

# OFFICE OF PLANNING AND DEVELOPMENT



## MINUTES BOARD OF ADJUSTMENTS

**August 25, 2015**

The Board of Adjustment of the Parish of Ascension held a Public Hearing on Tuesday, August 25, 2015 at 6:00 p.m. in the Courthouse Annex Council Meeting Room 2nd Floor, 828 S. Irma Blvd. Gonzales, Louisiana for the following:

**1. Meeting called to order by Chairman.** The Chairman called the meeting to order.

**2. Roll call of members.**

The following members were present: Brad Walker, Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Absent: Willie Robinson

Mr. Lance Brock, Zoning Official, was also present.

Chairman Walker introduced the new legal counsel, Mr. Cody Martin.

**3. Public Comment Period**

No one from the public spoke during public comment period.

**4. Acceptance of the Minutes of the July 28, 2015 meeting.**

**Commission Action:** Mr. Edward Krass III, seconded by Mr. Devin Graham, made a motion to accept the Minutes of the July 28, 2015 meeting.

A Yea and Nay vote was called and resulted as follows:

Yeas: Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Nays: None

Abstained: None

Absent:, Willie Robinson

The Chairman did not vote.

5 Yeas, 0 Nays, 1 Absent and the motion carried.

**5. Acceptance of the Written Decisions of the July 28, 2015 meeting.**

**Commission Action:** Mr. Devin Graham, seconded by Mr. Branden Bennett, made a motion to accept the Written Decisions of the July 28, 2015 meeting.

A Yea and Nay vote was called and resulted as follows:

Yeas: Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Nays: None

Abstained: None

Absent:, Willie Robinson

The Chairman did not vote.

5 Yeas, 0 Nays, 1 Absent and the motion carried.

**6. Public Hearing to Consider the Following Variances:**

**A) Zoning Review ID 2531.15 – Lot 6 for John Vernon**

Located on the north side of W.E. Bill Stevens Road approximately 800' east of LA Highway 431 to request a variance of the Ascension Parish Development Code, Section 17-2073 Site Requirements (F) Purpose and Intent: Setback and Yard Requirements

Mr. James Falgout, with Earles and Associates, presented the variance request to reduce the minimum front setback from vehicle use corridor.

**Commission Action:** Mr. Steven Joffrion, seconded by Mr. Michael Braud, made a motion to accept the variance request to reduce the minimum front setback from vehicle use corridor. The variance granted for Lot 6-A is 7 feet and Lot 6-B is 9 feet.

A Yea and Nay vote was called and resulted as follows:

Yeas: Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Nays: None

Abstained: None

Absent:, Willie Robinson

The Chairman did not vote.

5 Yeas, 0 Nays, 1 Absent and the motion carried.

**B) Zoning Review ID 2532.15 – Tract 5-B of the Sterling Robert Estates for Randal Denham**

Located on the north side of Robert Road approximately 950' west of George Lambert Road to request a variance of the Ascension Parish Development Code, Section 17-2073 Site Requirements (F) Purpose and Intent: Setback and Yard Requirements

Mr. Randal Denham, property owner, presented the variance request to like to construct a shed 1.5 feet from vehicle use corridor. The variance being requested is 23.5 feet.

**Commission Action:** Mr. Steven Joffrion, seconded by Mr. Michael Braud, made a motion to accept the variance request to reduce the minimum front setback (feet) from vehicle use corridor. The variance granted is 18 feet.

A Yea and Nay vote was called and resulted as follows:

Yeas: Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Nays: None

Abstained: None

Absent:, Willie Robinson

The Chairman did not vote.

5 Yeas, 0 Nays, 1 Absent and the motion carried.

**7. Old Business**

**A) Zoning Review ID 2526.15 – Portion of Lot 1, formally Portion of the Rosalie St. Amant Property for Randy Gautreau**

Located on the east side of George Lambert Road approximately 300' north of LA Highway 429 to request a variance of the Ascension Parish Development Code, Section 17-2073

Mr. James Falgout, with Earles and Associates, presented the variance request to reduce the minimum lot size (sq. ft) in a Rural (R) Zoning District.

The applicant would like to subdivide a portion of Lot 1, proposed Lot 1-E would have 16,583 sq. ft. excluding the right-of-way of George Lambert Road. The right-of0 way cannot be included in calculating square feet. The variance being requested is 416.12 sq. ft.

**Commission Action:** Mr. Michael Braud, seconded by Mr. Branden Bennett, made a motion to reduce the minimum lot size (sq. ft) in a Rural (R) Zoning District. The variance granted is 416.12 sq. ft.

A Yea and Nay vote was called and resulted as follows:

Yeas: Devin Graham, Edward Krass III, Branden Bennett, Michael Braud and Steven Joffrion

Nays: None

Abstained: None

Absent: Willie Robinson

The Chairman did not vote.

5 Yeas, 0 Nays, 1 Absent and the motion carried.

**6. Old Business**

**7. New Business**

**8. Adjourn**

**Commission Action:** Mr. Branden Bennett, seconded by Mr. Michael Braud, made a motion to adjourn the August 25, 2015 Board of Adjustment meeting.

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Brad Walker, Chairman

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Date Signed