

NOTICE OF PUBLIC MEETING
Posted June 11, 2020

A public meeting of the Denham Springs Planning and Zoning Commission will be held as follows:

DATE: June 15, 2020
TIME: 4:00 p.m.
PLACE: Virtual Meeting VIA Zoom Video Conference, due to the inability to conduct meetings under normal conditions, per Governor John Bel Edwards' Emergency Proclamation Number JBE 2020-30

Email cjdunnaway@cityofdenhamsprings.com for link & password

**Pursuant to La. R.S. 42:14(D) public comment or input shall be allowed at any time prior to a vote on any agenda item

PLANNING COMMISSION

#	TOPICS	NOTES
1.	Approve the minutes of the previous meeting of March 9, 2020, as sent to each member.	
2	Discussion of Off-Site Location for future Planning & Zoning Commission Meetings	
3.	Authorize a Public Hearing to consider the Resubdivision of Lots 2, 3, 4, 5, 6, 7, 8, 9, 10 & 24 into Lot BC-1 located in Section 44, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-779) [530 Florida Ave SE]. Requested by B & C Sheet Metal	

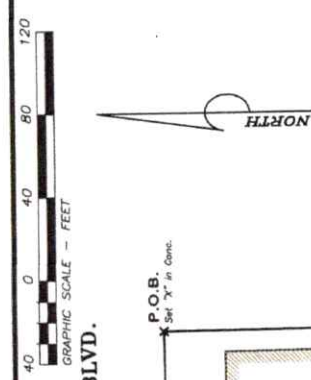
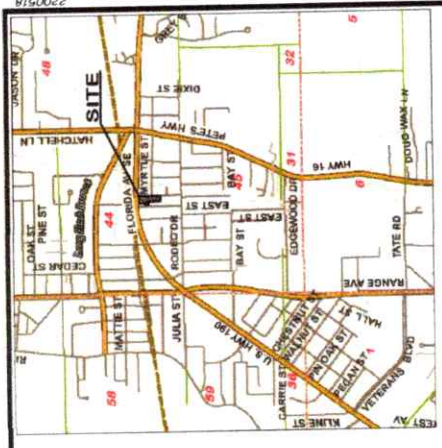
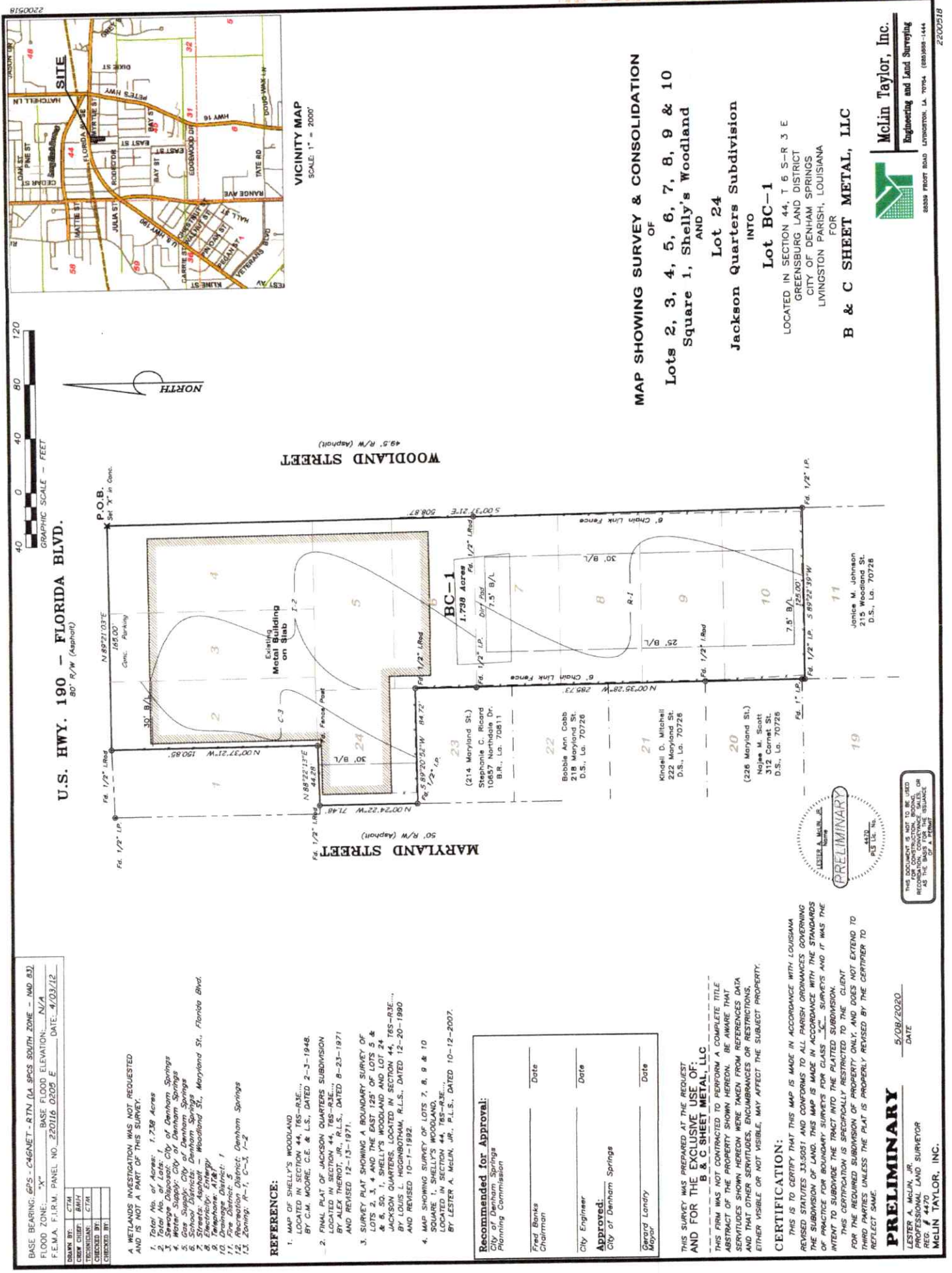
ZONING COMMISSION

#	TOPICS	NOTES
1.	Approve the minutes of the previous meeting of March 9, 2020, as sent to each member.	
2.	Authorize a Public Hearing on a Rezoning request from R-1 Residential, C-3 Commercial & I-2 Industrial to I-2 Industrial located in Section 44, T6S-R3E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (RS-779) [530 Florida Ave SE]. Requested by B & C Sheet Metal	
3.	Authorize a Public Hearing on a variance request for front yard setback from 20ft to 17ft in Section 1, T7S-R2E, G.L.D., City of Denham Springs, Livingston Parish, Louisiana (V-1002) [1122 Don Ave] Requested by George Rupert.	

City of Denham Springs
P.O. Box 1629
Denham Springs, LA 70727-1629

In accordance with the Americans with Disabilities Act, if you need special assistance, please contact the City of Denham Springs 665-8121 describing the assistance that is necessary.

PLANNING ITEM #3 + ZONING ITEM #2



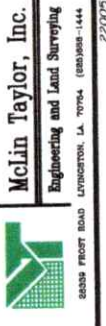
U.S. HWY. 190 - FLORIDA BLVD.
80' R/W (Asphalt)

WOODLAND STREET
49.5' R/W (Asphalt)

MARYLAND STREET
50' R/W (Asphalt)

MAP SHOWING SURVEY & CONSOLIDATION
OF
Lots 2, 3, 4, 5, 6, 7, 8, 9 & 10
Square 1, Shelly's Woodland
AND
Lot 24
INTO
Lot BC-1
Jackson Quarters Subdivision

LOCATED IN SECTION 44, T 6 S-R 3 E
GREENSBURG LAND DISTRICT
CITY OF DENHAM SPRINGS
LIVINGSTON PARISH, LOUISIANA
FOR
B & C SHEET METAL, LLC



BASE BEARING: 62S-CMAGNET-RTN (LA SPCS SOUTH ZONE - NAD 83)
FLOOD ZONE: "X"
BASE FLOOD ELEVATION: N/A
F.E.M.A. F.I.R.M. PANEL NO. 220216 0209 E DATE: 4/03/12

DRAWN BY:	CTM
CHECKED BY:	BMH
TECHNICAL:	CTM
CHECKED BY:	

A METLANDS INVESTIGATION WAS NOT REQUESTED AND IS NOT A PART OF THIS SURVEY.

- Total No. of Acres: 1.738 Acres
- Total No. of Lots: 1
- Survey: Denham Springs
- Gas Supply: City of Denham Springs
- School District: Denham Springs
- Streets: Asphalt - Woodland St., Maryland St., Florida Blvd.
- Telephone: AT&T
- Drainage District: 1
- Fire District: Denham Springs
- Police District: Denham Springs
- Zoning: R-1, C-3, I-2

REFERENCE:

- MAP OF SHELLY'S WOODLAND LOCATED IN SECTION 44, T6S-R3E... BY C.M. MOORE, C.E. & L.S., DATED 2-3-1948.
- FINAL PLAT OF JACKSON QUARTERS SUBDIVISION LOCATED IN SECTION 44, T6S-R3E... BY ALEX THEROT, JR., R.L.S., DATED 8-23-1971 AND REVISED 12-13-1971.
- SURVEY PLAT SHOWING A BOUNDARY SURVEY OF LOTS 2, 3, 4 AND THE EAST 125' OF LOTS 5 & 6, SO. 1, SHELLY'S WOODLAND AND LOT 24 JACKSON QUARTERS, LOCATED IN SECTION 44, T6S-R3E... BY LOUIS L. HIGGINBOTHAM, R.L.S., DATED 12-20-1980 AND REVISED 10-1-1982.
- MAP SHOWING SURVEY OF LOTS 7, 8, 9 & 10 SQUARE 1, SHELLY'S WOODLAND, LOCATED IN SECTION 44, T6S-R3E... BY LESTER A. MCLIN, JR., P.L.S., DATED 10-10-2007.

Recommended for Approval:

City of Denham Springs Planning Commission	
Fred Banks Chairman	Date
City Engineer	Date
Approved: City of Denham Springs	Date
Gerald Landry Mayor	Date

THIS SURVEY WAS PREPARED AT THE REQUEST AND FOR THE EXCLUSIVE USE OF:
B & C SHEET METAL, LLC

THIS FIRM WAS NOT CONTRACTED TO PERFORM A COMPLETE TITLE ABSTRACT OF THE PROPERTY SHOWN HEREON. BE AWARE THAT SERVICED SHOWN HEREON WERE TAKEN FROM REFERENCES DATA AND THAT OTHER SERVICEDS, ENCUMBRANCES OR RESTRICTIONS, EITHER VISIBLE OR NOT VISIBLE, MAY AFFECT THE SUBJECT PROPERTY.

CERTIFICATION:

THIS IS TO CERTIFY THAT THIS MAP IS MADE IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 33:5051 AND CONFORMS TO ALL PARISH ORDINANCES GOVERNING THE SUBDIVISION OF LAND. THIS MAP IS MADE IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR BOUNDARY SURVEYS FOR CLASS "C" SUBDIVISIONS AND IT WAS THE INTENT TO SUBDIVIDE THE PRACTICE INTO PLATTED SUBDIVISION.

THIS CERTIFICATION IS SPECIFICALLY RESTRICTED TO THE CLIENT FOR THE REQUIRED SUBDIVISION OF PROPERTY ONLY AND DOES NOT EXTEND TO ANY OTHER PROPERTY UNLESS THE PLAT IS PROPERLY REVISED BY THE CERTIFIER TO REFLECT SAME.

PRELIMINARY

LESTER A. MCLIN, JR.
PROFESSIONAL LAND SURVEYOR
MCLIN TAYLOR, INC.

5/28/2020
DATE



THIS SURVEY IS INTENT TO BE USED FOR CONSTRUCTION, RECORDING OR AS THE BASIS FOR THE ISSUANCE OF A PLAT.

Janice M. Johnson
215 Woodland St.
D.S., La. 70728

Bobble Ann Cobb
218 Maryland St.
D.S., La. 70728

Kindell D. Mitchell
222 Maryland St.
D.S., La. 70728

Nahle M. Scott
312 Cornet St.
D.S., La. 70728

ZONING ITEM #3

