

MINUTES
PLANNING COMMISSION
CITY OF ZACHARY

Monday, December 01, 2025

6:00 PM

A. CALL TO ORDER

Commissioner Slaughter called the meeting to order at 6:40 p.m., on Monday, December 01, 2025, at the Zachary City Hall located at 4700 Main Street, Zachary, LA

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation and Pledge of Allegiance were carried over from previous meeting.

C. OPENING PROCEEDURES

1. ROLL CALL

MEMBERS PRESENT

Mindy Slaughter

Jared Watkins

Tommy Womack

Christi Murphy

MEMBERS ABSENT

Christina Price

James Peay

Jason Floyd

2. READING OF CITY POLICY RELATIVE TO OPEN MEETINGS

An opportunity for public comment shall be observed before a vote is taken on any agenda item. Once recognized by the presiding officer, the person afforded the floor, shall identify the agenda item upon which he or she wishes to provide comment and shall limit his or her comments to matters that are strictly relevant to that agenda item. Commentary shall not exceed three (3) minutes per person. No dialogue between Planning and Zoning board members and the public shall be permitted at these meetings, except to clarify the nature of questions and/or comments. The presiding officer reserves the right to limit and/or terminate any commentary when deemed necessary or outside of public decorum.

3. CHANGES/ADDITIONS TO THE AGENDA

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Womack

To move the Consent Agenda items 1A, 1B, 1C to New Business 1A, 1B, 1C.

YEAS: Slaughter, Watkins, Womack, Murphy

NAYS: None

ABSENT: Price, Peay, Floyd

ABSTAINED: None

MINUTES
PLANNING COMMISSION
CITY OF ZACHARY

Monday, December 01, 2025

6:00 PM

D. READING OF THE MINUTES

1. Approval of minutes of the November 03, 2025, regular meeting and Minutes of the November 12, 2025, Special Planning meeting and approve them as written.

The motion was made by Commissioner Womack

The motion was seconded by Commissioner Slaughter

To approve minutes of the November 03, 2025, regular meeting and Minutes of the November 12, 2025, Special Planning meeting and approve them as written.

YEAS: Slaughter, Watkins, Womack, Murphy

NAYS: None

ABSENT: Price, Peay, Floyd

ABSTAINED: None

E. PRESENTATION OF DELEGATION

F. ANNOUNCEMENTS

G. PLANNING

The consent agenda consists of items with no outstanding issues that do not require plan amendments, text amendments, variances, or waivers. Consent agenda items may be approved with a single motion without a public hearing, **UNLESS** removed from the consent agenda and placed in the regular agenda order.

Items placed on the Consent Agenda by the Planning & Zoning Staff will not have time allocated for speaking, **UNLESS** there is a member of the Planning & Zoning Commission or the public at the meeting who wishes to speak on the item. In such cases, the item will be removed from the consent agenda and placed in the regular agenda order for discussion.

1. Consent Agenda

2. Old Business

3. New Business

- a. **COB-2-25 (5568 & 5608 Main Street)** — Proposed combination of lots for Lots 1-A & 2 into Lot 1 of the Roger P. Gay Estates, on property located at 5568 & 5608 Main Street, Zachary, La 70791

Commissioner Slaughter opened the PUBLIC HEARING at 6:45 p.m. There being no one to speak in favor of or against the Combination of Lots, Commissioner Slaughter closed the PUBLIC HEARING at 6:45 p.m.

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Womack

To approve **COB-2-25 (5568 & 5608 Main Street)** — Proposed combination of lots for Lots 1-A & 2 into Lot 1 of the Roger P. Gay Estates, on property located at 5568 & 5608 Main Street, Zachary, La 70791.

MINUTES

PLANNING COMMISSION
CITY OF ZACHARY

Monday, December 01, 2025

6:00 PM

YEAS: Slaughter, Watkins, Womack, Murphy
NAYS: None
ABSENT: Price, Peay, Floyd
ABSTAINED: None

b. **RESUB-9-25 (21490 & 21520 Old Scenic Highway)** — Proposed resubdivision of lots for Lots G-2 & G-3 into Lots G-2-A, G-2-B, G-3-A & G-3-B of the E.D. Annison Sr. Place, on property located at 21490 & 21520 Old Scenic Highway, Zachary, La 70791

The motion was made by Commissioner Womack
The motion was seconded by Commissioner Murphy

To table **RESUB-9-25 (21490 & 21520 Old Scenic Highway)** — Proposed resubdivision of lots for Lots G-2 & G-3 into Lots G-2-A, G-2-B, G-3-A & G-3-B of the E.D. Annison Sr. Place, on property located at 21490 & 21520 Old Scenic Highway, Zachary, La 70791. To table upon owner's request.

YEAS: Slaughter, Watkins, Womack, Murphy
NAYS: None
ABSENT: Price, Peay, Floyd
ABSTAINED: None

c. **SP-11-25 (6461 Zachary-Slaughter Highway)** — Proposed site plan of a meat market on Lot L of the Irvin Lutschg Tract, on property located at 6461 Highway 19, Zachary, La 70791.

Commissioner Slaughter opened the PUBLIC HEARING at 6:50 p.m. Dorothy and LoRon White, 6136 Old Scenic Hwy., Zachary, LA, were present to speak in favor of the Site Plan. There being no one else to speak in favor of or against the Site Plan, Commissioner Slaughter closed the PUBLIC HEARING at 6:51 p.m.

The motion was made by Commissioner Watkins
The motion was seconded by Commissioner Womack

To approve **SP-11-25 (6461 Zachary-Slaughter Highway)** — Proposed site plan of a meat market on Lot L of the Irvin Lutschg Tract, on property located at 6461 Highway 19, Zachary, La 70791.

YEAS: Slaughter, Watkins, Womack, Murphy
NAYS: None
ABSENT: Price, Peay, Floyd
ABSTAINED: None

d. Review and approval of the 2026 Deadline Calendar
The motion was made by Commissioner Womack
The motion was seconded by Commissioner Slaughter

MINUTES
PLANNING COMMISSION
CITY OF ZACHARY

Monday, December 01, 2025

6:00 PM

To approve the 2026 Planning and Zoning Deadline Calendar.

YEAS: Slaughter, Watkins, Womack, Murphy

NAYS: None

ABSENT: Price, Peay, Floyd

ABSTAINED: None

e. Commission discussion of Workshop/Commission Work Day to Mark-up Comprehensive Master Plan Draft.

The motion was made by Commissioner Womack

The motion was seconded by Commissioner Watkins

To approve no comments for the Master Plan Draft after December 31, 2025, with a Workshop/Commission Work Day to Mark-up Comprehensive Master Plan Draft, meeting to be set at the January 5, 2026 regular meeting.

YEAS: Slaughter, Watkins, Womack, Murphy

NAYS: None

ABSENT: Price, Peay, Floyd

ABSTAINED: None

H. REPORT OF THE CITY PLANNER

I. REPORT OF THE CHAIRMAN

J. ADJOURNMENT

The meeting was adjourned at 6:59 p.m.

Karen Burdette Recording Secretary

Mindy Slaughter - Chairman

Karen Burdette, Recording Secretary

CITY OF ZACHARY

PARISH OF EAST BATON ROUGE

STATE OF LOUISIANA