

1. Agenda

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[FEBRUARY 19 2019 AGENDA.PDF](#)

2. Meeting Minutes

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[FEBRUARY 19 2019 PLANNING MIN.PDF](#)  
[FEBRUARY 19 2019 ZONING MIN.PDF](#)

**AGENDA**  
**WEST BATON ROUGE PARISH PLANNING & ZONING COMMISSION**  
**Tuesday, February 19, 2019**  
**5:30 P.M.**  
**ZONING**

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**CALL TO ORDER**

**SILENCE ALL CELL PHONES AND ELECTRONIC DEVICES**

**PLEDGE OF ALLIGENCE**

**1. ROLL CALL**

**2. APPROVE MINUTES OF PREVIOUS MEETING 1/15/2019**

**CORRESPONDENCE:**

**3. PUBLIC HEARING:**

- a. File #2018-16 Rezone from AG to R-SF-3 (residential single family) 8715 Singleton Road & 3667 Treuil Rd fronting on Grand Bayou rd. Port Allen, LA, Tract JT-1 containing .789 acres and Tract JT-6 containing 3.201 acres, both in Section 27, T6S, R11E, part of the original Lot 42, Spencer Burks Subdivision, Port Allen, Louisiana for Choctaw Bayou Properties.
- b. File #2019-01 Rezone from AG to R-SF-3 (residential single family) Tract A containing 38.90 acres located on Rougon Road, Port Allen, in SE /4 Section 20, T6S, R11E, West Baton Rouge Parish, Louisiana for Rougon Road Property, LLC. For Rougon Road Property, LLC.

**4. ADJOURN**

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**PLANNING**

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**1. APPROVE MINUTES OF PREVIOUS MEETING 1/15/2019**

**CORRESPONDENCE**

**2. PUBLIC HEARINGS:**

- a. A preliminary plat of St. Claria Estates, Lots 1 thru 38 & Lot PD-1 & Lot PD-2 (being the resubdivision of the TJ Farms II, LLC Property located in Section 20, T6S, R11E, South East Land District, West of the Mississippi River, Parish of West Baton Rouge, Louisiana for MoGoss Development.

**OTHER BUSINESS:**

**ADJOURN**

**MINUTES OF THE  
WEST BATON ROUGE PARISH PLANNING COMMISSION  
Tuesday, February 19, 2019**

These minutes are summarized for brevity. Refer to video recording for detailed minutes.

A regular meeting of the West Baton Rouge Parish Planning Commission was held on Tuesday, February 19, 2019, in the Parish Council Meeting Room, 880 N. Alexander Avenue, Port Allen, LA. The meeting was called to order by Chairman John Tilton at 5:30 pm.

Roll as recorded:

Members present: John Tilton, Ray Rivet, Curtis Ducote, Carey Denstel, Sidney Blanchard, Russell Vallet and Alfreda Jackson

Members absent: Joycelyn Green and Joy Hobbins

Others present: Director Kevin Durbin, Secretary Lynn Cline, Court Bradford, Joey Treuil, and Mr. Barbier.

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A Motion was made by Alfreda Jackson, seconded by Russell Vallet, to approve the minutes of the January 15, 2019 meeting. The motion carried unanimously.

**Correspondence** from the Council Clerk, Michelle Tullier was read.

**Public Hearing:**

a. File #2019-2 Final plat showing survey and subdivision of Tract E-2 into Tracts E-2-A, E-2-B, E-2-C, E-2-D, E-2-E and E-2-F Located in Section 18, T8S, R12E, Southeast Land District, West of the Mississippi River, West Baton Rouge Parish, LA for Lloyd R. Ellwood. Jr.

Court Bradford was available to represent this Plat. He explained that the rezoning to R-SF-3 passed just recently and this is the plat for the resub plan.

Kevin Durbin addressed the Commission with concerns of whether Ellwood is a Parish road, the way it is shown on the Assessor's map and providing access to the large tract behind the pipelines and these 5 lots.

There was a short discussion with no comment from the audience. Mr. Tilton closed the public hearing.

b. Curtis Ducote made a motion, seconded by Carey Denstel to **Recommend Approval** to the Council of this Plat **contingent that Mr. Bradford show a 60ft access to the remainder tract and actual Parish ownership of Ellwood Road be provided** to the office of Community Planning and Development for File #2019-2 Final plat showing survey and subdivision of Tract E-2 into Tracts E-2-A, E-2-B, E-2-C, E-2-D, E-2-E and E-2-F Located in Section 18, T8S, R12E, Southeast Land District, West of the Mississippi River, West Baton Rouge Parish, LA for Lloyd R. Ellwood. Jr.

The motion carried as recorded:

YEAS: 7 (Curtis Ducote, John Tilton, Carey Denstel, Sidney Blanchard, Alfreda Jackson, Russell Vallet and Ray Rivet)

NAYS: 0 ()

ABSTAIN 0 ()

ABSENT: 2 (Joycelyn Green and Joy Hobbins)

As a result the motion was **recommended for a conditional Approval to the Council by a unanimous vote** of members present.

There was no other business to come before the Commission.

A unanimous motion was made to adjourn 5:48pm.

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John Tilton, Chairman

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Lynn Cline, Recording Secretary

**MINUTES OF THE  
WEST BATON ROUGE PARISH ZONING COMMISSION  
Tuesday, February 19, 2018**

[These minutes are summarized for brevity. Refer to video recording for detailed minutes.](#)

A regular meeting of the West Baton Rouge Parish Zoning Commission was held on Tuesday, February 19, 2019, in the Parish Council Meeting Room, 880 N. Alexander Avenue, Port Allen, LA. The meeting was called to order by Chairman John Tilton at 5:55 pm.

Roll as recorded:

Members present: John Tilton, Ray Rivet, Curtis Ducote, Carey Denstel, Sidney Blanchard, Russell Vallet and Alfreda Jackson

Members absent: Joycelyn Green and Joy Hobbins

Others present: Director Kevin Durbin, Secretary Lynn Cline, Court Bradford, Joey Treuil, and Mr. Barbier.

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**Upon a Motion** was made by Russell Vallet, seconded by Carey Denstel, to approve the minutes of the January 15, 2019 meeting. The motion carried unanimously.

**Correspondence** from the Council Clerk, Michelle Tullier was read.

**Public Hearing:**

a. File #2018-16 Rezone from AG to R-SF-3 (residential single family) 8715 Singleton Road & 3667 Treuil Rd fronting on Grand Bayou rd. Port Allen, LA, Tract JT-1 containing .789 acres and Tract JT-6 containing 3.201 acres, both in Section 27, T6S, R11E, part of the original Lot 42, Spencer Burks Subdivision, Port Allen, Louisiana for Choctaw Bayou Properties.

Court Bradford was available to represent this rezoning for Joey Treuil who was in the audience. Mr. Bradford explained that this rezoning is being requested to be able to add a portion of one lot to another. No deed restrictions will change, only the size of two of the lots.

The concern from the audience was livestock, which is not allowed in residential zoning.

Mr. Tilton closed the public hearing.

Russell Vallet made a motion, seconded by Curtis Ducote to **Recommend Approval** to the Council of this Rezoning from AG to R-SF-3.

The motion carried as recorded:

YEAS: 7 (Curtis Ducote, John Tilton, Carey Denstel, Sidney Blanchard, Alfreda Jackson, Russell Vallet and Ray Rivet)

NAYS: 0 ( )

ABSTAIN 0 ( )

ABSENT: 2 (Joycelyn Green and Joy Hobbins)

As a result the motion was **recommended for Approval to the Council** by a **unanimous vote** of members present.

There was no other business to come before the Commission.

A unanimous motion was made to adjourn

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John Tilton, Chairman

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Lynn Cline, Recording Secretary