

June 20, 2022

The Board of Zoning Adjustment of the City of Sulphur, Louisiana, met in regular session at its temporary meeting place located at 1551 East Napoleon Street, Sulphur, Louisiana, at 5:30 p.m., on the 20th day of June 2022, after full compliance with the convening of said meeting with the following members present:

LENORE CARROLL, Land Use Commission District 1
SAM MESUCH, Land Use Commission District 2
VERONICA ALLISON, Land Use Commission District 3
ROBIN BAUDOIN, Land Use Commission District 4
JONATHAN BRAZZELL, Land Use Commission of District 5

After the meeting was called to order and the roll called with the above results, prayer was led by Mrs. Allison followed by the reciting of the Pledge of Allegiance led by Mr. Mesuch.

Motion was then made by Mr. Brazzell seconded by Ms. Baudoin that the minutes of the previous meeting stand as written. Motion carried unanimously.

Motion was then made by Mr. Brazzell seconded by Ms. Baudoin that the agenda stand as written.

Motion carried unanimously.

The first item on the agenda a resolution granting a variance to First Baptist Church of Maplewood, 4501 Maplewood Drive, to allow for expansion to be located 46 feet from the front property line rather than the required 50 feet. Motion was made by Ms. Baudoin seconded by Mrs. Carroll that the following resolution be adopted to-wit:

RESOLUTION

Resolution granting a variance to First Baptist Church of Maplewood, 4501 Maplewood Drive, to allow for expansion to be located 46 feet from the front property line rather than the required 50 feet.

WHEREAS, in accordance with Article IV, Part 3, Section 1 (2) (d) of the Land Use Ordinance of the City of Sulphur, Louisiana, front setback for a Church shall be 50' from property line.

BE IT RESOLVED by the Board of Zoning Adjustment of the City of Sulphur, Louisiana, that they do hereby grant a variance to First Baptist Church of Maplewood, 4501 Maplewood Drive, to allow for expansion to be located 46 feet from the front property line rather than the required 50 feet, for the following described property:

COM SE COR PARISH ROAD AND BEAUREGARD AVENUE, TH S AND SELY ALONG E LINE BEAUREGARD AVE TO INTERSECTION OF HIBISCUS ROAD, TH NELY AND ELY ALONG HIBISCUS RD TO SE COR LOT 16 BLK 6 MAPLEWOOD SUB, TH N ALONG E LINE LOT 16 TO NE COR SAID LOT, TH NLY THROUGH A LOT MARKED RESERVED TO SE COR LOT F MAPLEWOOD SUB, TH N ALONG E LINE LOT F 110 FT TO S LINE PARISH RD, W APPROX 489 FT TO PT OF COM SAID PROPERTY INCLUDES LOT 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26 AND 27, OF BLK 6, AND AREA MARKED STREET LYING BETWEEN LOTS 24 AND 25 OF BLK 6 AND A AREA MARKED FOR SEWER AND DRAINAGE EASEMENT LYING BETWEEN LOT 17 AND 18 OF BLK 6 OF MAPLEWOOD SUB LOTS A, B, C, D, E, F AND AREA MARKED SERVICE ROAD AND TURNING AREA AND THAT PART OF LOT MARKED RESERVED AND LOT H BLK 6 LYING W OF STAIGHT LINE NLY FROM NE COR LOT 16 TO THE ABOVE INDICATED SE COR OF LOT F OF MAPLEWOOD SUB LOT 16 THRU 27

This variance is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said variance 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 expenses of owner thereof.

Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the granting of this variance, 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 variance the owner of this variance 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 variance.

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

BE IT FURTHER RESOLVED by the Board of Zoning Adjustment of the City of Sulphur, Louisiana, that they do hereby grant a variance to First Baptist Church of Maplewood,

4501 Maplewood Drive, to allow for expansion to be located 46 feet from the front property line rather than the required 50 feet.

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mr. Mesuch, Mrs. Allison, Ms. Baudoin, Mr. Brazzell

NAYS: None

ABSENT: None

And the said resolution was declared duly adopted on this 20th day of June, 2022.

ATTEST:

ARLENE BLANCHARD, Secretary

VERONICA ALLISON, Chairman

There being no further business to come before the BZA, the Chairman declared the meeting adjourned.

ATTEST:

ARLENE BLANCHARD, Secretary

VERONICA ALLISON, Chairman

6/20/22

6:00 P.M.