

Mr. Gibbs: Next item on the agenda is PZSPU 2015-11 requested by Betty and Donald Muller for a Special Permit use for a duplex/R-3 use in a C-2 zoning district, at 12801 River Road, Luling. Council District 2. Ms. Stein.

Ms. Stein: Thank you Mr. Chair. The long and the short of it is if the building is rezoned, the proposal is to use it as a duplex without site changes. We have reports from previous tenants and people in the area that the building has been used for up to 4 dwelling units in the past, but we don't have permits history to describe that, we don't have multiple water meters or electric meters so we can't verify that. The applicant was in the process of converting the building to what it has been used for quite some time apparently which is a multi-family use. Since there are no site plans being proposed, we recommend approval finding it compatible with the rest of the neighborhood.

Mr. Gibbs: Thank you Ms. Stein. This is a public hearing for PZSPU-2015-11. Is there anyone in the audience that would care to speak in favor or against?

Michael Rivet, 10 Michael Drive, Luling. I appreciate you hearing me out and we're just asking for consideration as we stated earlier are taken. I don't think their intent is for that but I think post that, this could turn into something that someone else would do something that's not intended. So I just ask that you do the best thing for everyone involved. So I'm just asking for that consideration.

Mr. Gibbs: Thank you Mr. Rivet. This is a public hearing for PZR-2015-11 anyone else in the audience to speak in favor or against? Ms. Muller.

Ms. Muller: I wanted to add something. The reason why I did all of this so late, my parents passed away and we just got the succession done in December 2014 and I'm just going through the process.

Mr. Gibbs: Thank you Ms. Muller.

Mr. Albert: To answer your question, I would simply limit the special permit use permit to two dwelling units for the property.

Mr. Gibbs: Any questions or concerns? We're going to cast our vote with the stipulation for 2 dwelling units strictly for the property. Cast your vote please.

YEAS: Pierre, Gibbs, Booth Frangella

NAYS: None

ABSENT: Foster, Galliano

ABSTAIN: Loupe

Mr. Gibbs: That passes with Mr. Loupe abstaining. Ms. Muller that is going in front of the Parish Council on June 1, same venue at 6:00 pm.

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