

May 19, 2014

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, at 5:30 p.m., on the 19th day of May, 2014, after full compliance with the convening of said meeting with the following members present:

LENORE CARROLL, Land Use Commission District 1
TROY DARBY, Land Use Commission District 2
JOHNNY PEEL, Land Use Commission District 3
LAWRENCE DAVID, Land Use Commission District 4
GERRIT LAWRENCE, 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 Mr. Peel followed by the reciting of the Pledge of Allegiance led by Mr. Lawrence.

The Chairman asked if there were any changes to the minutes of the previous meeting. With no changes made, motion was made by Mr. Lawrence seconded by Mr. Peel that the minutes stand as written. Motion carried.

Motion was then made by Mr. Lawrence seconded by Mr. David that item #3 be removed from the agenda. Motion carried.

Motion was then made by Mr. Lawrence seconded by Mr. David that the agenda stand as amended. Motion carried.

The first item on the agenda is a resolution granting the subdividing of lots to Craig Griffith, 1035 Invader Street to allow for 2 existing structures to be on individual lots. Mr. Griffith addressed the Commission and stated that he lives on Invader Street and his garage is on Gulf Street. He'd like to split the lot in two and make the Gulf lot 7,000 sq. ft. Mayor Duncan stated that he had no objection. Mr. Darby stated that the Commission and Council just subdivided some lots in this area. Mr. Peel stated that he would like to keep the lots as is or make

the lots evenly split. After discussion, motion was made by Mr. David seconded by Mrs. Carroll that the following resolution be adopted to-wit:

RESOLUTION

Resolution accepting final plat from Craig Griffith, 1035 Invader Street, to allow for two existing structures to be on individual lots.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby accept final plat from Craig Griffith, 1035 Invader Street, to allow for two existing structures to be on individual lots for the following described property:

Lot Nineteen (19) of Block 2 of F.G. Lock Subdivision in the SW ¼ of
Section 2, Township 10 South, Range 10 West, as per plat recorded in Plat
Book 4 @ Page 34

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mr. Darby, Mr. David, Mr. Lawrence

NAYS: Mr. Peel

ABSENT: None

And the said resolution was declared duly adopted on this 19th day of May, 2014.

ATTEST:

ARLENE BLANCHARD, Secretary

TROY DARBY, Chairman

The next item on the agenda is a resolution granting an exception to John LeBlanc, 406 and 408 Ellender Street to allow for 1 mobile home on each lot. Mayor Duncan stated that a heavy equipment company is across the street. He isn't in favor of the Exception. Mr. Lawrence stated that he'd rather see a business on this property. Mr. Prejean, representative, stated that he will be evicted out of his current home by June 19th and doesn't have a place to go. Mr. Darby stated that the City has been working on a Master Plan for a few years and this isn't in that plan. After discussion, motion was made by Mr. David seconded by Mrs. Carroll that the following resolution be adopted:

Resolution granting an exception to John LeBlanc, 406 & 408 Ellender Street, to allow for one mobile home on each lot.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, that they do hereby grant an exception to John LeBlanc, 406 & 408 Ellender Street, to allow for one mobile home on each lot.

1. Develop a drainage plan and have it approved as part of the Permit process.

A vote was then called with the results as follows:

YEAS: None

NAYS: Mrs. Carroll, Mr. Darby, Mr. Peel, Mr. David, Mr. Lawrence

ABSENT: None

And the said resolution failed on this 19th day of May, 2014.

ATTEST:

ARLENE BLANCHARD, Secretary

TROY DARBY, Chairman

The next item on the agenda is a resolution granting a variance to Charles Andrews, 512 Shady Lane, to allow for accessory structure to be located 1.9 feet from side property line rather than the required 5 feet. Since Mr. Andrews was not at the meeting to answer questions from the Commissioners, motion was made by Mr. Lawrence seconded by Mr. David that the following resolution be tabled until June Land Use meeting:

Resolution granting a variance to Charles Andrews, 512 Shady Lane, to allow for accessory structure to be located 1.9 feet from side property line rather than the required 5 feet.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby grant a variance to Charles Andrews, 512 Shady Lane, to allow for an accessory structure to be located 1.9 feet from side property line rather than the required 5 feet in accordance with Article IV, Part 3, Section 1 (2) of the Land Use Ordinance of the City of Sulphur with the following stipulations:

1. No openings on the west side of accessory structure.
2. West wall of accessory structure shall be fire resistant.
3. Drainage off west side of accessory structure roof shall be directed away from neighbor's property.

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mr. Darby, Mr. Peel, Mr. David, Mr. Lawrence

NAYS: None

ABSENT: None

And the said resolution was tabled on this 19th day of May, 2014.

ATTEST:

ARLENE BLANCHARD, Secretary

TROY DARBY, Chairman

The next item on the agenda is a resolution amending a Resolution adopted June 16, 2008 by Land Use Commission which suspended Article IV, Part II, Section 9 of the Land Use Ordinance of the City of Sulphur for the issuance of permits to erect billboards within the city limits of Sulphur. After discussion, motion was made by Mr. Lawrence seconded by Mrs. Carroll that the following resolution be adopted to-wit:

RESOLUTION

Resolution amending a Resolution that was adopted June 16, 2008 by Land Use Commission which suspended Article IV, Part II, Section 9 of the Land Use Ordinance of the City of Sulphur for the issuance of permits to erect billboards within the city limits of Sulphur.

WHEREAS, Article IV, Part II, Section 9 of the Land Use ordinance authorizes the issuance of permits for the construction of Off-Premise Signs; and

WHEREAS, the City of Sulphur has contracted a professional planner to write a new zoning ordinance; and

WHEREAS, until said zoning ordinance is adopted, the amendment shall read as follows:

- All billboards and off-premise signs shall be approved by Land Use Commission.

Off-premise shall mean any parcel other than a parcel that a business is located.

BE IT RESOLVED by the Land Use Commission of the City of Sulphur, Louisiana, that they do hereby amend the previously adopted resolution dated June 16, 2008.

A vote was then called with the results as follows:

YEAS: Mrs. Carroll, Mr. Darby, Mr. Peel, Mr. David, Mr. Lawrence

NAYS: None

ABSENT: None

And the said resolution was declared duly adopted on this 19th day of May, 2014.

ATTEST:

ARLENE BLANCHARD, Secretary

TROY DARBY, Chairman

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

ATTEST:

ARLENE BLANCHARD, Secretary

TROY DARBY, Chairman

5/19/14

5:53 P.M.