

**AGENDA**  
**METROPOLITAN BOARD OF ADJUSTMENT**

**March 13, 2023**

**3:30 p.m.**

**222 ST. LOUIS STREET, THIRD FLOOR, ROOM 348**

**Approval of the February 13, 2023 Minutes.**

**THE FOLLOWING PROCEDURES AND RULES APPLY TO PUBLIC COMMENT:**

In accordance with Title 1, Section 1.7 of the Code of Ordinances, all items on this agenda are open for public comment. The applicant or his or her representative are to come forward when their case is called, state their name, address and a brief reason for the request. Any persons opposed or wishing to make a point of record will then come forward and state their name, address and the reason for their opposition. The testimony of the proponents and opponents is recorded for the official records with a 3 minute time limit per speaker. Board members are free to ask questions of the proponents and opponents to enlighten themselves before voting on the request.

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| 1. 4866 WHITEHAVEN ST, BATON ROUGE, LA 70808   | Lot 8               |
| Applicant: FHL CONSTRUCTION & DEVELOPMENT, LLC | A1 Zoning District  |
| Owner: N/A                                     | Council District 12 |

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 to reduce a portion of rear yard setback to 13 feet for addition to single family residence.

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| 2. 8328 PETTIT RD, BAKER, LA 70714 | Lot 10             |
| Applicant: Consuela Marshall       | Zoning District    |
| Owner: Consuela Marshall           | Council District 2 |

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 9.3.5 to allow mobile home replacement on lot with existing single family residence. To permit the location of an individual manufacturing home on a lot with an existing residence in any zoning district based upon: The requirements for housing of aged, ill or otherwise incapacitated family members, or wards for which the existing residents are responsible.

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| 3. 9923 SUNNY CLINE DR, BATON ROUGE, LA 70814    | Lot 149            |
| Applicant: Cynthia Hilton of Ceegee Realty, LLC  | A1 Zoning District |
| Owner: Cynthia Hilton of Christ Disciples Church | Council District 6 |

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.8 to reduce side yard setback from 25 feet to 5 feet to add 920 sq. ft. to existing church building children's sanctuary.

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| 4. 1201 CONVENTION ST, BATON ROUGE, LA 70802 | Lot South 1/2 of Lot 11 |
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Applicant: Philip Goppelt  
Owner: Philip Goppelt

C2 Zoning District  
Council District 10

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.4 to reduce portion of rear yard setback from 20' to 12' for installation of 64 sq. ft. laundry facility for residents on property.

5. 14608 S HARRELL'S FERRY RD, BATON ROUGE, LA 70816      Lot 111-B  
Applicant: Sy Salter of Prime Physical Therapy      R Zoning District  
Owner: Sy Salter of Prime Physical Therapy      Council District 8

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.8 to reduce portion of rear yard setback to 15 feet for an addition that would take away from required parking in front of building and impede on accessible parking for physical therapy patients.

6. 762 INGLESIDE DR, BATON ROUGE, LA 70806      Lot 29  
Applicant: Gregory English of Red Stick Restoration LLC      A2 Zoning District  
Owner: Greg English      Council District 7

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 11.2.1 to reduce a portion of the required 5-foot side yard setback to 4-foot 6-inches to construct an addition to an existing single-family dwelling.

7. 1930 RHODES AVE, BATON ROUGE, LA 70802      Lot 483  
Applicant: N/A      A2 Zoning District  
Owner: Bernard Oti      Council District 7

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 to reduce a portion of required 5-foot side yard setback to 3.4-foot to construct an addition to an existing single family dwelling.

Adjourn