

NOTICE.....The BZA meetings will temporarily be held at 501 Willow Avenue.

AGENDA
BOARD OF ZONING ADJUSTMENT
MONDAY, APRIL 21, 2025, AT 5:30 P.M.

THERE WILL BE A REGULAR MEETING OF THE SULPHUR BOARD OF ZONING ADJUSTMENT AND LAND USE COMMISSION, **MONDAY, APRIL 21, 2025, AT 5:30 P.M.** IN THE CITY COUNCIL CHAMBERS LOCATED AT 501 WILLOW AVENUE, SULPHUR, LOUISIANA TO ADOPT THE FOLLOWING:

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES OF PREVIOUS MEETING (S)

APPROVAL OF AGENDA

1. Resolution granting a variance to Jimmy Wells and Sheree Tucker, 4790 Maplewood Drive, to allow them to keep the recently extended ½ brick wall and fence in city right of way.
2. Resolution granting a variance extension to Mike Church, 107 Lauren Lane, to allow for continued living in an RV while his home is being repaired from the May 2024 tornado.

PUBLIC COMMENT - 3 MINUTES PER SPEAKER - ONLY SPEAK 1 TIME PER ITEM.

This ends the public comment section of the meeting.

ADJOURNMENT

If you are not satisfied with the outcome of the Board of Zoning Adjustment decision, you can appeal it to 14th Judicial District Court within thirty (30) days of the Board Zoning Adjustment decision.

***The next regular Board of Zoning Adjustment meeting will be held on Monday, May 19, 2025, at 5:30 p.m. in the Council Chambers located at 501 Willow Avenue, Sulphur, La.

In accordance with the Americans with Disabilities Act, if you need special assistance to attend this meeting, please contact Arlene Blanchard at 527-4500, describing the assistance that is necessary.

RESOLUTION

RESOLUTION GRANTING A VARIANCE EXTENSION TO MIKE CHURCH, 107 LAUREN LANE, TO ALLOW FOR CONTINUED LIVING IN AN RV WHILE HIS HOME IS BEING REPAIRED FROM THE MAY 2024 TORNADO.

WHEREAS, in accordance with Article III, Part II, Section IV (Variances), on October 21, 2024, the Board of Zoning Adjustment granted a 6-month variance for Mike Church, 107 Lauren Lane to live in an RV while his home was being repaired from the May 2024 tornado which variance has expired, and the owner is requesting more time.

This variance is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said variance interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way,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 If withdrawn, any improvements constructed thereon shall be removed at the expenses of owner thereof.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

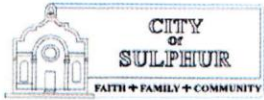
BE IT RESOLVED by the Board of Zoning Adjustment of the City of Sulphur, Louisiana, that they do hereby grant a 90-day extension (i.e. July 21, 2025) to Mike Church, 107 Lauren Lane to continue to live in an RV while his home is being repaired from the May 2024 tornado contingent upon satisfying the violation with the Ordinance Enforcement Office within 10 days of adoption of this resolution.

APPROVED AND ADOPTED by
the Board of Zoning Adjustment
of the City of Sulphur, Louisiana,
on this _____ day of _____, 2025.

TROY DARBY, Chairman

ATTEST:

ARLENE BLANCHARD, Secretary



CITY OF SULPHUR

APPLICATION FOR

DEVELOPMENT APPROVAL - VARIANCE

Date Received 9-12-24 \$50.00 Fee (Non-Refundable) pd.
(Exact cash or check only)

IT IS APPLICANT'S RESPONSIBILITY TO KEEP SIGN POSTED ON PROPERTY. IF SIGN ISN'T PLACED ON PROPERTY 10 DAYS PRIOR TO MEETING DATE PLEASE NOTIFY CITY. IF SIGN IS REMOVED IT COULD DELAY ACTION ANOTHER MONTH. ONCE VARIANCE IS APPROVED/DISAPPROVED, APPLICANT MUST REMOVE SIGN FROM PROPERTY

Print Name Mike Church

Date 9/11/2024

PROPERTY OWNER INFORMATION

Name of Property Owner Michael K and Angela D Church

(Owner must provide proof of ownership such as property tax record or recorded deed)

Mailing Address: 107 Lauren In City: Sulphur State: La. Email: Mkc969@msn.com

Physical Address: 107 Lauren In. City: Sulphur State: La

Phone Number (H) _____ (W) (337)313-8277 (adc) (C) (337)476-8421 (mkc)

PROPERTY INFORMATION

Location Address: 107 Lauren In

Present Zoned Classification: X

LEGAL DESCRIPTION FROM ABSTRACT OR TAX RECORD (PRINT NEATLY OR TYPE) Parcel# 00682756 Ward 4S

LOT 4 BLK 9 BEVERLY HILLS, PART 3 Section Township Range Tract
BEVERLY HILLS 9 0004 31 09 09

DO YOU CURRENTLY HAVE ANY PENDING VIOLATION WITH ANY ORDINANCE OF THE CITY OF SULPHUR YES NO
YOU, OR A REPRESENTATIVE, MUST ATTEND THE SCHEDULED MEETING INITIAL MC

VARIANCE REQUEST INFORMATION

Purpose of Variance Request: Our house was damaged May 13, 2024 by a tornado, it twisted the roof off of our house, completely removed it over the den, den bathroom, laundry room, a closet and water rains down the wall between the den and the breakfast bar/kitchen, our insurance has rented us a brand new camper to stay in while our home is being repaired.

How did you find out you needed a variance? I called about getting a permit for a temp pole for electricity.

I do hereby understand that no petition for a change in the classification of property shall be filed unless such petition is duly signed and acknowledged by the owners of authorized agents of not less than fifty (50) percent of the area of land for which a change of classification is requested; provided however, that where any lot located in the aforesaid area is owned in division, all co-owners must sign the petition for that lot to be included in the fifty (50) percent area provision, as stated in the City of Sulphur Land Use Ordinance, Number 541, M-C Series.

Further, I do certify that the property for which the above request is being made does not hold any restrictions or covenants that would be in conflict with said request.

Furthermore, I, the applicant agree to dispose of the sign(s) placed on my property after the hearing.

Applicant Signature Angela Church Date: 09/11/2024

	Yes	No	N/A
1. Is site located within the City Limits?	<u>Y</u>	<u> </u>	<u> </u>
2. Will the proposed use be a nuisance to the surrounding area because of odors, vibrations, unsightly areas or other unwarranted elements?	<u> </u>	<u>N</u>	<u> </u>
3. Is the capacity of the road and off-street parking facilities adequate for use by the proposed development?	<u>Y</u>	<u> </u>	<u> </u>
4. Will the location be served by a fire protection?	<u> </u>	<u>N</u>	<u> </u>
5. Can the proposed development be expected to adversely affect the character/aesthetics of the area involved?	<u> </u>	<u>N</u>	<u> </u>
6. Is property within a designated flood hazard area?	<u> </u>	<u>N</u>	<u> </u>
Flood zone classification <u> </u> bfe <u> </u> ft.			





