

**REGULAR MEETING CITY OF DENHAM SPRINGS  
PLANNING COMMISSION  
CITY HALL BUILDING March 11, 2019 @ 6:00 P.M.**

The Regular Meeting of the Denham Springs Planning Commission, convened at 6:00 p.m. on March 11, 2019, in the Meeting Room of the City Hall at 116 N. Range Avenue with Chairman Banks presiding.

**INVOCATION**

Invocation was given by Commissioner Riley

**ROLL CALL**

Upon roll call, the following members of the Denham Springs Planning Commission were present: Chairman Fred Banks, Commissioners Lynn Deville, Kathy Harris, Bill Lawson, Ray Riley and Chris Whitmire. Commissioner Gayle McLavy was absent. A quorum being present, the Denham Springs Planning Commission Meeting was convened.

Also present CJ Dunnaway-P & Z Clerk., Rick Foster-Building Official, & Miaekia Wilcox-Permits, Shawn Hima-Engineer.

**1. Approve of the previous Planning Commission minutes of February 11, 2019.**

Upon a motion by Deville, seconded by Whitmire, to approve the minutes of the previous meeting of February 11, 2019 Planning Commission meeting, as sent to each member.

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

**2. Hold a Public Hearing to consider the resubdivision of Lots 2, 3, 4, 5 and 6 into Lots 2-A, 3-A, 5-A and 6-A located in Burlingame Subdivision, Section 45, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-763). Requested by Bobby Annison. [Woodland Street]**

Upon a motion by Lawson, seconded by Harris, to approve the resubdivision of Lots 2, 3, 4, 5 and 6 into Lots 2-A, 3-A, 5-A and 6-A located in Burlingame Subdivision, Section 45, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-763). Requested by Bobby Annison. [Woodland Street]. Request contingent on variance approval by Zoning Commission

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

**3. Hold a Public Hearing to consider the resubdivision of Lot O, Lot N-1 & Lot Y-3 into Lot N-1-A & Y-3-A located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-764). Requested by LOC Bulk Plant Property, LLC [Florida Ave SW]**

Upon a motion by Harris, seconded by Whitmire, to approve the resubdivision of Lot O, Lot N-1 & Lot Y-3 into Lot N-1-A & Y-3-A located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-764). Requested by LOC Bulk Plant Property, LLC [Florida Ave SW]

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

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- 4. Authorize a Public Hearing to consider the Resubdivision of Lot 1, Lot 2 & Lot 3 and Lot 4 into Lot 1-A, Lot 2-A, Lot 3-A and Lot 4-A located in Sec 58, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-765). Requested by Craig Stafford [S. College]**

Upon a motion by Deville, seconded by Harris, to authorize a Public Hearing on the Resubdivision of Lot 1, Lot 2 & Lot 3 and Lot 4 into Lot 1-A, Lot 2-A, Lot 3-A and Lot 4-A located in Sec 58, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-765). Requested by Craig Stafford [S. College]

Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

- 5. Hold a Public Hearing to consider the resubdivision of an undesignated 26.281 acre tract into tracts DI-1 & DI-2 located in Section 20, 29, 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-766). Requested by Davidson Investments, LLC. [Cockerham Rd]**

Upon a motion by Deville, seconded by Harris, to approve the resubdivision of an undesignated 26.281 acre tract into tracts DI-1 & DI-2 located in Section 20, 29, 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-766). Requested by Davidson Investments, LLC. [Cockerham Rd]

Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

Upon a motion by Lawson, seconded by Harris, to adjourn the Zoning Commission meeting.

Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

The April Planning Commission Meeting will be held on April 8, 2019 at 6PM.

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Fred Banks, Chairman,  
Denham Springs Planning Commission

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Kathy Harris, Vice Chairman  
Denham Springs Planning Commission

**REGULAR MEETING CITY OF DENHAM SPRINGS  
ZONING COMMISSION  
CITY HALL BUILDING March 11, 2019 @ 6:00 P.M.**

The Regular Meeting of the Denham Springs Zoning Commission, convened at 6:00 p.m. on March 11, 2019, the Meeting Room of the City Hall at 116 N. Range Avenue with Chairman Banks presiding.

**ZONING COMMISSION** was called to order: Note the members present same as the Planning Commission Meeting.

**1. Approve of the previous Zoning Commission minutes of February 11, 2019.**

Upon a motion by Whitmire, seconded by Riley, to approve the minutes of the previous meeting of February 11, 2019, Zoning Commission meeting, as sent to each member.

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

**2. Hold a Public Hearing for a Special Use Permit request for the purpose of a Town home development with 24 proposed units located in Section 44, T6S-R3E, G.L.D, City of Denham Springs, Livingston Parish Louisiana (SUP-101-19). Requested by Mallard Cove Townhomes, LLC [MLK @ Pete's Hwy]**

Upon a motion by Harris, seconded by Whitmire, to table the discussion on the request for a Special Use Permit for the purpose of a Town home development with 24 proposed units located in Section 44, T6S-R3E, G.L.D, City of Denham Springs, Livingston Parish Louisiana (SUP-101-19). Requested by Mallard Cove Townhomes, LLC [MLK @ Pete's Hwy]. A meeting between the developer, concerned citizens, and member of the Planning & Zoning Commission will be held at a later date.

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

**3. Hold a Public Hearing on a request for the following variances: minimum lot length variance from 120 ft. to 107 ft. and 8400 sq. ft. minimum to 8025 sq. ft. on Lots 2-A, 3-A, 5-A and 6-A; Front yard from 30 ft. to 22 sq. ft. on lot 3-A & Lot 5-A located in Burlingame Subdivision, Section 45, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-763). Requested by Bobby Annison. [Woodland Street]**

Upon a motion by Deville, seconded by McLavy, to approve the request for the following variances: minimum lot length variance from 120 ft. to 107 ft. and 8400 sq. ft. minimum to 8025 sq. ft. on Lots 2-A, 3-A, 5-A and 6-A; Front yard from 30 ft. to 22 sq. ft. on lot 3-A & Lot 5-A located in Burlingame Subdivision, Section 45, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-763). Requested by Bobby Annison. [Woodland Street]

Upon being submitted to a vote, the vote thereon was as follows:

Yeas:	Banks, Deville, Harris, Lawson, Riley, Whitmire
Nays:	None
Absent:	McLavy
Abstain:	None

**4. Hold a Public Hearing on a Rezoning request for a portion of Lot N-1-A from R-1 Residential to I-1 Industrial located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (R-426). Requested by LOC Bulk Plant Property, LLC [Florida Ave SW]**

Upon a motion by Riley, seconded by Harris, to approve a Rezoning request for a portion of Lot N-1-A from R-1 Residential to I-1 Industrial located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (R-426). Requested by LOC Bulk Plant Property, LLC [Florida Ave SW]

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Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

- 5. Authorize a Public Hearing on a request for a minimum lot width variance from 70 ft. to 60 ft. on Lots 1-A, 1-B and 2-B located in Section 58, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-765). Requested by Craig Stafford [S. College St].**

Upon a motion by Harris, seconded by Whitmire, to approve the authorization of a Public Hearing on a request for a minimum lot width variance from 70 ft. to 60 ft. on Lots 1-A, 1-B and 2-B located in Section 58, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-765). Requested by Craig Stafford [S. College St].

Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

Upon a motion by Harris, seconded by Deville, to adjourn the Planning Commission meeting.

Upon being submitted to a vote, the vote thereon was as follows:

Yeas: Banks, Deville, Harris, Lawson, Riley, Whitmire  
Nays: None  
Absent: McLavy  
Abstain: None

The April Zoning Commission Meeting will be held on April 8, 2019 at 6PM.

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Fred Banks, Chairman,  
Denham Springs Zoning Commission

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Kathy Harris, Vice Chairman  
Denham Springs Zoning Commission