

**MINUTES OF THE IBERIA PARISH ZONING COMMISSION MEETING CONDUCTED ON
THURSDAY, MARCH 15, 2012 AT 5:30PM IN THE IBERIA PARISH COUNCIL CHAMBERS
300 IBERIA STREET, NEW IBERIA, LOUISIANA 70560**

CALL TO ORDER: Chairman Tommy Granger determined there was a quorum and called the meeting to order.

MEMBERS PRESENT: Bruce Dupray, Dana Dugas , Perry Judice, Ronald Fremin, David Fangué, Barbara Laviolette and Tommy Granger.

MEMBERS ABSENT: Lanie Borel and Jane Braud

OTHERS PRESENT: Jacque Cousin, Charles Rader and Julie Armentor

APPROVAL OF MINUTES: Dana Dugas made a motion to approve the February 16, 2012 minutes which was seconded by Barbara Laviolette; the vote was unanimous.

RECLASSIFICATION REQUESTS: Andrea Kilchrist – Located at 2414 E. Hwy 90 – Reclassification from Agricultural (A-1) to Industrial (I-1).

Randy Gonsoulin addressed the Commission and explained that since the floodway on the left of the property was not as extensive as the LSU Ag Center Map was showing compared to the FEMA Map, Mr. John Fell, the prospective buyer, decided to ask for the zoning reclassification from his original request. Mr. Fell is requesting this zoning to construct an aggregate and concrete recycling facility. The property was divided into two sections, Section A, which is the property that Mr. John Fell is interested in buying, and Section B, which Ms. Andrea Kilchrist would like zoned Commercial (C-2).

Mr. Jamie Johns explained that they owned the property on the east side of the property requesting zoning and if the property in question (Section A) was reclassified as Industrial (I-1) he did not want them to put a chemical plant there in the future. He said he thought this had been resolved last meeting with the classification of Commercial (C-2) with a Special Use/Conditional Use Permit.

Mr. Mike Andrus addressed the Commission and said he and the people he represents did not have a problem with the area classified as Section A of the map which they are requesting Industrial (I-1) because it is further away from the residential areas. Mr. Andrus also said they had too many maps going around as to what they wanted to do with this property. Mr. Andrus said that he would rather the additional property be rezoned Commercial (C-2) instead of Industrial (I-1).

Charlie Rader also said that he contacted the Department of Environmental Quality about Mr. Fell's aggregate and concrete facility and other facilities that he owns and they told him that Mr. Fell ran a first class business and they only had trouble one time and it was immediately corrected. Mr. Rader said we were dealing with a person that we really need in our parish.

Charlie Rader made a comment to the Commission and said on the first application that was filled out from the previous administration they were requesting zoning for a debris storage which is a dump site; which was tabled. Mr. Rader also said this was not a dump site, it is recycling facility. Mr. Rader stated that Mr. Fell had a contract with the City of New Iberia to remove concrete from the streets. He also said there were all types of maps of the property going around and there had been quite a bit of confusion and Mr. Gonsoulin tried his best to give the correct information because some of the dynamics of this reclassification had been changed.

Mr. Leroy Kilchrist addressed the Commission and said that the map was incorrect in the way the acreage was sectioned off.

Tommy Granger asked a question about the property referring to Section B being on the agenda and asked the legal counsel, Mr. Jacque Cousin about this. Mr. Cousin asked if Section A was a definite boundary and how many acres were in this section. Mr. Cousin also asked about the notices given to the adjoining property owners. The property owners were notified about the rezoning of the property at the address of 2414 E. Hwy 90 which included Section A and B.

After further deliberation, Ronald Fremin made a motion to approve the reclassification contingent upon the applicant getting a professional surveyor to survey the property for accurate measurements. Mr. Fremin also included that Section A would be rezoned Industrial (I-1) and Section B would be rezoned Commercial (C-2). The motion was seconded by Bruce Dupray; the vote was six votes for the reclassification and one vote in opposition.

RECLASSIFICATION REQUESTS #2: Javeler Construction, Inc. – Located at 4406 Hwy 14, Lot #15, Lot #16 and Lot #17 – Reclassification from Mixed Residential (R-2) to Industrial (I-1).

Charles Rader addressed the Commission and explained the location of the facility. Mr. Rader stated that the front property where Javeler Construction's office is located is zoned Industrial (I-1) and that they have been in business for quite some time. Mr. Rader also explained that in the back where they are requesting the rezoning is a lime stone yard consisting of equipment and different supplies and storage buildings that are already in use. Mr. Rader stated that there was a buffer separating the business and the church property. Mr. Rader then suggested that the owner of the company address the Commission.

Mr. Leslie Cross said that they were a specialty dredging company and they had purchased their property right before Hurricane Katrina and he said as they were growing they purchased the

property in the back of them. He said he bought the property from an industrial park and all of the lots were zoned industrial. Mr. Cross also said that the owners wanted at a later date to change the property to a residential zoning and he said he did not have a problem with that since they already had buffers and he thought they would exclude his property since it was already industrial. Mr. Cross said the area in the back is where they load up trucks and send them out.

Mr. Frank Barber addressed the Commission and said he was an attorney and he represents the Faith Cathedral World Outreach Center. Mr. Barber spoke a little bit about the church and area around the property in question. Mr. Barber also said he only had a week to look over the information from Javeler and asked if he could have a little more time to really see what was going on and asked for an extension to get with Mr. James Cross and Mr. Leslie Cross and also the pastor of the church and others.

Dana Dugas suggested this should be tabled so they could all get together to discuss this to come to an agreement.

Dana Dugas made a motion to table the reclassification with was seconded by Barbara Laviolette; the vote was unanimous.

DIRECTOR'S REPORT: None at this time.

ADJOURNMENT:

There being no further business, Dana Dugas made a motion to adjourn which was seconded by Barbara Laviolette; the vote was unanimous.

**Submitted by Charles C. Rader
Director of Permitting, Planning and Zoning Department**