

METROPOLITAN COUNCIL  
GREATER BATON ROUGE AIRPORT AUTHORITY  
EAST BATON ROUGE SEWERAGE COMMISSION  
CAPITOL IMPROVEMENTS DISTRICT  
CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE

Wednesday, June 15, 2022

4:00 PM

The Metropolitan Council of the Parish of East Baton Rouge and the City of Baton Rouge convened in zoning session on Wednesday, June 15, 2022 at 4:00 PM, in the Council Chambers of the Governmental Building, Room 348, Baton Rouge, Louisiana.

The Meeting was called to order by the Presiding Officer and the following members were present:

Present: Adams, Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hudson, Hurst, Moak, Noel, Racca

Absent: Banks

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**Amending the Comprehensive Zoning Map of the City of Baton Rouge and Parish of East Baton Rouge of June 1976, as contained in and made a part of the “Comprehensive Zoning Ordinance of the City of Baton Rouge and Parish of East Baton Rouge for 1958,” as amended so as to:**

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

ORDINANCE 18539

**TA-4-22** AMENDING TITLE 7 (PLANNING AND ZONING), CHAPTER 19 (DEFINITIONS), REPEALING AND REPLACING DEFINITIONS TO REMOVE REGULATIONS FROM “OFFICE/WAREHOUSE FLEX SPACE”, “SIGN, MONUMENT”, AND “SIGN, PROJECTING” IN THE CODE OF ORDINANCES OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE.

BE IT ORDAINED by the Metropolitan Council of the Parish of East Baton Rouge and City of Baton Rouge that:

Section 1. Title 7, Chapter 19, to repeal and replace definitions to remove regulations from Office/Warehouse Flex Space, Monument Sign, and Projecting Sign in Chapter 19 of the Code of Ordinances of the City of Baton Rouge and Parish of East Baton Rouge is hereby amended, and shall read as follows:

**Office/Warehouse Flex Space:** buildings consisting of combined light warehousing with office space serving retail and wholesale customers.

**Sign, Monument:** a free-standing sign, generally having a low profile and an opaque base extending to the ground or integrated into landscaping creating the appearance of a solid base.

**Sign, Projecting:** a sign attached to a building and extending away from the building face, generally visible at right angles to the building.

Section 2. The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section or portion of this ordinance, or the invalidity of the application thereof to any person or circumstances shall not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

Section 3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. No interested citizens spoke either for or against the proposed ordinance.

A motion was made by Mr. Hurst and seconded by Mr. Dunn Jr. to adopt the proposed ordinance. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Adams, Banks, Hudson

With 9 yeas, 0 nays, 0 abstains, 0 not voting, and 3 absent, the motion was adopted.

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

**CASE 20-22 10760 INDUSTRIPLEX BOULEVARD**  
**TO REZONE FROM HEAVY COMMERCIAL (C2) TO TOWN HOUSE (A2.5) ON**  
**PROPERTY LOCATED ON THE NORTH SIDE OF INDUSTRIPLEX BOULEVARD, WEST**  
**OF SIEGEN LANE, ON TRACT 4-C-1-B OF THE A.J. KLEINPETER PROPERTY.**  
**SECTION 38, T7S, R1E, GLD, EBRP, LA (COUNCIL DISTRICT 11 - ADAMS)**

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. No interested citizens spoke either for or against the proposed ordinance.

A motion was made by Mr. Cole and seconded by Ms. Amoroso to defer the proposed ordinance to the council meeting on July 20, 2022. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Adams, Banks, Hudson

With 9 yeas, 0 nays, 0 abstains, 0 not voting, and 3 absent, the motion was adopted.

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

**CASE 27-22 9702-9718 GREENWELL SPRINGS ROAD**

TO REZONE FROM LIGHT COMMERCIAL (C1), OFF-STREET PARKING (B) AND COMMERCIAL ALCOHOLIC BEVERAGE (BAR AND LOUNGE) (C-AB-2) TO LIGHT COMMERCIAL THREE (LC3) ON PROPERTY LOCATED ON THE SOUTH SIDE OF GREENWELL SPRINGS ROAD, WEST OF PLATT DRIVE, ON TRACT A-1 OF THE HENRY W.A. LEE TRACT. SECTIONS 26 AND 35, T6S, R1E, GLD, EBRP, LA (COUNCIL DISTRICT 6 - DUNN JR.)

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. No interested citizens spoke either for or against the proposed ordinance.

A motion was made by Mr. Dunn Jr. and seconded by Ms. Amoroso to defer the proposed ordinance to the council meeting on September 21, 2022. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Adams, Banks, Hudson

With 9 yeas, 0 nays, 0 abstains, 0 not voting, and 3 absent, the motion was adopted.

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

**ORDINANCE 18540**

**CASE 28-22 AMENDING THE COMPREHENSIVE ZONING MAP OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE OF 2018, AS CONTAINED IN AND MADE A PART OF THE "COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE", AS AMENDED, SO AS TO CHANGE THE ZONING ON THE PROPERTY LOCATED ON THE SOUTH SIDE OF REALTORS AVENUE, EAST OF KORNMEYER PLAZA DRIVE, ON LOT 12-A OF KORNMEYER PLAZA. SECTION 71, T7S, R1E, GLD, EBRP, LA, TO REZONE FROM LIGHT INDUSTRIAL (M1) TO HEAVY COMMERCIAL ONE (HC1), AS SHOWN ON A SKETCH PREPARED BY THE PLANNING COMMISSION, A COPY OF WHICH IS ATTACHED.**

WHEREAS, at its meeting of May 16, 2022, the Planning Commission approved an amendment to the Light Industrial (M1) District hereinafter described, after due advertisement and the conduct of a public hearing, pursuant to law, and;

WHEREAS, public notice must be given of the intention of this Council to conduct a public hearing on this recommendation by the Zoning Commission, which public notice shall be advertised according to law, in The Advocate, Official Journal of the Parish of East Baton Rouge, a public hearing called thereon:

NOW, THEREFORE, BE IT ORDAINED by the Metropolitan Council of the Parish of East Baton Rouge and the City of Baton Rouge:

Section 1. That the Comprehensive Zoning Ordinance of the City of Baton Rouge and Parish of East Baton Rouge, as amended, and its accompanying Comprehensive Zoning Map of 2018, and the same is hereby amended so as to create a Heavy Commercial One (HC1) District, which shall include the following described property, to wit:

Property located on the south side of Realtors Avenue, east of Kornmeyer Plaza Drive, on Lot 12-A of Kornmeyer Plaza. Section 71, T7S, R1E, GLD, EBRP, LA, as shown on a sketch prepared by the Planning Commission, a copy of which is attached.

Section 2. That a public hearing on the above proposed amendment be held at the Regular Zoning Meeting of the Metropolitan Council on June 15, 2022, after public notice thereof, according to the provisions of L.R.S. 33:4721-4730.

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. No interested citizens spoke either for or against the proposed ordinance.

A motion was made by Mr. Dunn Jr. and seconded by Mr. Hurst to adopt the proposed ordinance. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Adams, Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hudson, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Banks

With 11 yeas, 0 nays, 0 abstains, 0 not voting, and 1 absent, the motion was adopted.

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

**ORDINANCE 18541**

**CASE 30-22 AMENDING THE COMPREHENSIVE ZONING MAP OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE OF 2018, AS CONTAINED IN AND MADE A PART OF THE "COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE", AS AMENDED, SO AS TO CHANGE THE ZONING ON THE PROPERTY LOCATED ON THE WEST SIDE OF MALL OF LOUISIANA BOULEVARD, EAST OF BLUEBONNET BOULEVARD, ON A PORTION OF PARCEL ML-1 OF THE MALL OF LOUISIANA, PHASE I AND II. SECTION 58, T7S, R1E, GLD, EBPR, LA, TO REZONE FROM HEAVY COMMERCIAL (C2) TO COMMERCIAL ALCOHOLIC BEVERAGE (BAR AND LOUNGE) (C-AB-2), AS SHOWN ON A SKETCH PREPARED BY THE PLANNING COMMISSION, A COPY OF WHICH IS ATTACHED**

WHEREAS, at its meeting of May 16, 2022, the Planning Commission approved an amendment to the Heavy Commercial (C2) District hereinafter described, after due advertisement and the conduct of a public hearing, pursuant to law, and;

WHEREAS, public notice must be given of the intention of this Council to conduct a public hearing on this recommendation by the Zoning Commission, which public notice shall be advertised according to law, in The Advocate, Official Journal of the Parish of East Baton Rouge, a public hearing called thereon:

NOW, THEREFORE, BE IT ORDAINED by the Metropolitan Council of the Parish of East Baton Rouge and the City of Baton Rouge:

Section 1. That the Comprehensive Zoning Ordinance of the City of Baton Rouge and Parish of East Baton Rouge, as amended, and its accompanying Comprehensive Zoning Map of 2018, and the same is hereby amended so as to create a Commercial Alcoholic Beverage (bar and lounge) (C-AB-2) District, which shall include the following described property, to wit:

A PORTION OF THAT CERTAIN TRACT OR PARCEL OF LAND, SITUATED IN THE PARISH OF EAST BATON ROUGE, STATE OF LOUISIANA, BEING DESIGNATED AS PARCEL ML-1 ON FILE AND OF RECORD IN THE OFFICE OF THE CLERK OF COURT, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT BEING LOCATED AT THE NORTHERLY TERMINUS OF A 423.5' LINE ON THE BOUNDARY OF PARCEL ML-1 AND COMMON TO PARCEL MC-1, SAID POINT BEING MARKED BY A FOUND P.K. NAIL, THENCE PROCEED S66°40'14"E A DISTANCE OF 256.69' TO A POINT, SAID POINT BEING THE POINT OF BEGINNING, THENCE PROCEED N42°04'12"W A DISTANCE OF 20.00' TO A POINT, THENCE PROCEED N47°55'48"E A DISTANCE OF 40.08' TO A POINT, THENCE PROCEED S42°04'12"E A DISTANCE OF 20.00' TO A POINT, THENCE PROCEED S47°55'48"W A DISTANCE OF 40.08 TO THE POINT OF BEGINNING. SAID UNIT CONTAINING 802 SQ. FT. OR 0.0184 ACRES

Section 2. That a public hearing on the above proposed amendment be held at the Regular Zoning Meeting of the Metropolitan Council on June 15, 2022, after public notice thereof, according to the provisions of L.R.S. 33:4721-4730.

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. An interested citizen speaking in favor of the proposed ordinance was Chris Young.

A motion was made by Ms. Adams and seconded by Mr. Moak to adopt the proposed ordinance. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Adams, Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hudson, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Banks

With 11 yeas, 0 nays, 0 abstains, 0 not voting, and 1 absent, the motion was adopted.

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The following proposed ordinance was introduced by Mr. Moak and read in full at the meeting of the Metropolitan Council on May 25, 2022. With a public hearing called thereon for this meeting, the proposed ordinance was read in full for a second time.

**ORDINANCE 18542**

**CASE 32-22 AMENDING THE COMPREHENSIVE ZONING MAP OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE OF 2018, AS CONTAINED IN AND MADE A PART OF THE "COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE", AS AMENDED, SO AS TO CHANGE THE ZONING ON THE PROPERTY LOCATED ON THE EAST SIDE OF NICHOLSON DRIVE, NORTH OF EAST BOYD DRIVE, ON A PORTION OF TRACT 2B-1-C OF THE JAMES T. AMISS PROPERTY. SECTION 66, T7S, R1W, GLD, EBRP, LA, TO REZONE FROM INFILL SMALL PLANNED UNIT DEVELOPMENT (ISPUD) TO COMMERCIAL ALCOHOLIC BEVERAGE (BAR AND LOUNGE) (C-AB-2), AS SHOWN ON A SKETCH PREPARED BY THE PLANNING COMMISSION, A COPY OF WHICH IS ATTACHED**

WHEREAS, at its meeting of May 16, 2022, the Planning Commission approved an amendment to the Infill Small Planned Unit Development (ISPUD) District hereinafter described, after due advertisement and the conduct of a public hearing, pursuant to law, and;

WHEREAS, public notice must be given of the intention of this Council to conduct a public hearing on this recommendation by the Zoning Commission, which public notice shall be advertised according to law, in The Advocate, Official Journal of the Parish of East Baton Rouge, a public hearing called thereon:

NOW, THEREFORE, BE IT ORDAINED by the Metropolitan Council of the Parish of East Baton Rouge and the City of Baton Rouge:

Section 1. That the Comprehensive Zoning Ordinance of the City of Baton Rouge and Parish of East Baton Rouge, as amended, and its accompanying Comprehensive Zoning Map of 2018, and the same is hereby amended so as to create a Commercial Alcoholic Beverage (bar and lounge) (C-AB-2) District, which shall include the following described property, to wit:



A PORTION OF THAT CERTAIN TRACT OR PARCEL OF LAND, SITUATED IN THE PARISH OF EAST BATON ROUGE, STATE OF LOUISIANA, BEING DESIGNATED AS TRACT 2B-1-C ON FILE AND OF RECORD IN THE OFFICE OF THE CLERK OF COURT, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT BEING THE NORTHERNMOST CORNER OF TRACT 2B-1-B AND COMMON TO TRACT 2B-1-A, SAID POINT BEING MARKED BY A FOUND 1/2" IRON PIPE, THENCE PROCEED S33°16'37"E A DISTANCE OF 284.59' TO A POINT, THENCE PROCEED S41°10'44"W A DISTANCE OF 87.38' TO A POINT, THENCE PROCEED N48°49'16"W A DISTANCE OF 15.30' TO A POINT, SAID POINT BEING THE POINT OF BEGINNING, THENCE PROCEED S41°11'28"W A DISTANCE OF 72.10' TO A POINT, THENCE PROCEED N33°27'40"W A DISTANCE OF 24.15' TO A POINT, THENCE PROCEED N41° 11'28"E A DISTANCE OF 72.10' TO A POINT, THENCE PROCEED S33°27'40"E A DISTANCE OF 24.15 TO THE POINT OF BEGINNING. SAID UNIT CONTAINING 1679 SQ. FT. OR 0.0385 ACRES

Section 2. That a public hearing on the above proposed amendment be held at the Regular Zoning Meeting of the Metropolitan Council on June 15, 2022, after public notice thereof, according to the provisions of L.R.S. 33:4721-4730.

The Presiding Officer announced that a public hearing on the above ordinance was in order at this time. An interested citizen speaking in favor of the proposed ordinance was Chris Young.

A motion was made by Ms. Racca and seconded by Mr. Hurst to adopt the proposed ordinance. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Adams, Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hudson, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Banks

With 11 yeas, 0 nays, 0 abstains, 0 not voting, and 1 absent, the motion was adopted.

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**ADJOURN**

A motion was made by Ms. Amoroso and seconded by Mr. Cole to adjourn. A "Yea" and "Nay" vote was called for and resulted as follows:

- Yeas: Adams, Amoroso, Cole, Coleman, Dunn Jr., Gaudet, Hudson, Hurst, Moak, Noel, Racca
- Nays: None
- Abstains: None
- Did Not Vote: None
- Absent: Banks

With 11 yeas, 0 nays, 0 abstains, 0 not voting, and 1 absent, the motion was adopted. The Presiding Officer declared the meeting adjourned

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Council Administrator/Treasurer

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Mayor-President Pro-Tempore