

**HOUMA BOARD OF ADJUSTMENT**  
**Official Proceedings**  
**of**  
**September 16, 2019**

*Government Tower*  
*2<sup>nd</sup> Floor, Terrebonne Parish Council Meeting Room*

1. The Chairman, Trudy Hebert, called the September 13, 2019 meeting of the Houma Board of Adjustments to order at 3:30 p.m., followed by the Pledge of Allegiance led by Mr. Joe Harris.
2. Upon Roll Call, those members present were Mrs. Trudy Hebert, Mr. Joe Harris, Mr. Pete Konos, Mr. David Tauzin and Mr. Matt Chatagnier. Also present was Mr. Christopher Pulaski, TPCG Planning Director. Absent was Mr. Willie Newton.
3. **ANNOUNCEMENTS:** 1) Christopher Pulaski announced the re-appointment of Mr. Pete Konos; and, 2) Christopher Pulaski reminded members of the Open Meeting Law training presented by Terrebonne District Attorney Joe Waitz and Louisiana Attorney General Jeff Landry, to be held at the Houma Civic Center on September 24, 2019 at 1:30 p.m..
4. Approval of Minutes of July 15, 2019: **MOTION** was made by Mr. Joe Harris, **SECONDED** by Mr. Pete Konos to **APPROVE** the minutes of the July 15, 2019. **THERE BEING NO OPPOSITION, THE MOTION PASSED UNANIMOUSLY.**

**5. OLD BUSINESS:**

- a. Special Exception: To allow for Day Care Services in an R- 1 District, located at 129 Exeter Run, Houma, La.

Chair recognized Mrs. Becky Moore who stated that she wishes to have a day care service in her home.

Chair recognized Mr. Christopher Pulaski who stated that the applicant is requesting a Special Exception to allow for day care services at her home in an R-1 district. Section 28-47(a)(1)(c) lists nursery, day. The driveway provides ample off-street parking and there is plenty of room for vehicles to turn around when dropping off or picking up. There is sufficient space for play areas and other special accommodations for up to 6 children including infants. The exception will not adversely affect the public health, safety or welfare of the district nor will it alter the residential character of the area. This type of use could benefit the working families in the surrounding residences.

A site visit was performed and all property owners adjacent to and within a 250' radius of the subject property have been notified. Staff received two (2) calls requesting more information but voicing No Objection .

Staff recommends **APPROVAL** of the request.

A **MOTION to APPROVE** was made by Mr. Joe Harris, seconded by Mr. David Tauzin

ROLL CALL VOTE:

YEAS: Harris, Konos, Tauzin

NAYS: NONE

ABSTAINED: None

NOT VOTING: Hebert, Chatagnier

Chair declared the **MOTION APPROVED.**

- b. **STRUCTURE VARIANCE:** Rear setback from 25' to 18' for to allow for addition located at 111 Bellingrath.

Chair recognized Mr. Allen Porche, Sr. who stated that he wishes to build two additional room to the rear of his home and was informed that he needed a variance approval.

Chair recognized Mr. Christopher Pulaski who stated that the applicant is requesting a rear yard variance from 25' to 18' to allow for addition to his home located at 111 Bellingrath, Houma, LA.

Much of the development within this area pre-dates zoning so there are other structures with similar setbacks so the variance would not seem to substantially or permanently injure the appropriate use of adjacent conforming properties in the same district. The proposed addition is immediately adjacent to an existing detached accessory structure that is 12' from the rear property line so this addition is not as close. There is also a fence to separate this property from the R-1 property immediately to the rear. The variance will not adversely affect the public health, safety, or welfare of the master plan.

A site visit was performed and all property owners adjacent to and within a 250' radius of the subject property have been notified. Staff received two (2) calls regarding requesting more information.

**Staff recommends APPROVAL of the request.**

**A MOTION to APPROVE was made by Mr. Joe Harris, seconded by Mr. Willie Newton.**

**ROLL CALL VOTE:**

**YEAS: Harris, Konos, Tauzin**

**NAYS: NONE**

**ABSTAINED: None**

**NOT VOTING: Hebert, Chattagnier**

6. Next Meeting Date: October 21, 2019.

7. Board of Adjustment Member Comment: None

8. Public Comment: NONE

9. There being no further business, Mr. Harris made the **MOTION to ADJOURN**, seconded by Mr. Pete Konos.

There being **NO OPPOSITION, MOTION CARRIED**; Chairman declared **MOTION ADOPTED and the meeting ADJOURNED.**



**Mr. Willie Newton, Secretary**