

Board of Adjustments Meeting
Regular Meeting
February 1, 2021
6:00 p.m.
St. Mary Parish Courthouse Fifth Floor
Franklin, Louisiana

The Board of Adjustments met in Regular Session on this date with Chairman John “Booker” Davis presiding and the following members present: Larry Hotard, Wynord Thomas Sr., Roy Martin, Keith Lewis, and Tanya Anderson. Absent was Scott Berry

Mr. Thomas pronounced the Invocation and the Pledge of Allegiance was led by Mr. Hotard.

Nominations were open for Chairman and Vice Chairman for the Board of Adjustments.

Nomination for Chairman for the Planning and Zoning Commission was accepted by Mr. John “Booker” Davis. Mr. Hotard moved that John “Booker” Davis be nominated as Chairman for the Board of Adjustments for the year 2021. Mr. Martin seconded the motion to appoint John “Booker” Davis as Chairman for the Board of Adjustments for the year 2021 which carried with the following 5-0-0-1 Roll Call Vote:

Yeas: Larry Hotard, Wynord Thomas Sr., Roy Martin, Keith Lewis,
and Tanya Anderson

Nays: None

Abstained: None

Absent: Scott Berry

Nomination for Vice Chairman for the Planning and Zoning Commission was accepted by Larry Hotard. Mr. Thomas moved that Larry Hotard be nominated as Vice Chairman for the Board of Adjustments for the year 2021. Mr. Martin seconded the motion to appoint Larry Hotard as Vice Chairman for the Planning and Zoning Commission for the year 2021 which carried with the following 5-0-0-1 Roll Call Vote:

Yeas: John “Booker” Davis, Larry Hotard, Wynord Thomas Sr., Roy Martin, Keith Lewis, and
Tanya Anderson

Nays: None

Abstained: None

Absent: Scott Berry

Mr. Martin moved that the reading of the minutes of the Regular Meeting, September 14, 2020 be dispensed with and that the same be approved. Mr. Thomas seconded the motion, which carried.

Mr. Davis read the request for Theo and Lecia Verrette for a Variance to deviate from Div. 3.4 Manufactured Home Parks and Subdivisions; Sec. 3.4.1 General Requirements for New Manufactured Home Parks and Subdivisions; A.8. Service Buildings; A.9. Recreation Areas; A.10. Screening-A.10.a. A bufferyard shall be installed along the perimeter boundary of the Manufactured Home Park or subdivision in

conformance with Section 3.11.1, Bufferyard Requirements. Such greenbelt/buffer shall provide natural screening and shall be continuously maintained and shall be devoted exclusively for common open space and landscaping; or A.10.b. A solid fence of wood, masonry, plastic, fiberglass, or metal construction, at least six feet in height and not more than 10 feet in height and of a uniform size, shall be constructed along the boundaries of a manufactured home park. All fencing material shall be constructed of wood, brick, stone, split-face concrete block, PVC plastic, fiberglass, decorative metal, or similar material that is commonly used, marketed and sold for such purposes. In no instance shall plain material including but not limited to concrete block, fiberglass, wood, or metal sheeting be allowed; A.11. Storage Capacity in a Single Family Residential (SR) Zoned District located at 2339 Irish Bend Rd., Franklin, LA - Sec. 31 T14S R10E; Parcel Id #2354764043.00 - Lot Tract "JRSKJ" per Plat 28W 213026 Being Rem por of Tract 4-A Theo J Verrette part Acq. 27Y 209500.

Mr. Thomas made a motion to table the request for Theo and Lecia Verrette for a Variance to deviate from Div. 3.4 Manufactured Home Parks and Subdivisions; Sec. 3.4.1 General Requirements for New Manufactured Home Parks and Subdivisions; A.8. Service Buildings; A.9. Recreation Areas; A.10. Screening-A.10.a. A bufferyard shall be installed along the perimeter boundary of the Manufactured Home Park or subdivision in conformance with Section 3.11.1, Bufferyard Requirements. Such greenbelt/buffer shall provide natural screening and shall be continuously maintained and shall be devoted exclusively for common open space and landscaping; or A.10.b. A solid fence of wood, masonry, plastic, fiberglass, or metal construction, at least six feet in height and not more than 10 feet in height and of a uniform size, shall be constructed along the boundaries of a manufactured home park. All fencing material shall be constructed of wood, brick, stone, split-face concrete block, PVC plastic, fiberglass, decorative metal, or similar material that is commonly used, marketed and sold for such purposes. In no instance shall plain material including but not limited to concrete block, fiberglass, wood, or metal sheeting be allowed; A.11. Storage Capacity in a Single Family Residential (SR) Zoned District located at 2339 Irish Bend Rd., Franklin, LA - Sec. 31 T14S R10E; Parcel Id #2354764043.00 - Lot Tract "JRSKJ" per Plat 28W 213026 Being Rem por of Tract 4-A Theo J Verrette part Acq. 27Y 209500. Mr. Martin seconded the motion which carried with the following 5-0-0-1 Roll Call Vote:

Yeas: Larry Hotard, Wynord Thomas Sr., Keith Lewis, Roy Martin and Tanya Anderson

Nays: None

Abstained: None

Absent: Scott Berry

Mr. Davis read the request for Sarah Joseph for a Lot Area Variance (Tract "Af-Ae-CB-Af") to deviate from the required 10 acres to 0.318 acres, a Lot Depth Variance to deviate from the required 200 ft. to 152.38 ft. & 172.03ft., and a Lot Width Variance to deviate from the required 100 ft. to 85.67 ft. & 86.29 ft.; A Lot Area Variance (Tract "ABCD") to deviate from the required 10 acres to 0.434 acres, a Lot Depth Variance to deviate from the required 200 ft. to 172.03 ft. & 184.41 ft. and a Lot Width Variance to deviate from the required 100 ft. to 99.00 ft.; A Lot Area Variance (Tract "WADVW") to deviate from the required 10 acres to 0.316 acres, a Lot Depth Variance to deviate from the required 200 ft. to 184.41 ft. and a Lot Width Variance to deviate from the required 100 ft. to 68.29 ft. & 68.00 ft., in an Agricultural (AG) Zoned District located at 1004 Big Four Corners Rd. Jeanerette, LA-Sec. 5 T14S R8E; -Parcel Id# 1844921042.00 - Lot 7E-2 Resub Tract 7 A V Prevost Part Per Plat 193 305119 and 196 305538 ACQ 196 305538.

Mr. Martin made a motion to expand the agenda to include a Side Yard Setback to deviate from the required 25ft to 20ft and a Side Yard Setback to deviate from the required 25ft to six (6) ft. Mr. Hotard seconded the motion which carried with the following 5-0-0-1 Roll Call Vote:

Yeas: Larry Hotard, Wynord Thomas Sr., Keith Lewis, Roy Martin and Tanya Anderson

Nays: None

Abstained: None

Absent: Scott Berry

Mr. Hotard made a motion to approve the request for Sarah Joseph for a Lot Area Variance (Tract "Af-Ae-CB-Af") to deviate from the required 10 acres to 0.318 acres, a Lot Depth Variance to deviate from the required 200 ft. to 152.38 ft. & 172.03ft., and a Lot Width Variance to deviate from the required 100 ft. to 85.67 ft. & 86.29 ft.; A Lot Area Variance (Tract "ABCD") to deviate from the required 10 acres to 0.434 acres, a Lot Depth Variance to deviate from the required 200 ft. to 172.03 ft. & 184.41 ft. and a Lot Width Variance to deviate from the required 100 ft. to 99.00 ft.; A Lot Area Variance (Tract "WADVW") to deviate from the required 10 acres to 0.316 acres, a Lot Depth Variance to deviate from the required 200 ft. to 184.41 ft., a Lot Width Variance to deviate from the required 100 ft. to 68.29 ft. & 68.00 ft. and a Side Yard Setback to deviate from the required 25ft to 20ft and a Side Yard Setback to deviate from the required 25ft to six (6) ft. in an Agricultural (AG) Zoned District located at 1004 Big Four Corners Rd. Jeanerette, LA-Sec. 5 T14S R8E; -Parcel Id# 1844921042.00 - Lot 7E-2 Resub Tract 7 A V Prevost Part Per Plat 193 305119 and 196 305538 ACQ 196 305538. Mr. Martin seconded the motion which carried with the following 5-0-0-1 Roll Call Vote:

Yeas: Larry Hotard, Wynord Thomas Sr., Keith Lewis, Roy Martin and Tanya Anderson

Nays: None

Abstained: None

Absent: Scott Berry

There being no further business, Mr. Thomas moved for adjournment. Mr. Martin seconded the motion, which carried.

S/G John "Booker" Davis

John "Booker" Davis, Chairman
St. Mary Parish Board of Adjustments