

November 15, 2021

The Land Use Commission of the City of Sulphur, Louisiana, met in regular session at its regular meeting place located at 500 N. Huntington Street, Sulphur, Louisiana, held at 5:30 p.m., on the 15th day of November 2021, after full compliance with the convening of said meeting with the following members present:

LENORE CARROLL, Land Use Commission District 1
PHYLLIS WILSON, Land Use Commission District 2
VERONICA ALLISON, Land Use Commission District 3
ROBIN BAUDOIN, Land Use Commission District 4

ABSENT: JONATHAN BRAZZELL, Land Use Commission of District 5

After the meeting was called to order and the roll called with the above results, motion was made by Mrs. Carroll seconded by Ms. Baudoin that the minutes from the previous meeting stand as written. Motion carried unanimously.

Motion was then made by Mrs. Carroll seconded by Ms. Baudoin that the agenda stand as written.

Motion carried unanimously.

The first item on the agenda is a resolution granting a rezone to Rotary Club of Sulphur (buyer Mission Land LLC) from Residential to Mixed Residential for the northern parcel (Lot 11) located at 1640 Eddie Street to allow for a mobile home. Motion was made by Mrs. Carroll seconded by Ms. Baudoin that the following amendment be made:

Change from...Resolution granting a rezone to Rotary Club of Sulphur (buyer Mission Land LLC) from Residential to Mixed Residential for the 2 northern parcels located at 1640 Eddie Street to allow for two mobile homes and wooden area to the east.

Change to.....Resolution granting a rezone to Rotary Club of Sulphur (buyer Mission Land LLC) from Residential to Mixed Residential for the northern parcel (Lot 11) located at 1640 Eddie Street to allow for a mobile home.

Motion carried unanimously.

Motion was then made by Mrs. Carroll seconded by Ms. Baudoin that the following resolution be adopted to-wit:

RESOLUTION AS AMENDED

RESOLUTION GRANTING A REZONE TO ROTARY CLUB OF SULPHUR
(BUYER MISSION LAND LLC) FROM RESIDENTIAL TO MIXED
RESIDENTIAL FOR THE NORTHERN PARCEL (LOT 11) LOCATED AT 1640
EDDIE STREET TO ALLOW FOR A MOBILE HOME.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby grant a rezone to Rotary Club of Sulphur (Buyer Mission Land LLC) from Residential to Mixed Residential for the following described property:

LOT 11 DARBONNE EST

This rezone is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said rezone interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way, servitude or easement. If withdrawn, any improvements constructed thereon shall be removed at the expense of owner thereof.

Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the granting of this rezone, including, but not limited to, litigation defense, litigation costs, violation of subdivision restrictive covenants, building code violations or any other damages, property and/or monetary or otherwise, relating thereto.

Upon approval of this rezone the owner of this rezone shall be responsible for the recordation thereof, with the Clerk of Court, Calcasieu Parish, Louisiana, and shall provide the City of Sulphur a receipt evidencing recordation within 10 days of the effective date of this rezone.

No work shall commence until all applicable permits are obtained. In the event work is commenced prior to obtaining all applicable permits, this rezone shall be withdrawn and considered null and void.

BE IT FURTHER RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby grant a rezone to Rotary Club of Sulphur (Buyer Mission Land LLC) from Residential to Mixed Residential for the northern parcel (Lot 11) located at 1640 Eddie Street to allow for a mobile home.

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mrs. Wilson, Mrs. Allison, Ms. Baudoin

NAYS: None

ABSENT: Mr. Brazzell

And the said resolution was declared duly adopted on this 15th day of November, 2021.

ATTEST:

ARLENE BLANCHARD, Secretary

VERONICA ALLISON, Vice-Chairman

The next item on the agenda is a resolution granting a rezone to Rotary Club of Sulphur (buyer Mission Land LLC) from Residential to Business for the southern parcel (Lot 13) located at 1640 Eddie Street to allow for storage of construction tools and equipment with office for construction business. Mrs. Palermo stated that no equipment will be on this shell road. All their equipment will be on the job site. Motion was made by Mrs. Carroll seconded by Ms. Baudoin that the following resolution be adopted to-wit:

RESOLUTION

RESOLUTION GRANTING A REZONE TO ROTARY CLUB OF SULPHUR (BUYER MISSION LAND LLC) FROM RESIDENTIAL TO BUSINESS FOR THE SOUTHERN PARCEL LOCATED AT 1640 EDDIE STREET TO ALLOW FOR STORAGE OF CONSTRUCTION TOOLS AND EQUIPMENT WITH AN OFFICE FOR CONSTRUCTION BUSINESS.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby grant a rezone to Rotary Club of Sulphur (Buyer Mission Land LLC) from Residential to Business for the following described property:

LOT 13 DARBONNE EST

This rezone is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said rezone interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way, servitude or easement. If withdrawn, any improvements constructed thereon shall be removed at the expense of owner thereof.

Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the granting of this rezone, including, but not limited to, litigation defense,

litigation costs, violation of subdivision restrictive covenants, building code violations or any other damages, property and/or monetary or otherwise, relating thereto.

Upon approval of this rezone the owner of this rezone shall be responsible for the recordation thereof, with the Clerk of Court, Calcasieu Parish, Louisiana, and shall provide the City of Sulphur a receipt evidencing recordation within 10 days of the effective date of this rezone.

No work shall commence until all applicable permits are obtained. In the event work is commenced prior to obtaining all applicable permits, this rezone shall be withdrawn and considered null and void.

BE IT FURTHER RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby grant a rezone to Rotary Club of Sulphur (Buyer Mission Land LLC) from Residential to Business for the southern parcel (Lot 13) located at 1640 Eddie Street to allow for storage of construction tools and equipment with office an office for construction business.

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mrs. Wilson, Mrs. Allison, Ms. Baudoin

NAYS: None

ABSENT: Mr. Brazzell

And the said resolution was declared duly adopted on this 15th day of November, 2021.

ATTEST:

ARLENE BLANCHARD, Secretary

VERONICA ALLISON, Vice-Chairman

There being no further business to come before the Commission, the Vice-Chairman declared the meeting adjourned.

ATTEST:

ARLENE BLANCHARD, Secretary

VERONICA ALLISON, Vice-Chairman

11/15/21
6:25 P.M.