

**For the Meeting of Mayor and Council  
City of Zachary, LA  
Council Chambers, 4700 Main Street  
Tuesday, May 11, 2021, 6:30 P.M.**

**A. CALL TO ORDER**

Mayor Amrhein called the meeting to order at 6:30 p.m., on Tuesday May 11, 2021 at the Zachary City Hall located at 4700 Main Street, Zachary, LA

**B. INVOCATION AND PLEDGE OF ALLEGIANCE**

Invocation by Councilman Nezianya

The Pledge of Allegiance was led by Councilwoman O'Brien

**C. OPENING PROCEDURES**

1. ROLL CALL

MAYOR

David Amrhein

COUNCIL MEMBERS

Francis Nezianya – District 1

John LeBlanc– District 2

Laura O'Brien – District 3

Hunter Landry – District 4

Lael Montgomery – District 5

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. Electronic voting was implemented at this meeting.

3. CHANGES/ADDITIONS TO AGENDA

**D. READING OF THE MINUTES**

1. Approval of Minutes of the April 27, 2021 regular meeting and approve them as written.

The minutes of the April 27, 2021 regular meeting were approved as written with a vote as follows.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery

NAYS: None

ABSENT: None

ABSTAINED: None

**E. HONORS, RECOGNITIONS, AND INTRODUCTIONS**

**F. CONTRACT ITEMS/CONTRACTS OR ITEMS RELATING TO PROJECTS**

**1. Street/Road Projects**

**2. Sewer**

**3. Subdivision Inspections**

**4. Water and Gas Projects**

a. Award Project: Comite Diversion Canal Gas Main Relocation – Contract 1  
Feliciana Welders was awarded as the contractor for the Comite Diversion Canal Gas  
Main Relocation – Contract 1 with a vote as follows.

YEAS: Nezianya, LeBlanc, O’Brien, Landry, Montgomery

NAYS: None

ABSENT: None

ABSTAINED: None

**5. Other Projects**

**G. PRESENTATION OF DELEGATIONS**

**1. Requests to Speak**

**2. Hardship Waivers**

**3. Other Variances**

**4. Exceptions to Regulations**

**H. ACTION MANDATED BY HOME RULE CHARTER**

**I. PLANNING & ZONING MATTERS**

**1. Receive Minutes of the Regular meeting of \_\_\_\_\_ of the Planning  
Commission and the Minutes of the Regular meeting of \_\_\_\_\_ of  
the Zoning Commission.**

**2. Planning Matters REQUIRING a Public Hearing**

a. Variance (waiver) for 4350 Florida Street (Villavaso and Associates, LLC)  
Mayor Amrhein declared a PUBLIC HEARING to be in session at 6:35 p.m. James Kline was  
present to speak in favor of the variance. There being no one else to speak in favor or against the  
variance Mayor Amrhein declared the PUBLIC HEARING to be closed at 6:42 p.m.

To approve a Variance (waiver) for 4350 Florida Street by a vote as follows.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

**3. Planning Matters NOT requiring a Public Meeting**

**4. Zoning Matters REQUIRING a Public Hearing**

**5. Zoning Matters NOT Requiring Public Hearing**

**6. Other Matters**

**J. APPROVE PAYMENT OF BILLS**

1. Approval of accounts payable for April 2021 and the natural gas bill when it is received.

To approve accounts payable for April 2021 and the natural gas bill when it is received by a vote as follows.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

**K. BUDGET AND FINANCIAL MATTER**

**L. OLD BUSINESS PENDING FOR FINAL ACTION**

1. **Public Hearing and Adoption of Ordinance 2021-02 ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND ARTICLE 2 - DISTRICT INTENSITY AND DEVELOPMENT STANDARDS OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY RELATED TO RESIDENTIAL LOT, YARD, AND HEIGHT STANDARDS BY AMENDING TABLES 2.201, 2.301A AND 2.301B AND FURTHER TO AMEND ARTICLE 6 – SUBDIVISION DESIGN AND LAND DEVELOPMENT OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY RELATED TO DESIGNATED OPEN SPACES DESIGN STANDARDS DURING DEVELOPMENT AND DESIGN BY AMENDING § 6.406 AND FOR ALL RELATED MATTERS IN FURTHERANCE**

Mayor Amrhein declared a PUBLIC HEARING to be in session at 6:43 p.m. There being no one to speak in favor or against the adoption Mayor Amrhein declared the PUBLIC HEARING to be closed at 6:50 p.m.

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman Landry

To approve the **Adoption of Ordinance 2021-02 ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND ARTICLE 2 - DISTRICT INTENSITY AND**

DEVELOPMENT STANDARDS OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY RELATED TO RESIDENTIAL LOT, YARD, AND HEIGHT STANDARDS BY AMENDING TABLES 2.201, 2.301A AND 2.301B AND FURTHER TO AMEND ARTICLE 6 – SUBDIVISION DESIGN AND LAND DEVELOPMENT OF THE UNIFIED DEVELOPMENT CODE FOR THE CITY OF ZACHARY RELATED TO DESIGNATED OPEN SPACES DESIGN STANDARDS DURING DEVELOPMENT AND DESIGN BY AMENDING § 6.406 AND FOR ALL RELATED MATTERS IN FURTHERANCE

YEAS: Nezianya, LeBlanc, O’Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

2. **Public Hearing and Adoption of Ordinance 2021-05** Authorizing the implementation of amendments to the standard specifications pursuant to §2-13 of the Home Rule Charter for the City of Zachary pertaining to Codes of Technical Regulations by replacement of the most recently Revised Subdivision Development Construction Standards Code related to construction design and materials covering the general design, storm water drainage, roadways, potable water & natural gas and sanitary sewer standards and for other matters in furtherance of this provision (John Hopewell)(Tabled until further notice)

**M. OLD BUSINESS PENDING**

**N. NEW BUSINESS**

1. **Public Hearing and Adoption of Ordinance 2021-07 ORDINANCE** PERTAINING TO THE DECLARATION OF INTENT BY THE CITY OF ZACHARY TO HAVE CERTAIN MOVABLE PROPERTY DECLARED TO BE SURPLUS AND ALLOWING FOR THE DISPOSAL OR ABANDONMENT IN PLACE

Mayor Amrhein declared a PUBLIC HEARING to be in session at 6:52 p.m. There being no one to speak in favor or against the adoption Mayor Amrhein declared the PUBLIC HEARING to be closed at 6:52 p.m.

To approve the **Adoption of Ordinance 2021-07 ORDINANCE** PERTAINING TO THE DECLARATION OF INTENT BY THE CITY OF ZACHARY TO HAVE CERTAIN MOVABLE PROPERTY DECLARED TO BE SURPLUS AND ALLOWING FOR THE DISPOSAL OR ABANDONMENT IN PLACE by a vote as follows.

YEAS: Nezianya, LeBlanc, O’Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

2. **Public Hearing and Adoption of Ordinance 2021-08 ORDINANCE AUTHORIZING** THE CITY OF ZACHARY TO IMPLEMENT THE GENERAL FUND, UTILITY FUND, SPECIAL REVENUE FUND AND CAPITAL IMPROVEMENT FUND BUDGETS FOR THE FISCAL YEAR COMMENCING JULY 1, 2021 AND ENDING JUNE 30, 2022.

The motion was made by Councilman Landry

The motion was seconded by Councilman Nezianya

To table the **Adoption of Ordinance 2021-08** ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO IMPLEMENT THE GENERAL FUND, UTILITY FUND, SPECIAL REVENUE FUND AND CAPITAL IMPROVEMENT FUND BUDGETS FOR THE FISCAL YEAR COMMENCING JULY 1, 2021 AND ENDING JUNE 30, 2022.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

3. **Public Hearing and Adoption of Ordinance 2021-09** ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND AND CORRECT CERTAIN DEPARTMENTAL BUDGETS IN THE GENERAL FUND UTILITY FUND AND SPECIAL REVENUE FUND FOR THE FISCAL YEAR COMMENCING JULY 1, 2020 AND ENDING JUNE 30, 2021.

The motion was made by Councilman LeBlanc

The motion was seconded by Councilman Nezianya

To table the **Adoption of Ordinance 2021-09** ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND AND CORRECT CERTAIN DEPARTMENTAL BUDGETS IN THE GENERAL FUND UTILITY FUND AND SPECIAL REVENUE FUND FOR THE FISCAL YEAR COMMENCING JULY 1, 2020 AND ENDING JUNE 30, 2021.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

4. **Introduction of Ordinance 2021-10** ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND THE FEES FOR THE PRETRIAL DIVERSION PROGRAM FOR THE PROSECUTOR'S OFFICE FOR THE CITY OF ZACHARY AND FOR ANY AND ALL RELATED MATTERS IN FURTHERANCE.

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman Montgomery

To approve the **Introduction of Ordinance 2021-10** ORDINANCE AUTHORIZING THE CITY OF ZACHARY TO AMEND THE FEES FOR THE PRETRIAL DIVERSION PROGRAM FOR THE PROSECUTOR'S OFFICE FOR THE CITY OF ZACHARY AND FOR ANY AND ALL RELATED MATTERS IN FURTHERANCE.

YEAS: Nezianya, LeBlanc, O'Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

5. Request for Approval of Resolution 2021-02 from The City Council for the City of Zachary (the "City") to authorize Mayor Amrhein to appear, negotiate, sign

documents and implement on behalf of the City regarding Utility Relocation Cost Reimbursement Agreements by and between the City and the Department of Transportation and Development, (“DoTD”) as they relate to the COMITE RIVER DIVERSION - EAST BATON ROUGE PARISH PROJECT.

To approve a Resolution 2021-02 from The City Council for the City of Zachary (the “City”) to authorize Mayor Amrhein to appear, negotiate, sign documents and implement on behalf of the City regarding Utility Relocation Cost Reimbursement Agreements by and between the City and the Department of Transportation and Development, (“DoTD”) as they relate to the COMITE RIVER DIVERSION - EAST BATON ROUGE PARISH PROJECT by a vote as follows.

YEAS: Nezianya, LeBlanc, O’Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

- 6. Request for Approval of Resolution 2021-03 to grant the Mayor the authority to appear, negotiate, sign documents and implement same on the terms and conditions that he shall dictate on behalf of the Governing Authority City of Zachary (the “City“) regarding a series of long term - Sixty (60) Month site use contracts at the Zachary Youth Park with 2D Sports and/or USSSA and for other matters in connection therewith.

The motion was made by Councilman LeBlanc

The motion was seconded by Councilman Landry

To approve Resolution 2021-03 to grant the Mayor the authority to appear, negotiate, sign documents and implement same on the terms and conditions that he shall dictate on behalf of the Governing Authority City of Zachary (the “City“) regarding a series of long term - twenty-four (24) Month site use contracts at the Zachary Youth Park with 2D Sports and/or USSSA and for other matters in connection therewith.

The motion was made by Councilman LeBlanc

The motion was seconded by Councilman Landry

YEAS: Nezianya, LeBlanc, O’Brien, Landry, Montgomery  
NAYS: None  
ABSENT: None  
ABSTAINED: None

- 7. Discussion and approval of the addition of a stop sign located on McHugh Drive at Locke Street.

The motion was made by Councilman Landry

The motion was seconded by Councilman Nezianya

To approve the addition of a stop sign located on McHugh Drive at Locke Street.

Councilman Montgomery was excused from the meeting at this time.

YEAS: Nezianya, LeBlanc, O’Brien, Landry  
NAYS: None  
ABSENT: Montgomery  
ABSTAINED: None

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

1. **Review/Reports relative to Proposed/Active Condemnations NOT REQUIRING a public hearing.**
2. **Review/Reports relative to Proposed/Active Condemnations REQUIRING a public hearing.**

**P. REPORTS FROM DEPARTMENT HEADS**

1. Inspection Report for the fiscal year to date as of April 2021.  
The motion was made by Councilwoman O'Brien  
The motion was seconded by Councilman Nezianya  
To approve the Inspection Report for the fiscal year to date as of April 2021.  
YEAS: Nezianya, LeBlanc, O'Brien, Landry  
NAYS: None  
ABSENT: Montgomery  
ABSTAINED: None

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

Mayor Amrhein reminded the council members of the budget meeting that was set for May 19, 2021.

**R. ADJOURNMENT**

The meeting was adjourned at 7:25 p.m.

**CERTIFICATION**

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

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**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, May 11, 2021 a proper quorum being there and then present.

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