

BENTON PARISH METROPOLITAN PLANNING COMMISSION

MINUTES

Monday, April 4, 2016 – 6:00 P.M.
Benton Town Hall
105 Sibley Street, Benton, Louisiana

MEMBERS PRESENT

Martha Reyenga
Grace Jenkins
John Bokenfohr
Steve Vercher
Shonta Neal

OTHERS PRESENT

Sam Marsiglia
Sammie Halsell
Timothy Chance
Alderman Ronald Jones
Susan Stinson

MEMBERS ABSENT

None

Martha Reyenga, Chairman, called the meeting to order.

(A) Sam Marsiglia, MPC Director, called roll and stated a quorum was present.

(B) PUBLIC HEARINGS

1. BP-5-16 – The application of Sammie P. Halsell for a zoning amendment to change the zoning classification of a 3.301 acre tract of land located in Sections 17 and 18, Township 19 North, Range 13 West, Bossier Parish, Louisiana, from R-A; Residence Agriculture District to I-1; Light Industrial District for an existing, non-conforming light industrial operation.

Sammie Halsell, property owner, was present to represent the application. He explained the reason for the re-zoning request was to bring his non-conforming business of more than 20 years, into zoning compliance.

Steve Vercher, board member, asked if there had been any calls to the zoning office regarding this request.

Sam Marsiglia, Director, responded there had been no calls of opposition to the request.

As there were no public comments, Martha Reyenga, board chairman, called for a motion.

John Bokenfohr made a motion to approve BP-5-16, the motion was seconded by Grace Jenkins. A roll call vote was held and the motion carried unanimously.

(C) PRELIMINARY HEARINGS

1. T-2-16 – The application of Timothy Chance for a Zoning Amendment to change the zoning classification of a 0.298 acre tract of land located at 104 N. Sibley Street in Section 29, Township 20 North, Range 13 West, Benton, Louisiana from R-2; Multiple Family District to B-3; Community and Central Business District for a classic car dealership office.

Timothy Chance, property owner, was present to represent the application. He discussed with the board his plans for starting and operating a Classic Car dealership from this location.

Steve Vercher asked the applicant if customers would be coming to the site.

Timothy Chance responded they would not.

Sam Marsiglia discussed how the site lost its nonconforming status.

Ronald Jones, District 3 Alderman, discussed with the board the inquiries he had received from his constituents regarding if this business was a classic car dealership or a wrecking yard with numerous old vehicles stacked on top one another.

Timothy Chance explained there would not be a large number of vehicles on the site at one time and most would be kept under cover and secured by a fence. He assured the board that the appearance of the business would be good.

As there were no further comments from the public, the chairman called for a motion.

John Bokenfohr made a motion to place T-2-16 up for public hearing. The motion was seconded by Grace Jenkins. A roll call vote was held and the motion carried unanimously.

REGULAR MEETING

1. Approval of Minutes

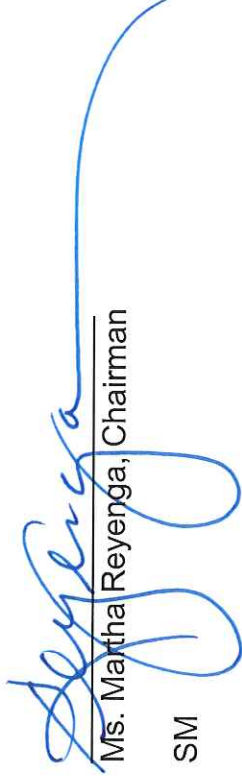
Discussion was held by the chair to consider approval of the minutes of the March 7, 2016 meeting. Grace Jenkins made a motion to accept the minutes as written. The motion was seconded by John Bokenfohr. A roll call vote to approve the minutes was held and the motion carried unanimously.

2. Old Business – Martha Reyenga reminded the board to complete their ethics training if they had not done so.

3. New Business – Sam Marsiglia explained that the Town of Benton would in the future be processing the checks for all expenses of the Benton MPC.

4. Adjourn

A motion to adjourn was made by Shonta Neal and seconded by John Bokenfohr. The motion carried unanimously.



Ms. Martha Reyenga, Chairman
SM