

NOTICE OF PUBLIC
HEARING
LAKE CHARLES
PLANNING AND
ZONING COMMISSION
July 8, 2024 -
326 Pujo Street –
City Council Chambers –
5:00 P.M.

CIP 24-01 CHAPTER
24 – LAKE CHARLES
ZONING ORDINANCE
NO. 10598

APPLICANT:
CITY OF LAKE
CHARLES
SUBJECT: Resolution
recommending approval
of the Capital Improve-
ment Program for 2024-
2029 and the succeeding
five (5) year Plan for the
City of Lake Charles,
Louisiana.

PREFNL 24-11
LAKE CHARLES SUB-
DIVISION REGULA-
TIONS

APPLICANT:
KMK LAW/BRITTANY
OTTO (FINCHUM SUB-
DIVISION)
SUBJECT: Applicant is
requesting Preliminary
and Final Subdivision
approval (Sec. 2.3 & 2.4)
in order to subdivide a
0.14-acre tract of land
into two (2) lots (with
re-adjusted lot lines),
within a Neighborhood
and T-4 Urban Transect
Zoning District. Loca-
tion of the request is the
Northeast section of Pine
Street @ Bilbo Street.

PREFNL 24-12 LAKE
CHARLES SUBDIVI-
SION REGULATIONS

APPLICANT:
BLAKE WALKER (RGW
SUBDIVISION)
SUBJECT: Applicant is
requesting Preliminary
and Final Subdivision
approval (Sec. 2.3 &
2.4) in order to subdivide
a 0.5-acre m/l tract of
land into three (3) lots,
within a Business Zoning
District. Location of the
request is the Northwest
corner 12th Street @
Ford Street.

VAR 24-26
CHAPTER 24 – LAKE
CHARLES ZONING OR-
DINANCE

APPLICANT:
LEMOINE DISASTER
RECOVERY
SUBJECT: Applicant
is requesting a Variance
(Sec. 4-205) in order to
re-construct a residence
with a 20' front setback
vs. the required 30' front
setback requirement,
within a Neighborhood
Zoning District. Location
of the request is 1029
Carl Street.

VAR 24-27 CHAPTER
24 - LAKE CHARLES
ZONING ORDINANCE

APPLICANT:
BILLY NAVARRE CER-
TIFIED USED CAR IM-
PORTS, LLC
SUBJECT: Applicant
is requesting to renew
a previously approved
Variance (Sec. 4-205) in
order establish a busi-
ness office in a portable
building on an arterial
street, within a Business
Zoning District. Location
of the request is 101 W.
Prien Lake Road.

VAR 24-28 CHAPTER
24 - LAKE CHARLES
ZONING ORDINANCE

APPLICANT:
JOHN VIATOR
SUBJECT: Applicant is
requesting a Variance
(Sec. 4-205) in order to
construct a 40'x50' ac-
cessory structure with a
0' side and rear setback
vs. the required 5' set-
backs, within a Business
Zoning District. Location
of the request is 615 E.
Prien Lake Road.

VAR 24-29 CHAPTER
24 - LAKE CHARLES
ZONING ORDINANCE

APPLICANT:
GLEN WASHINGTON
SUBJECT: Applicant is
requesting a Variance
(Sec. 4-205) in order to
maintain an existing ac-
cessory structure with-
out a principal structure,
within a Residential Zon-
ing District. Location of
the request is 2713 Cline
Street.

VAR 24-30
CHAPTER 24 – LAKE
CHARLES ZONING OR-
DINANCE

APPLICANT:
KRAUS CONSTRUC-
TION
SUBJECT: Applicant
is requesting a Variance
(Sec. 4-205) in order
to install an accessory
awning to cover vacuum
station with a 8.47' front
setback vs. the required
20' setback, within a
Business Zoning District.
Location of the request is
3700 Ryan Street.

THE APPLICATION AND
SUPPORTING MATE-
RIAL IS ON FILE AND
OPEN FOR PUBLIC IN-
SPECTION IN THE OF-
FICE OF ZONING AND
LAND USE, ON THE
7TH FLOOR OF LAKE
CHARLES CITY HALL
AT 326 PUJO STREET,
LAKE CHARLES, LOU-
ISIANA. ANY PERSON
MAY SPEAK OR SUB-
MIT A WRITTEN STATE-
MENT FOR HEARING
PURPOSES; OR, MAIL
TO THE CITY OF LAKE
CHARLES, OFFICE OF
ZONING & LAND USE,
P.O. BOX 900, LAKE
CHARLES, LA 70602;
OR TELEPHONE: (337)
491-1542. AN APPLI-
CANT FOR MAJOR
CONDITIONAL USE
APPROVAL OR ANY
MEMBER OF THE CITY
COUNCIL MAY APPEAL
THE DECISION OF THE
COMMISSION BY FIL-
ING AN APPEAL WITH
THE DIRECTOR OF
PLANNING WITHIN 15
DAYS OF THE DECI-
SION OF THE COMMIS-
SION.

Jun 29, Jul 6 2t
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