



# St. Charles Parish

## Meeting Agenda

### Parish Council

**Council Chairman Dick Gibbs**

**Councilmembers Wendy Benedetto, Paul J. Hogan,  
Terrell D. Wilson, Mary K. Clulee, William Billy Woodruff,  
Marilyn B. Bellock, Traci A. Fletcher, Julia Fisher-Perrier**

St. Charles Parish Courthouse  
15045 Highway 18  
P.O. Box 302  
Hahnville, LA 70057  
985-783-5000  
[www.stcharlesparish-la.gov](http://www.stcharlesparish-la.gov)

**Monday, February 5, 2018**

**6:00 PM**

**Council Chambers, Courthouse**

**Final**

### CALL TO ORDER

### PRAYER / PLEDGE

*Pastor Tim Buford  
First Baptist Church of Luling*

### APPROVAL OF MINUTES

*Regular Meeting – January 8, 2018  
Regular Meeting – January 22, 2018*

### SPECIAL BUSINESS (PROCLAMATIONS, CANVASS RETURNS, ETC.)

- 1     [2018-0018](#)     Proclamation: "Krewe of G-Old Timers Day"

**Sponsors:**     Mr. Cochran

**Attachments:**     [2018-0018 Krewe of G-Old Timers](#)

- 2     [2018-0019](#)     Proclamation: "Krewe of Montz Day"

**Sponsors:**     Ms. Fletcher

**Attachments:**     [2018-0019 Krewe of Montz](#)

- 3     [2018-0020](#)     Proclamation: "Hardline Mardi Gras Fest"

**Sponsors:**     Ms. Clulee

**Attachments:**     [2018-0020 Hardline](#)

- 4     [2018-0021](#)     Proclamation: "Krewe of Lul Day"

**Sponsors:**     Ms. Clulee

**Attachments:**     [2018-0021 Krewe of Lul](#)

[2018-0022](#) In Recognition: Mr. Vernon Higgins and Mrs. Susette St. Amant Higgins  
- King and Queen, Krewe of Lul

**Sponsors:** Mr. Cochran

[2018-0023](#) In Recognition: Mr. Maurice A. Loupe, Jr. - 2018 Grand Marshall, Krewe  
of Lul

**Sponsors:** Mr. Cochran

5 [2018-0024](#) Proclamation: "Krewe of Des Allemands Day"

**Sponsors:** Mr. Woodruff

**Attachments:** [2018-0024 Krewe of DA](#)

[2018-0025](#) In Recognition: Mr. Michael Cortez and Mrs. Mary Ann Kraemer Cortez -  
King and Queen, Krewe of Des Allemands

**Sponsors:** Mr. Cochran

[2018-0026](#) In Recognition: Ms. Jane Fonseca - 2018 Grand Marshall, Krewe of  
Des Allemands

**Sponsors:** Mr. Cochran

[2018-0027](#) In Recognition: Ms. Ruby Peltier Fonseca - 2018 Grand Marshall,  
Krewe of Des Allemands

**Sponsors:** Mr. Cochran

6 [2018-0028](#) Peanut Butter Collection Drive - Mr. Austin Reeder, CEO, and Mr. Alden  
Bishop, Associate Administrator, St. Charles Hospital

**Sponsors:** Mr. Gibbs

**Attachments:** [2018-0028 peanut butter](#)

## REPORTS (FINANCE AND ADMINISTRATIVE ACTIVITIES)

[2018-0029](#) Housing Authority

[2018-0030](#) Parish President Remarks/Report

**Sponsors:** Mr. Cochran

## ORDINANCES / RESOLUTIONS INTRODUCED FOR PUBLICATION / PUBLIC HEARING

**Monday, February 26, 2018, 6:00 pm, Council Chambers, Courthouse, Hahnville**

*(No items for the regular Agenda)*

## ORDINANCES SCHEDULED FOR PUBLIC HEARING (INTRODUCED AT PREVIOUS MEETING)

- 7      [2017-0352](#)      An ordinance to amend St. Charles Parish Subdivision Regulations of 1981, to provide that a subdivider or developer is required to pay the cost of construction testing and not construction inspections.

**Sponsors:**      Mr. Hogan

**Attachments:**      [2017-0352 Recommendation at a Glance](#)  
                                  [2017-0352 Minutes\\_01.11.18\\_SubdConstrTestingFees](#)  
                                  [2017-0352 LUR PZO 2018-01](#)  
                                  [2017-0352 Recommendation at a Glance](#)  
                                  [2017-0352 Hogan Construction Inpection Minutes](#)  
                                  [2017-0352 LUR PZO 2017-10 Construction Inspection fees.1](#)  
                                  [2017-0352 Memo to PZ 9-20-17](#)  
                                  [2017-0352 Memo PZ - Revised 10-4-17](#)  
                                  [2017-0352 Memo to PZ 12-14-17](#)

### **Legislative History**

|          |                                  |   |
|----------|----------------------------------|---|
| 9/20/17  | Council Secretary                | Correspondence Sent to the Planning & Zoning Director to initiate the process to have the referenced placed on the October 12, 2017 Planning Commission Agenda.                   |
| 10/4/17  | Council Secretary                | Correspondence Sent to the Planning & Zoning Director to initiate the process to have the referenced, Revised Version, placed on the October 12, 2017 Planning Commission Agenda. |
| 10/12/17 | Department of Planning & Zoning  | Rcmnd'd Approval w/Stip. to the Planning Commission   |
|          | Approval as revised              |   |
| 10/12/17 | Planning Commission              | Recommended Approval to the Parish Council  |
| 10/16/17 | Council Member(s)                | Introduced  |
| 10/16/17 | Parish Council                   | Publish/Scheduled for Public Hearing to the Parish Council  |
| 11/13/17 | Parish Council                   | Public Hearing Requirements Satisfied   |
|          | Reported:                        |   |
|          | Councilman Hogan Recommended:    | Approval  |
|          | P & Z Department Recommended:    | Approval w/Stipulation Approval as revised  |
|          | Planning Commission Recommended: | Approval  |

|          |   |  |
|----------|---|--|
| 11/13/17 | Parish Council  | Approved   |
|          | Council Discussion  |  |
|          | Public Works/Wastewater Director Clayton Faucheux spoke on the matter.  |  |
|          | Planning & Zoning Director Michael Albert spoke on the matter.  |  |
|          | Legal Services Director Robert Raymond spoke on the matter.   |  |
| 11/13/17 | Parish Council  | Failed   |
| 12/14/17 | Council Secretary   | Correspondence Sent  |
|          | to the Planning & Zoning Director to initiate the process to have the referenced placed on the January 11, 2018 Planning Commission Agenda. |  |
| 1/11/18  | Department of Planning & Zoning   | Recommended Approval to the Planning Commission            |
| 1/11/18  | Planning Commission   | Recommended Approval to the Parish Council                 |
| 1/22/18  | Council Member(s)   | Introduced   |
| 1/22/18  | Parish Council  | Publish/Scheduled for Public Hearing to the Parish Council |

- 12**    [2018-0014](#)    An ordinance to approve and authorize the execution of a Construction Contract with Pontchartrain Partners, LLC for Project No. P080905-5C, Ellington Levee - Phase II Project, as part of the West Bank Hurricane Protection Levee Project, in the amount of \$3,520,084.30.

**Sponsors:**    Mr. Cochran and Department of Public Works

**Attachments:**    [2018-0014 P080905-5C Section 00500 Contract signed](#)

**Legislative History**

|         |                  |  |
|---------|------------------|--|
| 1/22/18 | Parish President | Introduced   |
| 1/22/18 | Parish Council   | Publish/Scheduled for Public Hearing to the Parish Council |

- 22**    [2018-0015](#)    An ordinance approving, authorizing, and requiring the execution of an Agreement to Donate a portion of property by RNW Community, L.L.C. to St. Charles Parish in connection with the proposed construction of a public boat launch in Des Allemands, Louisiana.

**Sponsors:**    Mr. Hogan

**Attachments:**    [2018-0015 Agreement to Donate Part of Lot 338-A \(01-20-18\)](#)  
[2018-0015 DA DONATION AREA - HALF - EXHIBIT A - PDF \(01-20-18\)](#)

**Legislative History**

|         |                   |  |
|---------|-------------------|--|
| 1/22/18 | Council Member(s) | Introduced   |
| 1/22/18 | Parish Council    | Publish/Scheduled for Public Hearing to the Parish Council |

## ORDINANCES/RESOLUTIONS WHICH HAVE BEEN TABLED

- 26**    [2018-0007](#)    An ordinance approving and authorizing the execution of an Act of Donation of portion of property by RNW Community, L.L.C. to St. Charles Parish in connection with the proposed construction of a public boat launch in Des Allemands, Louisiana.

**Sponsors:**    Mr. Hogan

**Attachments:**    [2018-0007 WIEGAND - ACT OF DONATION \(01-05-18\)](#)  
[2018-0007 DA DONATION AREA - HALF - EXHIBIT A - PDF](#)

*[This proposed ordinance was tabled on January 22, 2018; Public Hearing requirements were satisfied.]*

**Legislative History**

|         |                                |  |
|---------|--------------------------------|--|
| 1/8/18  | Council Member(s)              | Introduced   |
| 1/8/18  | Parish Council                 | Publish/Scheduled for Public Hearing to the Parish Council |
| 1/22/18 | Parish Council                 | Public Hearing Requirements Satisfied                      |
|         | Reported:                      |  |
|         | Councilman Hogan Recommended:  | Approval   |
|         | Speakers:                      |  |
|         | Mr. Cory Savoie, Luling        |  |
|         | Mr. Milton Allemand, Hahnville |  |
| 1/22/18 | Parish Council                 | Tabled.  |
|         | Council Discussion             |  |
| 1/22/18 | Parish Council                 | Tabled.  |

- 32**    [2017-0417](#)    A resolution to re-create the St. Charles Parish Coastal Zone Advisory Committee.

**Sponsors:**    Mr. Cochran

*[This proposed resolution was tabled on January 8, 2018.]*

**Legislative History**

|         |  |                 |
|---------|--|-----------------|
| 1/8/18  | Parish President   | Introduced      |
| 1/8/18  | Parish Council   | Tabled.         |
|         | Public comment not opened  |                 |
|         | Discussion: to table File No. 2017-0417 per Administration's request |                 |
| 1/8/18  | Parish Council   | Tabled.         |
| 1/22/18 | Parish Council   | Remained Tabled |

- 33**    [2018-0006](#)    A resolution providing mandatory support for the Planning and Zoning Commission's approval to expand a religious institution on Lot C, Square C, Oakland Estates Subdivision, municipal address 10328 River Road, St. Rose, with a waiver to setback requirements, specifically item B.I.1.c.(4) under Section VI. Zoning District Criteria and Regulations, of the St. Charles Parish Zoning Ordinance.

**Sponsors:**    Mr. Cochran and Department of Planning & Zoning

**Attachments:**    [2018-0006 Recommendation at a Glance](#)

[2018-0006 Minutes 12.07.17 BAPS](#)

[2018-0006 LUR PZSPU-2017-11 \(BAPS New Orleans, LLC\)](#)

[2018-0006 AERIAL \(PZSPU-2017-11\)](#)

[2018-0006 ZONING \(PZSPU-2017-11\)](#)

[2018-0006 FLUM \(PZSPU-2017-11\)](#)

[2018-0006 A-1 SITE PLAN](#)

[2018-0006 A-2 FIRST FLOOR PLAN](#)

[2018-0006 A-3 SECOND FLOOR PLAN](#)

[2018-0006 A-4 BUILDING SECTION VIEW](#)

[2018-0006 Opposition Log](#)

*[This proposed resolution was tabled on January 22, 2018.]*

**Legislative History**

|          |  |   |
|----------|--|---|
| 11/14/17 | Department of Planning & Zoning                                | Received/Assigned PH                          |
| 12/7/17  | Department of Planning & Zoning                                | Recommended Denial to the Planning Commission |
| 12/7/17  | Planning Commission  | Recommended Approval to the Parish Council    |
| 1/22/18  | Parish President   | Introduced                                    |
| 1/22/18  | Parish Council   | Tabled.                                       |
|          | Reported:  |   |
|          | P & Z Department Recommended: Denial                           |   |
|          | Planning Commission Recommended: Approval                      |   |
|          | Public comment opened; no public comment                       |   |
|          | Council Discussion   |   |
|          | Planning & Zoning Director Michael Albert spoke on the matter. |   |
| 1/22/18  | Parish Council   | Tabled.                                       |

**RESOLUTIONS**

- 51     [2018-0016](#)     A resolution providing mandatory support for the Planning and Zoning Commission's approval to expand a barroom on Lot A-1-A, Ford Subdivision, municipal address 13459 Highway 90, Boutte.

**Sponsors:**     Mr. Cochran and Department of Planning & Zoning

**Attachments:**     [2018-0016 Recommendation at a Glance \(2\)](#)  
[2018-0016 Minutes 01.11.18 WhiteBoots Inv](#)  
[2018-0016 LUR PZSPU-2018-01 \(White Boot Investments Inc\)](#)  
[2018-0016 AERIAL PZSPU-2018-01](#)  
[2018-0016 ZONING PZSPU-2018-01](#)  
[2018-0016 FLUM PZSPU-2018-01](#)  
[2018-0016 Site Plan with Setbacks](#)  
[2018-0016 Floor Plan PZSPU-2018-01 \(2\)](#)

**Legislative History**

|         |   |   |
|---------|---|---|
| 12/4/17 | Department of Planning & Zoning   | Received/Assigned PH                                |
| 1/11/18 | Department of Planning & Zoning   | Rcmnd'd Approval w/Stip. to the Planning Commission |
|         | Approval with the following stipulations:   |   |
|         | 1. That minor adjustments to the submitted site plan can be approved through the building permit process.   |   |
|         | 2. That if the sheriff continues to receive noise complaints this issue can be reviewed by the Planning Department and the business license can be revoked. |   |
| 1/11/18 | Planning Commission   | Rcmnd'd Approval w/Stip. to the Parish Council      |
|         | Approval with the following stipulations:   |   |
|         | 1. That minor adjustments to the submitted site plan can be approved through the building permit process.   |   |
|         | 2. That if the sheriff continues to receive noise complaints this issue can be reviewed by the Planning Department and the business license can be revoked. |   |

- 67     [2018-0017](#)     A resolution providing supporting authorization to endorse the Planning Commission's approval of a revised Preliminary Plat for River Road Estates, 101 lots and a remaining Parcel X in Sections 5 & 7, T12S-R20E and Sections 31 & 33, T13S-R20E, Hahnville, with a waiver from the required width for drainage. Property owner, Cypress Ventures, LLC; applicant, River Road Estates, LLC.

**Sponsors:**     Mr. Wilson

**Attachments:**     [2018-0017 Recommendation at a Glance \(2\)](#)  
[2018-0017 Minutes 01.11.18\\_RiverRoadEst](#)  
[2018-0017 Minutes 12.07.17\\_RiverRoadEst](#)  
[2018-0017 LUR PZS-2016-44 RIVER ROAD ESTATES](#)  
[2018-0017 PZS 2016-44 Aerial](#)  
[2018-0017 PZS-2016-44\\_Zoning](#)  
[2018-0017 Construction Plat](#)  
[2018-0017 MS4\\_APPROVAL\\_20180104](#)

**Legislative History**

|         |   |  |
|---------|---|--|
| 11/6/17 | Department of Planning & Zoning   | Received/Assigned PH                               |
| 1/11/18 | Department of Planning & Zoning   | Rcmd'd Approval w/Stip. to the Planning Commission |
|         | Approval with the following stipulations:<br>1. The Preliminary Plat is replaced with the Construction Plat.<br>2. Waiver from 30 ft. minimum width for drainage servitude is granted |  |
| 1/11/18 | Planning Commission   | Rcmd'd Approval w/Stip. to the Parish Council      |
|         | Approval with the following stipulations:<br>1. The Preliminary Plat is replaced with the Construction Plat.<br>2. Waiver from 30 ft. minimum width for drainage servitude is granted |  |



**MEETINGS, ANNOUNCEMENTS, NOTICES, ETC.****MEETINGS**

*LAFOURCHE BASIN LEVEE DISTRICT: Wednesday, 2/7/18, 6PM, Lafourche Basin  
Levee District Office, 21380 Highway 20, Vacherie  
ZONING BOARD OF ADJUSTMENT: Thursday, 2/15/18, 7PM Council Chambers  
PONTCHARTRAIN LEVEE DISTRICT: Monday, 2/19/18, 6PM, Pontchartrain Levee  
District Headquarters Complex, 2069 Railroad Avenue, Litcher  
ST. CHARLES PARISH COUNCIL: Monday, 2/26/18, 6PM, Council Chambers*

**ANNOUNCEMENTS**

*KREWE OF MONTZ PARADE: Saturday, 2/10/18, 10AM, Montz*

*KREWE OF LUL PARADE: Saturday, 2/10/18, 12PM, Luling*

*KREWE OF DES ALLEMANS PARADE: Sunday, 2/11/18, 1PM, Des Allemands*

*PARISH HOLIDAY: Monday, 2/12/18 – President's Day (observed)*

*PARISH HOLIDAY: Tuesday, 2/13/18 – Mardi Gras*

*\*\*\*PLEASE NOTE THAT THERE WILL BE A THREE (3) WEEK LAPSE BETWEEN  
COUNCIL MEETINGS. THE NEXT REGULAR COUNCIL MEETING WILL BE HELD ON  
MONDAY, FEBRUARY 26, 2018.*

**SPECIAL MATTERS TO BE CONSIDERED BY COUNCIL**

[2018-0031](#) Executive Session: Personnel

Sponsors: Mr. Wilson

**Accommodations for Disabled**

**St. Charles Parish will upon request and with three (3) days advanced notice provide reasonable accommodation to any disabled individual wishing to attend the meeting. Anyone requiring reasonable accommodation is requested to contact the Office of the Council Secretary at (985) 783-5000 to discuss the particular accommodations needed.**