

BOARD OF ZONING ADJUSTMENTS

FOR THE CITY OF KENNER, STATE OF LOUISIANA

Wednesday, January 4, 2023

Chairman Goodman called the meeting to order at 6:02 p.m. at Heritage Hall 303 Williams Boulevard, Kenner, Louisiana.

Roll Call was as follows:

Wesley Goodman	Chairman	Present
Ken Krobert	Member	Present
Keith Odinet	Member	Present
Charles Freel	Member	Present
Brad Bohannan	Alternate Member	Absent
Tulio Murillo	Alternate Member	Absent
Arthur Dupre	City Attorney	Present
Wendel Dufour	Director, Planning	Present
Chris Sliwinski	Assistant Director, Planning	Present
Jamie Shorkey	DICE Commercial Plan Reviewer	Present
Kyva Darensburg	Secretary	Absent

Motion: Mr. Krobert offered a motion to adopt the minutes of December 06, 2022, seconded by Mr. Freel.

The vote thereon was as follows:

YEAS: 4
NAYS: 0
ABSENT: 0

The Board adopted the minutes of December 06, 2022.

Case ZA 1-23 Address: #6 Rue Calais
Name: Mr. Joseph A. Paretti

Variance Request: An appeal to Ordinance No. 11,062 Section 12.03 – Supplementary area and bulk requirements (c) Porches and Steps: An open, unenclosed, uncovered porch or terrace not exceeding the ground elevation by more than six (6) inches may project into a required front yard a distance not more than ten (10) feet, but in no case more than half the distance from the required building line to the front property line; or project into a required side yard to a point not closer than five (5) feet to any side lot line. This shall not be interpreted to include or permit fixed marquees or canopies.

A public hearing was opened. The applicant, Mr. Joseph A. Paretti was present to speak in favor of case ZA 1-23. Mr. Paretti stated that his reason for his variance request was to reduce water intrusion into the area around the front door.

Mrs. Elizabeth A Paretti spoke in support of case ZA 1-23 stating that her daughter had knees issues and she feared that the wet front porch may cause her to slip and fall.

No one was present to speak in opposition of case ZA 1-23.

Mr. Krobert stated that the applicant demonstrated a hardship in that that applicant is unable to take adequate steps to protect the home from water damage without the variance and that there is precedent in the surrounding neighborhood for this type of variance.

Motion offered by Mr. Krobert to approve case ZA 1-23, seconded by Mr. Freel.

The vote thereon was as follows:

YEAS: 4
NAYS: 0
ABSENT: 0

Case ZA 1-23 was approved.

Case ZA 2-23 Address: 3046 Indiana Avenue
Name: Mr. Mani K. Mandal

Variance Request: An appeal to Ordinance No. 11,062 Section 12.06 – Accessory Building (c) Accessory buildings may be built in a required rear yard, but such accessory buildings shall not occupy more than forty percent (40%) of the required rear yard, provided that in any area where accessory buildings are not built on the side or rear lot lines and in residential districts, such accessory buildings shall not be located less than three (3) feet from either side or rear lot line.

The applicant was not present.

No one was present to speak in support of case ZA 2-23.

No one was present to speak in opposition to case ZA 2-23.

Citing the absence of the applicant and the lack of information in the application Mr. Krobert suggested the case should be deferred.

Motion offered by Mr. Krobert to defer case ZA 2-23 until the next meeting, seconded by Mr. Freel.

The vote thereon was as follows:

YEAS: 4
NAYS: 0
ABSENT: 0

New Business: There was no new business.

Motion offered by Mr. Krobert to adjourn, seconded by Mr. Freel.

Chairman Goodman adjourned the meeting at 6:36 p.m.

Minutes submitted by Secretary Darensburg on this the 5th day of April, 2023.


Kyva Darensburg
ZA Board Secretary