

Commissioner Booth: Next item on our agenda is PZR-2017-16 requested by Wade Mongrue for a change in zoning classification from M-1 to R-1M at 10 ft. of Lot 32, Lots 33, 34, 35 and 18 ft. of Lot 36, Blk G, Oak Ridge Park Subd., Luling. Council District 1. Yes. Sir.

Mr. Welker: As you mentioned, this is a request to rezone the subject property from M-1 to R-1M for the purposes of developing the site for several mobile homes or manufactured homes. The request does not meet any of the 3 guidelines for rezoning, most importantly the R-1M zoning district is a single use zoning district, it takes into accounts of manufactured homes and RV parks which has very special criteria they need to meet in order for them to be developed, the main one being the size of the site. The entire site would not meet the minimum size for the R-1M zoning district which would require at least 1 acre for an RV park and 2 acres for a manufactured home park. It does take into account even less than that and requires a special permit use but this property doesn't even meet that requirement which would just require a special permit use. Based on not meeting any of the rezoning criteria and the property being virtually impossible to develop for an RV or manufactured home park the department recommends denial.

Commissioner Booth: Thank you sir. This is a public hearing for PZR-2017-16 for the change of zoning classification in Oak Ridge Subdivision, is there anyone here to speak for or against the application? Please step forward and state your name and address for the record please.

Wade Mongrue, 208 St. Charles Boulevard, Luling. I'm requesting to change the zoning on this property from commercial to residential to put approximately 6 house trailers on the property, low income manufactured house trailers, 6 trailers to put on the lots.

Commissioner Booth: Anyone have any questions? Thank you sir. Anyone else here to speak for or against this particular issue? Any questions or comments from the Commission? Seeing none we'll close the public hearing and call for the vote.

YEAS: Gordon

NAYS: Petit, Granier, Richard, Booth Frangella, Galliano

ABSENT: None

Commissioner Booth: That doesn't pass us. Our recommendation will go to the Parish Council on January 8th. You can go there and speak to them and see what they will do for you. Thank you sir.

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