

**REGULAR MEETING CITY OF DENHAM SPRINGS  
PLANNING COMMISSION  
MASONIC HALL August 10, 2020@ 6:00 P.M.**

The Regular Meeting of the Denham Springs Planning Commission, convened at 6:00 p.m. on August 10, 2020, in the Meeting Room of the Masonic Hall at 313 Benton Street with Chairman Fred Banks presiding.

**INVOCATION**

Invocation was given by Commissioner Ray Riley

**ROLL CALL**

Upon roll call, the following members of the Denham Springs Planning Commission were present: Chairman Fred Banks, Commissioners Lynn Deville, Bill Lawson, and Ray Riley. Commissioners Kathy Harris, Gayle McLavy and Chris Whitmire were not in attendance. A quorum being present, the Denham Springs Planning Commission Meeting was convened.

Also present CJ Dunnaway-P & Z Clerk., Rick Foster-Building Official, Stephanie Hulett-Attorney, Shawn Hima-Engineer.

**1. Approve the minutes of the previous meeting of July 13, 2020 as sent to each member.**

Upon a motion by Deville, seconded by Lawson, to APPROVE the minutes of the previous meeting of July 13, 2020 Planning Commission meeting, as sent to each member.

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

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

Motion was **APPROVED**

**2. Hold a Public Hearing to consider the Resubdivision of Lots D-1 and Tract A into Lot AD-1 located in Section 30 & 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-780) [Hatchell Ln]. Requested by JOLAS, LLC.**

Upon a motion by Riley, seconded by Lawson, to Hold a Public Hearing to consider the Resubdivision of Lots D-1 and Tract A into Lot AD-1 located in Section 30 & 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-780) [Hatchell Ln between Dollar General & the Fire Station]. Requested by JOLAS, LLC. Approval Contingent upon Rezoning.

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

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

Motion was **APPROVED**

Upon a motion by Lawson, seconded by Riley, to adjourn the Planning Commission meeting.

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

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

Motion was **APPROVED**

The September Planning Commission Meeting will be held on September 14, 2020.

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Fred Banks, Chairman,  
Denham Springs Planning Commission

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Bill Lawson, Vice Chairman  
Denham Springs Planning Commission

**REGULAR MEETING CITY OF DENHAM SPRINGS  
ZONING COMMISSION  
MASONIC HALL AUGUST 10, 2020 @ 6:00 P.M.**

The Regular Meeting of the Denham Springs Zoning Commission, convened at 6:00 p.m. on August 10, 2020, the Meeting Room of the Masonic Hall at 313 Benton Street with Chairman Fred Banks presiding.

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

**1. Approve of the minutes of the previous meeting of July 13, as sent to each member.**

Upon a motion by Deville, seconded Riley, to approve the minutes of the previous meeting of July 13, 2020 Zoning Commission meeting, as sent to each member.

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

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

Motion was **APPROVED**

**2. Hold a Public Hearing on a Special Use Permit request for Parcel # 0337402A, in Section 68, T7S-R2E, G.L.D, City of Denham Springs, Livingston Parish Louisiana for the purpose of a residential town home development (SUP-106-20). Requested by Sam Nickroo [Triangular Corner @Rushing Rd & 4-H Club Rd]**

Speakers for the proposal: Sam Nickroo

Speakers against the proposal: Heather Tosh-concerns about drainage, traffic, visibility; Stephanie Tullos-concerns about traffic, noise, additional volume of residents.

Upon a motion by Riley, seconded by Lawson to **TABLE** the Public Hearing on a Special Use Permit request for Parcel # 0337402A, in Section 68, T7S-R2E, G.L.D, City of Denham Springs, Livingston Parish Louisiana for the purpose of a residential town home development (SUP-106-20). Requested by Sam Nickroo [Triangular Corner @Rushing Rd & 4-H Club Rd]

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

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

Motion was **TABLED**

**3. Hold a Public Hearing on a variance request for a site area requirement from 5 acres to 0.60-acre request for Lots 9, 11 & 13 of Miley's Subdivision located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (V-1003). Requested by Bradley Barber [230 Capitol St]**

Speakers for the proposal: Scott Chenevier, Susan Rogers

Speakers against the proposal: None

Upon a motion by Lawson, seconded by Riley, to **APPROVE** a variance request for a site area requirement from 5 acres to 0.60-acre request for Lots 9, 11 & 13 of Miley's Subdivision located in Sec 59, T6S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (V-1003). Requested by Bradley Barber [230 Capitol St]

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

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

Motion was **APPROVED**

**4. Authorize a Public Hearing on a Rezoning request from C-2 Commercial to C-3 Commercial located in Section 30 & 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RZ-434) [Hatchell Ln between Dollar General & the Fire Station]. Requested by JOLAS, LLC; to be held at 6:00PM on September 14, 2020 @ the Masonic Hall-313 Benton Street**

Upon a motion by Lawson, seconded by Riley, to AUTHORIZE a Public Hearing on a Rezoning request from C-2 Commercial to C-3 Commercial located in Section 30 & 48, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RZ-434) [Hatchell Ln between Dollar General & the Fire Station]. Requested by JOLAS, LLC; to be held at 6:00PM on September 14, 2020 @ the Masonic Hall-313 Benton Street

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

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

Motion was **AUTHORIZED**

Upon a motion by Deville, seconded by Riley, to adjourn the Zoning Commission meeting.

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

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

Motion was **APPROVED**

The September Zoning Commission Meeting will be held September 14, 2020.

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Fred Banks, Chairman,  
Denham Springs Zoning Commission

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Bill Lawson, Vice Chairman  
Denham Springs Zoning Commission