. The motion was seconded by Commissioner Landry and approved by roll call vote. Meeting adjourned at 7:53 pm.

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

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Tallie Langston, Recording Secretary

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