



Minutes

September 11, 2019

The City of Alexandria Zoning Commission (ZC) met in the City Council Chambers on August 12, 2019 at 4:00 P.M. pursuant to requests for Rezoning in accordance with Chapter 28 of the City’s Land Development Code.

Members Present: Mr. Ellis Saybe, Chairperson
Mr. George White
Mrs. Joe Betty Sterkx
Mr. Chad Soprano

Planning Director: Mr. Robert Weeks

Zoning Analyst: Mrs. Ruth Basco
Mrs. Angela Guillot

Legal Counsel: Mr. Bob Bussey

Absent: Mr. Damon Bernard

Mr. Saybe opened the meeting at 4:00 P.M. and proceeded to explain the rules and procedures of the Zoning Commission. Mr. Saybe also made clear to the audience that this is an advisory committee and makes recommendations to the City Council. The City Council considers the Zoning Commission’s recommendation but makes the final determination as to whether the ordinance will be passed and the property rezoned. Roll call is taken and there is a quorum.

Mr. Saybe states there is only one item on the Agenda , it’s an application on behalf of Al Ruoppoli who resides in Alexandria , Louisiana requesting the rezoning of the property located at 1349 and 1353 Charlton Street ,Alexandria ,Rapides Parish ,Louisiana. The properties are described as:

LOTS TWELVE (12) AND THE ADJOINING ONE-HALF (1/2) OF LOT THIRTEEN (13) OF SQ. D OF H OF N. GOFF ADDITION *PARCEL I.D. ***23-33-3500-38*****

LOT FOURTEEN (14) AND THE ADJOINING ONE-HALF (1/2) OF LOT THIRTEEN (13), OF SQ D OF H OF N. GOFF ADDITION *PARCEL I.D. ***24-33-3500-39*****

The Chairman notes that no one other than the applicant is present, so it appears no one is present in opposition.

The applicant is called forward. Mr. Ruoppoli states his name and address. He gives a brief history of the property, stating that the property was purchased earlier that year and he was not aware of the zoning issue. The prior Owner had the power turned off for over 6 months and it was explained to him by the zoning dept. that the property would revert back to a business use district. He informs the Board that he has remodeled two of the homes and had one of them sold, but the people backed out of the deal because of the zoning issue. The second home is still under renovation and submits pictures of the construction as "Exhibit A". After Mr. Saybe inquiries about the corner house, Mr. Ruoppoli states it was sold as a commercial lot and use. He also explains that he bought all three houses from Doctor Wallace and the tax assessor's office said it was residential. He did not know otherwise until he went to get a building permit, that it was actually zoned a business district. At that point Mrs. Basco helped him through the rezoning process.

Mr. Saybe said he had drove by the properties and that he thinks he has done a great job fixing up the homes and making them look real nice. He states for the record that Mr. Ruoppoli understand that changing the property to residential, would make it a more restrictive district than now.

Mr. Bussey ask him about Lots 12, 13 and 14 boundaries.

Mr. Ruoppoli states that it was actually four lots but he put the two homes on three of those lots, so they share 1 ½ lots each.

Mr. Saybe asks if anyone has any questions, or if anyone would like to make a motion.

Mr. Soprano makes a motion to approve the applicant's request. It is seconded by Mrs. Sterkx.

The Board unanimously votes to recommend an "Approval" to be sent to City Council.

Mr. Saybe discusses the amended changes to the Minutes with the Board and a motion to approve the Minutes is made by Mr. White, and seconded by Mr. Soprano.

There is a motion to adjourn and the meeting concludes at 4:15.


Chairman