

**For the Meeting of Mayor and Council  
City of Zachary, LA  
Council Chambers, 4700 Main Street  
Tuesday, June 14, 2022, 6:30 P.M.**

**A. CALL TO ORDER**

Mayor Amrhein called the meeting to order at 6:30 p.m., on Tuesday, May 10, 2022, at the Zachary City Hall located at 4700 Main Street, Zachary, LA

**B. INVOCATION AND PLEDGE OF ALLEGIANCE**

Invocation by Councilman Nezianya  
Pledge of Allegiance by Councilman Thornton

**C. OPENING PROCEDURES**

1. ROLL CALL

MAYOR

David Amrhein

COUNCIL MEMBERS

Francis Nezianya – District 1  
John LeBlanc– District 2  
Laura O’Brien – District 3  
Bruce Thornton – 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.

3. CHANGES/ADDITIONS TO AGENDA

**D. READING OF THE MINUTES**

1. Approval of Minutes of the May 24, 2022, regular meeting, June 01, 2022, Council workshop, June 07, 2022 special, and approve them as written.

The motion was made by Councilman Nezianya

The motion was seconded by Councilman Montgomery

To approve the Minutes of the May 24, 2022, regular meeting, June 01, 2022, Council workshop, June 07, 2022 special, and approve them as written.

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

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

1. Zachary High School Wrestling Team, Jacury Johnson and Ethan White for winning the 2022 LHSAA state championship in freestyle wrestling (Councilman Montgomery)

Mayor Amrhein and Council members presented certificates of achievement to both students for their outstanding accomplishments.

Desiree Harris was present to introduce herself to Mayor Amrhein and council members. Ms. Harris will replace Kevin Dreher at Entergy.

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

**1. Street/Road Projects**

- a. Request to Advertise for Bids 2022 Road Rehabilitation Project Phase 3 (roads to be included are per attached map)

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman LeBlanc

To approve to Advertise for Bids 2022 Road Rehabilitation Project Phase 3

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

**2. Sewer**

**3. Subdivision Inspections**

**4. Water and Gas Projects**

**5. Other Projects**

- a. Pay Request #5 for FEMA Generators Project – McLeod Electric, LLC in the amount of \$10,132.69

The motion was made by Councilman Nezianya

The motion was seconded by Councilwoman O'Brien

To approve a Pay Request #5 for FEMA Generators Project to McLeod Electric, LLC in the amount of \$10,132.69.

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

**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**
3. **Planning Matters NOT requiring a Public Meeting**
4. **Zoning Matters REQUIRING a Public Hearing**

- a. *Zoning Map Amendment - 3224 Pope Road* – To rezone from Estate Residential (RE) to Suburban Residential (RS)

Mayor Amrhein opened the PUBLIC HEARING at 6:41 p.m. Mr. Leon Hickman was present to speak in favor of the Zoning Map Amendment. There being no one else to speak in favor or against the Zoning Map Amendment Mayor Amrhein closed the PUBLIC HEARING at 6:43 p.m.

The motion was made by Councilman Montgomery

The motion was seconded by Councilman LeBlanc

To approve a *Zoning Map Amendment - 3224 Pope Road* – To rezone from Estate Residential (RE) to Suburban Residential (RS).

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

NAYS: None

ABSENT: None

ABSTAINED: None

- b. *RESUB - Pearl Hickman Tract (3224 Pope Road)* – Proposed subdivision of Lot B-5 of the Pearl Hickman Tract into six (6) lots; Lots B-5-1, B-5-2, B-5-3, B-5-4, B-5-5, B-5-6

Mayor Amrhein opened the PUBLIC HEARING at 6:43 p.m. There being no one to speak in favor or against the Resubdivision Mayor Amrhein closed the PUBLIC HEARING at 6:44 p.m.

The motion was made by Councilman Nezianya

The motion was seconded by Councilwoman O'Brien

To approve a *RESUBDIVISION* - **Pearl Hickman Tract (3224 Pope Road)** – a Proposed subdivision of Lot B-5 of the Pearl Hickman Tract into six (6) lots; Lots B-5-1, B-5-2, B-5-3, B-5-4, B-5-5, B-5-6.

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

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

**6. Other Matters**

**J. RECEIVE RECORD OF PAYMENT OF ACCOUNTS PAYABLE**

1. Receive accounts payable for May 2022 and the natural gas bill when it is received.

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman Montgomery

To Receive accounts payable for May 2022 in the amount of \$2,786,528.32 and the natural gas bill when it is received.

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

**K. BUDGET AND FINANCIAL MATTERS**

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

1. **Public Hearing and Adoption of Ordinance 2022-08 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, 2021 AND ENDING JUNE 30, 2022 (Tabled at the May 24, 2022 meeting)**

Mayor Amrhein opened the PUBLIC HEARING at 6:45. Deanna Mankins, CFO, speaks to the council members regarding the amends to the budget. There being no one else to speak in favor or against the adoption Mayor Amrhein closed the PUBLIC HEARING at 6:48 p.m.

The motion was made by Councilman Nezianya

The motion was seconded by Councilwoman O'Brien

To approve the **Adoption of Ordinance 2022-08 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, 2021 AND ENDING JUNE 30, 2022.**

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

2. **Public Hearing and Adoption of Ordinance 2022-09 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, 2022 AND ENDING JUNE 30, 2023  
(Tabled at the May 24, 2022)

Mayor Amrhein opened the PUBLIC HEARING at 6:49. Deanna Mankins, CFO, speaks to the council members regarding the new budget. Councilman Montgomery spoke regarding sidewalks. Councilman LeBlanc spoke regarding fines that could be used to pay for the drainage study. Councilwoman O'Brien asked to table the adoption for two weeks. Councilman Thornton asked questions of arrears. Mr. Hopewell explained the timeline. There being no one else to speak in favor or against the adoption Mayor Amrhein closed the PUBLIC HEARING at 7:09 p.m.

The motion was made by Councilman Nezianya to approve the budget for the 2022-2023 fiscal year. The motion failed due to a lack of a second.

Therefore, since there were no other motions made no action was taken on this item.

**M. OLD BUSINESS PENDING**

1. Update on property located at 6951 Woodland regarding a violation of the Zachary Code of Ordinances related to adherence to Flood Control Regulations by refusing to cease the use of fill materials into a flood zone area and remedy of the same.

Ms. Lamb was present to Mayor Amrhein and council members regarding the drainage report and fill mitigation plan. No action was taken on this item.

**N. NEW BUSINESS**

1. Hearing on rule by subpoena to owners of property located at 5714 Joan St. regarding the continued inadequate condition of a pool fence and lack of required enclosure as a code violation.

Scott Masterson, Chief Building Official, was present to give an update regarding the fence around the pool. The homeowner told Mr. Masterson that a fence would be up by the following Sunday.

2. Discussion and update regarding the Retail Strategies contract (John LeBlanc)  
Mayor Amrhein spoke to council members regarding the status and contract with Retail Strategies.

3. Discussion concerning an increase in local sales taxes to be proposed on the fall 2022 ballot calling for a vote with the purpose of the increase in such sales taxes being to fund salaries for all city employees.

The motion was made by Councilman LeBlanc

The motion was seconded by Councilman Montgomery

To approve to hire special council to help as needed for a sales tax to be added to the next ballot.

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

4. Request for council approval for a resolution to write off utility accounts in the amount of \$29,819.07 of bad debt which the results reflect the time period of 2016 until April 1, 2022.

The motion was made by Councilman Nezianya

The motion was seconded by Councilman Thornton

To approve / deny a resolution to write off utility accounts in the amount of \$29,819.07 of bad debt which the results reflect the time period of 2016 until April 1, 2022

YEAS:                   Nezianya, LeBlanc, O'Brien, Thornton, Montgomery  
NAYS:                   None  
ABSENT:               None  
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. Update to owners located at 4420 New Weis Road to provide status of condemnation (Tabled until the September 13, 2022 meeting)  
(John Hopewell)

**P. REPORTS FROM DEPARTMENT HEADS**

1. Receive the inspection Report for the month of May 2022

The motion was made by Councilwoman O'Brien

The motion was seconded by Councilman LeBlanc

To Receive the inspection Report for the month of May 2022.

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

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

**R. ADJOURNMENT**

The meeting was adjourned at 8:01 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 Thursday, June 14, 2022, a proper quorum being there and then present.

\_\_\_\_\_  
**Dana LeJeune, Clerk of the City Council**