

# Village of Folsom



*Mayor - Lance Willie*

*Chairwoman- Deanna Mingo  
Commissioner - Joyce Perkins-Davis  
Commissioner - Francie Stirling*

*Commissioner - Mark Nowe  
Commissioner - Ronald Holliday  
Roy K. Burns- Village Attorney*

**Public Hearing  
September 11, 2018  
6:30PM**

Meeting was called to order and Quorum established. Invocation and Pledge led by Chairwoman Deanna Mingo.

**Present:** Chairwoman Deanna Mingo  
Commissioner Mark Nowe  
Commissioner Francie Stirling  
Commissioner Ronald Holiday

**Also present:** Secretary Diane Sanders

## **New Business:**

### **ITEM 1 – Request for a Major-Resubdivision of 37.04 Acre Parcel of Land into an Eight (8) Parcel Subdivision: Petitioner Jack Mendheim**

Property located in Section 9, Township 5 South, Range 10 East from St. Tammany Parish A-1 (Suburban District).

Chairwoman Mingo announced Item and opened floor for Attorney Andrew Mendheim to present his case.

*An Equal Opportunity Employer*

Mr. Mendheim first made known that he was here along with his father Atty. Jack Mendheim, then began explaining the reason for the request for variance for three (3) Lots being less than minimum of 300 feet width required by A-1 Zoning, although having two (2) Lots over 400 feet. Mr. Mendheim stated that to get enough room for a driveway, the property line had to be shifted far enough out of lowest point of elevation and that is the areas on the farthest east side being the south central side of Lot #2, which is Morgan Branch, the areas that most likely to be impacted by inundated by heavy rain. Mr. Mendheim continued by stating that there is a 20 feet drainage on both sides of servitude, so to get a driveway there they had to steal a frontage fro Lot #3,4&5. Also, mentioning another reason was geographical because of Lots #6-7 having a fence line there with trees along a couple of the property lines which they felt would make a good natural property line.

Mr. Thomas Hardee from the audience spoke suggesting that they move one of the property lines and make the three (3) insufficient Lots into two (2) Lots, making Lot # 2 larger yet it would have more room with the driveway and stating that if they are allowed to violate the zoning requirement then that states precedence for future developers to do the same.

Mr. Mendheim then mentioned that the ordinance states because of the geographical feature of a piece of property it can leave you disadvantaged to follow the ordinance, but this committee can or cannot recommend a variance to the Board of Alderman.

Mr. Hardee stated that they had opportunity before they purchased the property to survey and see what to do.

Mr. Mendheim stated that at the time of purchase they were hoping to get a higher zoning and our sole purpose for the variance is because of the drainage and the ditch.

Mr. Hardee explained that if the request for variance is because of the ditch and drainage then you cannot base it on the tree line.

After some further discussion on reconfiguring the Lots to meet A-1 zoning requirement of a minimum of 300 feet per Lot, the Public Hearing was closed.

Respectively submitted,



Deanna Mingo, Chairwoman

I attest that the above is a true and correct copy of minutes taken at the Public Hearing held on September 11, 2018.

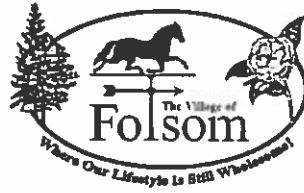
**Attest:**



Diane Sanders

Planning & Zoning Secretary

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Commissioner - Francie Stirling*

*Commissioner - Mark Nowe  
Commissioner - Ronald Holliday  
Roy K. Burns - Village Attorney*

**Planning & Zoning Meeting  
September 11, 2018**

Meeting was called to order. Quorum previously established at Public Hearing.

**Present:** Chairwoman Deanna Mingo  
Commissioner Mark Nowe  
Commissioner Francie Stirling  
Commissioner Ronald Holiday

**Also Present:** Secretary Diane Sanders

**ITEM I – Approval of 37.04 Acre Parcel into an eight (8) Parcel Subdivision; Petitioner Jack Mendheim**

Property located in Section 9, Township 5 South, Range 10 East from St. Tammany Parish A-1 (Suburban District)

Chairwoman Mingo announced Item and asked Commissioners if they were ready to make a motion.

Commissioner Stirling made a motion to approve the eight (8) Lots providing that all Lots are at least 300 feet in width according to A-1 Zoning and seconded by Commissioner Ronald Holiday. (3 Yeas, 0 Nays) Motion carried.

**ITEM II – Approval of Variance of Three (3) Parcels in above Subdivision having widths of less than 300 feet**

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Not approved by Planning & Zoning commission board as stated above.

**Announcements:**

Chairwoman Mingo introduced Joyce Perkins-Davis whom was seated in the audience as the new Planning & Zoning commissioner in place of Leisha Cousin.

**Adjournment:**

Chairwoman Mingo made motion to close the meeting. Motion made to close by commissioner Stirling and seconded by commissioner Nowe. (3 Yeas, 0 Nays) Motion carried.

Respectfully submitted,

  
Deanna Mingo, Chairwoman

I attest that the above is a true and correct copy of the minutes taken at the Planning & Zoning meeting held on September 11, 2018.

**Attest:**



Diane Sanders  
Planning & Zoning Secretary