

MINUTES
HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION (HTRPC)
ZONING & LAND USE COMMISSION
MEETING OF DECEMBER 15, 2011

A. The Chairman called the meeting of December 15, 2011 of the HTRPC, convening as the Zoning and Land Use Commission, to order at 6:05 p.m. in the Terrebonne Parish Council Meeting Room with the Invocation led by Dr. L.A. "Budd" Cloutier, Jr. and the Pledge of Allegiance led by Mr. James Erny.

B. Upon Roll Call, present were: Mrs. Beryl Amedée; Mr. Daniel Babin, Chairman; Dr. L.A. "Budd" Cloutier, Jr., Vice-Chairman; Mr. Richard Elfert; Mr. James Erny; Mr. Keith Kurtz; Mr. John Navy; Mr. Alex Ostheimer; and Mrs. Marsha Williams, Secretary/Treasurer. Absent at the time of Roll Call were: None. Also present were Patrick Gordon, Director, Department of Planning & Zoning and Laddie Freeman, Legal Advisor.

The Chairman recognized Councilwoman-Elect Christa Duplantis, District 5, in the audience.

C. APPROVAL OF THE MINUTES:

1. Dr. Cloutier moved, seconded by Mrs. Amedée: "THAT the HTRPC, convening as the Zoning & Land Use Commission, accept the minutes, as written, for the Zoning and Land Use Commission for the regular meeting of November 17, 2011."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

D. COMMUNICATIONS: None.

E. NEW BUSINESS:

1. Home Occupation:

a) The Chairman stated the next item on the agenda was an application for a Home Occupation by Holly Boudreaux for a proposed one-chair salon; Lot 19, Roddy Subdivision, 257 Walnut Street.

(1) The Chairman recognized Holly Boudreaux, 257 Walnut, who stated she wished to have a one-chair beauty salon in her home.

(2) Mr. Gordon discussed the Staff Report and stated Staff recommended approval of the home occupation.

(3) Mr. Ostheimer moved, seconded by Dr. Cloutier: "THAT the HTRPC, convening as the Zoning and Land Use Commission, grant home occupation approval for a one-chair salon; Lot 19, Roddy Subdivision, 257 Walnut Street.

(4) Discussion was held with regard to home occupations being all over the city and covenant restrictions. The applicant was encouraged to look into the covenant restrictions prior to progressing with the salon.

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

b) The Chairman stated the next item on the agenda was an application for a Home Occupation by Jeffrey A. Falgout, Jr. for a proposed beauty salon; Lot 11, Block 2, Cavaness Estates, Phase 4; 378 T. Leigh Drive.

(1) The Chairman recognized Elizabeth Falgout, 378 T. Leigh Drive, who stated she wished to have a one-chair beauty salon in her home.

(2) Mr. Gordon discussed the Staff Report and stated Staff recommended approval of the home occupation.

(3) Mr. Ostheimer moved, seconded by Dr. Cloutier: "THAT the HTRPC, convening as the Zoning and Land Use Commission, grant home occupation approval for a one-chair beauty salon; Lot 11, Block 2, Cavaness Estates, Phase 4; 378 T. Leigh Drive.

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr.

Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: Mrs. Williams; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

c) The Chairman stated the next item on the agenda was an application for a Home Occupation by Mark Dupuy for a proposed dog grooming business; Lot 23, Block 31, Addendum No. 4, Broadmoor Subdivision; 4 J Circle.

- (1) The Chairman recognized Mark Dupuy, 4 J Circle, who stated he wished to have a dog grooming business in the sun room of his home.
- (2) Mr. Gordon discussed the Staff Report and stated Staff recommended approval of the home occupation.
- (3) Mr. Dupuy was encouraged to look into the covenant restrictions in his subdivision to ensure home occupations were allowed.
- (4) Dr. Cloutier moved, seconded by Mr. Kurtz: "THAT the HTRPC, convening as the Zoning and Land Use Commission, grant home occupation approval for a dog grooming business; Lot 23, Block 31, Addendum No. 4, Broadmoor Subdivision; 4 J Circle."
- (5) Discussion was held with regard to the property being on a cul-de-sac and whether the applicant was going to board animals. Mr. Dupuy stated we was not going to be boarding.

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

2. Preliminary Hearing:

a) Dr. Cloutier moved, seconded by Mrs. Williams & Mrs. Amedée: "THAT the HTRPC, convening as the Zoning & Land Use Commission call a Public Hearing to rezone from R-1 (Single-Family Residential District) to R-2 (Two-Family Residential District) Lot 4, Block 4, Residence Subdivision, 2007 Slatter Street; Gaidry Real Estate & Development, Inc., applicant; for Thursday, January 19, 2012 at 6:00 p.m."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

F. STAFF REPORT:

1. Mr. Gordon stated Mr. Chris Pulaski was hired as the new Senior Planner and he would be starting on Monday, December 19, 2011.

G. COMMISSION COMMENTS:

1. Planning Commissioners' Comments: None.
2. Chairman's Comments: None.

H. PUBLIC COMMENTS: None.

I. Dr. Cloutier moved, seconded by Mrs. Williams & Mr. Erny: "THAT there being no further business to come before the HTRPC, convening as the Zoning and Land Use Commission, the meeting be adjourned at 6:22 p.m."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

Daniel J. Babin, Chairman
Zoning & Land Use Commission

Becky M. Becnel, Minute Clerk
Zoning & Land Use Commission

CERTIFICATION

**CERTIFIED TO BE A TRUE AND CORRECT COPY OF THE PROCEEDINGS OF THE
ZONING AND LAND USE COMMISSION MEETING OF DECEMBER 15, 2011.**

**PATRICK GORDON, DIRECTOR
PLANNING & ZONING DEPARTMENT**