

**MINUTES OF THE  
WEST BATON ROUGE PARISH ZONING COMMISSION  
Tuesday, April 6, 2010**

A regular meeting of the West Baton Rouge Parish Zoning Commission was held on Tuesday, April 6, 2010 in the Parish Council Meeting Room, 880 N. Alexander Avenue, Port Allen, Louisiana. The meeting was called to order by Chairman John Tilton at 6:30 PM.

Members present: John Tilton, Lucas Dipuma, Teri Bergeron, Sid Blanchard, Joycelyn Green, Bill Schultz, Russell Vallet, Kevin LeBlanc, and Bobby Blanchard

Members absent: none

Others present: Kevin Durbin, Lynn Cline, Councilman Spillman, Thomas Olinde and Darryl Guilbeau.

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Upon motion of Bobby Blanchard, seconded by Russell Vallet, the minutes of the March 16, 2010, meeting was approved as written. The motion carried unanimously.

**Correspondence** from the Council Clerk, Sharon Zito was read.

**Public hearing:**

- 1) File #2010-003, Special Use Permit for Residential in an I-1 Zone. (light Industrial) 2331 S. Winterville, Port Allen, LA 70767, 155ft x 200ft fronting S. Winterville Road, In the 5 acre Tract know as Tract G-5A,4, Located in Section 35, T6S, R11E, Southeastern Land District, West Baton Rouge Parish, La. for Joe Laprairie.

There was no one to represent this rezoning. There was a short discussion among the Commission Members and then the discussion was open to the audience.

Councilman Spillman addressed the Commission representing his constituents in the area of this Special Use Permit Request. Mr. Spillman expressed the concern of the neighbors that this could become an apartment complex or some type of multi-family housing unit. That is their main concern. Mr. Spillman's request is to make this a single family special use, if that is what this petition truly is. A couple of the other residence from the area expressed the same sentiments.

- 2) File #2010-004, Rezoning from R-SF-3 to POS - C- RV (Parks & Open Space – Campground RV park) Bueche Road, Port Allen, LA 70767, Tract C containing 17.38 acres in Section 82, T6S, R11E, West Baton Rouge Parish, known as Paradise Lakes for Joe Laprairie and Terrance Construction LLC.

There was no one to represent this rezoning. There was a short discussion among the Commission Members and then the discussion was open to the audience.

Councilman Spillman addressed the Commission representing his constituents in the area of this Rezoning. The size, depth and dimensions of this tract were discussed and measured with the assistance of Director Durbin and the Parish Assessors Map. It was then pointed out that the dimensions of this tract does not qualify for the 5 to 1 ratio of the Site Plan requirements. A few of the other residence from the area expressed the same sentiments.

- 3) File # 2010-005, Special Use permit to operate a Tavern in a C-1.3 zone, at 2753 Court St, Port Allen, Lot in Section 92 & 93, T7S, R12E, measuring 50' x 322' on E and 323" on W, West Baton Rouge Parish for Lavoy's Lounges, LLC/Joe Joe's Lounge.

There was no one to represent this rezoning. There was a short discussion among the Commission Members and then the discussion was open to the audience.  
There was no comment from the audience.

Russell Vallet made a motion, seconded by Kevin LeBlanc to close the public hearing. The Motion carried unanimously.

- 1) A motion was made by Sidney Blanchard, seconded by Russell Vallet, to **Recommend Approval** to the council a Special Use Permit for Residential in an I-1 Zone. (light Industrial) 2331 S. Winterville, Port Allen, LA 70767, 155ft x 200ft fronting S. Winterville Road, In the 5 acre Tract know as Tract G-5A, 4, Located in Section 35, T6S, R11E, Southeastern Land District, West Baton Rouge Parish, La. for Joe Laprairie. The motion carried unanimously.
- 2) A motion was made by Russell Vallet , seconded by Teri Blanchard, to **Recommend DENIAL** to the council of File #2010-004, Rezoning from R-SF-3 to POS - C- RV (Parks & Open Space – Campground RV Park) Bueche Road, Port Allen, LA 70767, Tract C containing 17.38 acres in Section 82, T6S, R11E, West Baton Rouge Parish, known as Paradise Lakes for Joe Laprairie and Terrance Construction LLC. The motion carried unanimously.
- 3) A motion was made by Sidney Blanchard, seconded by Kevin LeBlanc, to **Recommend Approval** to the council of File # 2010-005, Special Use permit to operate a Tavern in a C-1.3 zone, at 2753 Court St, Port Allen, Lot in Section 92 & 93, T7S, R12E, measuring 50' x 322' on E and 323" on W, West Baton Rouge Parish for Lavoy's Lounges, LLC/Joe Joe's Lounge.

There was no other business to come before the Zoning Commission.

Lucas Dipuma made a motion to adjourn, seconded by Kevin LeBlanc. The motion carried unanimously.

The meeting of the Zoning Commission adjourned at 7:05 PM.

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John Tilton, Chairman

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Kevin LeBlanc, Secretary