



St. Charles Parish

Meeting Agenda

Parish Council

Council Chairman Dennis Nuss
Councilmembers Carolyn K. Schexnaydre, Terry Authement,
Billy Raymond, Sr., Shelley M. Tastet, Wendy Benedetto,
Paul J. Hogan, Larry Cochran, Marcus M. Lambert

St. Charles Parish Courthouse
15045 Highway 18
P.O. Box 302
Hahnville, LA 70057
985-783-5125
www.stcharlesparish.gov

Monday, July 7, 2008

6:00 PM

Council Chambers, Courthouse

Final

Minutes

ATTENDANCE

CALL TO ORDER

PRAYER

Bishop Otis Kenner
Faith, Praise & Deliverance Temple

PLEDGE

Bishop Otis Kenner
Faith, Praise & Deliverance Temple

APPROVAL OF MINUTES

Regular Meeting - June 16, 2008

SPECIAL BUSINESS (PROCLAMATIONS, CANVASS RETURNS, ETC.)

- 1 [2008-0290](#) In Recognition: Richard Bordner, Planning & Zoning Commission

Sponsors: Mr. Hogan

- 2 [2008-0291](#) Proclamation: Catfish Festival

Sponsors: Mr. Hogan

[2008-0297](#) Confirmation - Grant M. Dussom, Director of the Department of Finance

Sponsors: Mr. St. Pierre Jr.

REPORTS (FINANCE AND ADMINISTRATIVE ACTIVITIES)

- [2008-0292](#) Communications District (911)
- [2008-0293](#) New Orleans Aviation Board
- [2008-0294](#) Mr. Brian J. Champagne, Registrar of Voters - Annual Voter Education Week, July 14 - July 18, 2008
- Sponsors:** Mr. Nuss
- [2008-0296](#) Mr. Rene' G. Schmit, County Agent - Asian Citrus Psyllid
- Sponsors:** Mr. St. Pierre Jr.
- [2008-0295](#) Parish President Remarks/Report
- Sponsors:** Mr. St. Pierre Jr.

ORDINANCES/RESOLUTIONS INTRODUCED FOR PUBLICATION/PUBLIC HEARING

- [2008-0299](#) An ordinance to rename a certain unnamed portion of Dunleith Drive to South Dunleith Drive in the Destrehan area of St. Charles Parish.
- Sponsors:** Ms. Benedetto
- Attachments:** [2008-0299 Final Ord 08-7-6](#)
- Revised Version (Regular Agenda - Page 16)*
- [2008-0299](#) An ordinance to rename a certain section of Dunleith Drive, South of the Electric Power Line and Pipeline Right-of-Way to South Dunleith Drive, Destrehan.
- Sponsors:** Ms. Benedetto
- Attachments:** [2008-0299 Final Ord 08-7-6](#)
- [2008-0303](#) An ordinance approving and authorizing the establishment of a Home Occupation under the operation of Monique Aucoin - "Oaks A/C & Heating, LLC" - an a/c and heating business at 220 Oak Street, St. Rose, La.
- Sponsors:** Mr. St. Pierre Jr. and Department of Planning & Zoning
- Attachments:** [Monique Aucoin Aerial.pdf](#)
[Monique Aucoin affidavit.pdf](#)
[Monique Aucoin LUR.doc](#)
[Monique Aucoin minutes.doc](#)
[Monique Aucoin Recommendation at a Glance.doc](#)
[2008-0303 Final Ord 08-7-3](#)
- Legislative History**
- | | | |
|---------|---------------------------------|----------------------|
| 5/23/08 | Department of Planning & Zoning | Received/Assigned PH |
|---------|---------------------------------|----------------------|

[2008-0304](#) An ordinance to amend the Zoning Ordinance of 1981, to the change of zoning classification from C-2 to C-3 at 14180 Hwy. 90, Mozella (Lots 5, 6, 7, 14, 15, 16, Block 3, Mozella Townsite) as requested by Tish Boudreaux.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [Tish Boudreaux Aerial.pdf](#)
[Tish Boudreaux LUR.doc](#)
[Tish Boudreaux survey.pdf](#)
[Tish Boudreaux minutes.doc](#)
[Tish Boudreaux Recommendation at a Glance.doc](#)
[2008-0304 Final Ord 08-7-4](#)

Legislative History

6/2/08	Department of Planning & Zoning	Received/Assigned PH
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[2008-0305](#) An ordinance to amend the Zoning Ordinance of 1981, to the change of zoning classification from C-3 and M-2 to OL at property approx. 140 acres north of Hwy. 3127, west of Hwy. 3141 and south of the railroad as requested by 3C Riverside Properties, LLC.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [3C Riverside LUR.doc](#)
[3C Riverside site plan.pdf](#)
[3C Riverside minutes.doc](#)
[3C Riverside Recommendation at a Glance.doc](#)
[2008-0305 Final Ord 08-7-5](#)

Legislative History

6/6/08	Department of Planning & Zoning	Received/Assigned PH
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[2008-0221](#) An ordinance to repeal the Code of Ordinances, Appendix A. Section X. Exceptions and modifications B. Exceptions to area regulations by inserting the setback requirements from servitudes along major drainage canals within Minimum Yard Requirements of Spatial Requirements subsections for all Zoning Districts.

Sponsors: Mr. Hogan

Attachments: [Setback requirements minutes.doc](#)
[Setback requirements Recommendation at a Glance.doc](#)
[setback Recommendations.doc](#)
[setback requirements minutes.doc](#)
[Paul Hogan minutes 07.09.08.doc](#)
[Paul Hogan Recommendation at a Glance.doc](#)
[2008-0221 4-11-08 BJT memo KM](#)
[2008-0221 Final Ord 08-8-9](#)

Legislative History

4/11/08	Council Secretary	Correspondence Sent to the Planning & Zoning Director to initiate the process to have the referenced placed on the May 8, 2008 Planning Commission Agenda.
4/21/08	Council Member(s)	Introduced
4/21/08	Parish Council	Rmv'd and Introduced <i>Discussion: to remove from introduction File No. 2008-0221 and introduce for Monday, May 5, 2008 with Public Hearing on Monday, May 19, 2008</i>
5/5/08	Council Member(s)	Introduced
5/5/08	Parish Council	Publish/Scheduled for Public Hearing
5/8/08	Department of Planning & Zoning	No Recommendation to the Planning Commission
5/8/08	Planning Commission	Tabled 1 to the Parish Council
5/19/08	Parish Council	Public Hearing Requirements Not Satisfied <i>Reported:</i> <i>Councilman Hogan Recommended: Approval</i>
5/19/08	Parish Council	Rmv'd from Consid. <i>Discussion: to remove File No. 2008-0221 from consideration</i>
6/5/08	Department of Planning & Zoning	Recommended Approval to the Planning Commission <i>The administration has no objection.</i>
6/5/08	Planning Commission	Rmv'd from Consid.

[2008-0306](#)

An ordinance to amend the St. Charles Parish Code of Ordinances, Appendix C of the Subdivision Ordinances, Section IV. E. Miscellaneous regarding street light fixtures by changing the required light fixtures from mercury vapor to high pressure sodium due to the Energy Policy Act of 2005. This act specifically states "Mercury Vapor ballasts shall not be manufactured or imported after January 1, 2008."

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [street light minutes 07.09.08.doc](#)
[street light Recommendation at a Glance.doc](#)
[2008-0306 Final Ord 08-7-7](#)

[2008-0307](#)

An ordinance to amend the O-L, Open Land Zoning District, to allow Fire Stations and firefighter training facilities as a Special Permit Use.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [fire stations minutes 07.09.08.doc](#)
[fire stations Recommendation at a Glance.doc](#)
[2008-0307 Final Ord 08-7-8](#)

[2008-0308](#)

An ordinance to amend the Zoning Ordinance of 1981, to adopt the community-wide zoning recommendations in the ***Land Use and Zoning Study*** for Ama, Louisiana prepared by Urban Systems, Inc. and dated June 12, 2008.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [Community of Ama minutes.doc](#)
[Community of Ama Recommendation at a Glance.doc](#)
[Community of Ama Recommendation at a Glance.doc](#)
[Community of Ama - Amelia, Allen, Griffin petition.pdf](#)
[Community of Ama combined comments.pdf](#)
[Community of Ama Comments \(Richard King\).pdf](#)
[Community of Ama Henry Friloux's letter.pdf](#)
[Community of Ama Henry Friloux's maps.pdf](#)
[Community of Ama Pat McEvoy Letter.pdf](#)
[Community of Ama Summary Report.pdf](#)
[Community of Ama 08.07.08 minutes.doc](#)
[2008-0308 Final Ord 08-9-10](#)

[2008-0309](#) An ordinance approving and authorizing the execution of an Act of Dedication for South Lakewood Subdivision, Luling, St. Charles Parish, LA.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [South Lakewood LUR.doc](#)
[South Lakewood minutes.doc](#)
[South Lakewood final approv.pdf](#)
[2008-0309 Act of Dedication-F](#)
[2008-0309 Final Ord 08-7-9 with Dedication](#)

[2008-0310](#) An ordinance approving and authorizing the execution of an Act of Dedication for Lakewood Estates, Phase III Subdivision, Luling, St. Charles Parish, LA.

Sponsors: Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments: [Lakewood Estates LUR.doc](#)
[Lakewood Estates Minutes Mar and Apr 2001.doc](#)
[Lakewood Estates Mionutes Nov 7 2002.doc](#)
[2008-0310 Act of Dedication-F](#)
[2008-0310 Final Ord 08-7-10 with Dedication](#)

ORDINANCES SCHEDULED FOR PUBLIC HEARING (INTRODUCED AT PREVIOUS MEETING)

[2008-0276](#) An ordinance of the Parish of St. Charles, providing that the Code of Ordinances, Parish of St. Charles, be amended by revising Chapter 16 Nuisances, Article III. Weeds, Grass, Etc., Sec. 16-24 Classifications and definitions, Sec. 16-25 Prohibited and Sec. 16-26 Exemptions.

Sponsors: Mr. Hogan

Attachments: [2008-0276 Failed Proposed Ordinance](#)
[2008-0276 6-16-09 PC memo](#)
[2008-0276 7-15-09 PH memo KM](#)
[2008-0276 8-19-09 2nd Request memo KM](#)
[2008-0276 9-18-08 Memo PZ](#)
[2008-0276 10-30-08 2nd Request KM](#)
[2008-0276 11-18-08 PH memo ML](#)

Legislative History

6/16/08	Council Member(s)	Introduced
6/16/08	Parish Council	Publish/Scheduled for Public Hearing

[2008-0288](#) An ordinance to rename Bayou Estates South Drive, Des Allemands, LA to Southern Estates Drive.

Sponsors: Mr. Hogan

Attachments: [2008-0228 3-14-08 Ltr to Residents](#)
[2008-0228 Petition Signatures 3-31-08](#)
[2008-0228 4-1-08 PH memo Legal](#)
[2008-0228 4-7-08 PH memo KM](#)
[2008-0228 4-9-08 PH ltr Sheriff](#)
[2008-0228 4-21-08 KM ltr PH](#)
[2008-0228 4-30-08 Sheriff ltr PH](#)
[2008-0228 5-30-08 PH ltr residents](#)
[2008-0228 6-17-08 PH ltr residents](#)
[2008-0288 Failed Proposed Ordinance](#)

Legislative History

3/14/08	Council Member(s)	Correspondence Sent to the Residents of Bayou Estates South, from District IV, Councilman Paul J. Hogan, PE to address the street name change of Bayou Estates South to eliminate confusion with Bayou Estates Drive.
4/1/08	Council Member(s)	Correspondence Sent to Mr. Leon C. Vial, III, Legal Services Director, from District IV, Councilman Paul J. Hogan, PE to forward your legal opinion on what the correct street name is, either Bayou Estates South or South Bayou Estates.
4/7/08	Council Member(s)	Correspondence Sent to Ms. Kimberly Marousek, Planning & Zoning Director, from District IV, Councilman Paul J. Hogan, PE to have you and others review and approve the use of the proposed street names: Southern Estates Drive, Cypress Drive, Acadian Drive, Sunset Drive, Heritage Drive, Moi Drive, C'est Bon Drive, and Bayou Vista Drive.
4/9/08	Council Member(s)	Correspondence Sent to Sheriff Greg Champagne, from District IV, Councilman Paul J. Hogan, PE to have your Department advise as to whether or not the similarity in the street names Bayou Estates South and Bayou Estates Drive, are an issue and whether or not you have any knowledge of your Department visiting the right address on the wrong street.
4/21/08	Council Member(s)	Correspondence Received to District IV, Councilman Paul J. Hogan, PE from Ms. Kimberly Marousek, Planning & Zoning Director, that after reviewing the proposed street names submitted, it has been determined that all names can be approved except for Cypress Drive and Sunset Drive because they are duplicates.

5/1/08	Council Member(s)	Correspondence Received to District IV, Councilman Paul J. Hogan, PE, from Sheriff Greg Champagne, in response to the inquiry regarding a possible name change of Bayou Estates South Drive. A name change would certainly lessen the chance for error in an emergency response. Not aware of a specific incident where this has occurred. Also, the question here would be whether the inconvenience of address changes to the residents would outweigh this change and the possibility of an error by emergency responders.
5/30/08	Council Member(s)	Correspondence Sent to the Property Owners in Bayou Estates South Subdivision, from District IV, Councilman Paul J. Hogan, PE, regarding a possible name change of Bayou Estates South Drive to ask owners to select one of the proposed street names and return copy of letter with selection no later than June 12, 2008.
6/16/08	Council Member(s)	Introduced
6/16/08	Parish Council	Publish/Scheduled for Public Hearing
6/16/08	Parish Council	Motioned 1 <i>to suspend the Council Rules to allow Mr. Frank Whiteside to address the Council on File No. 2008-0288, introduced and scheduled for Public Hearing on Monday, July 7, 2008</i>
6/17/08	Council Member(s)	Correspondence Sent to the Lot Owners in Bayou Estates South Subdivision, from District IV, Councilman Paul J. Hogan, PE, regarding a possible name change of Bayou Estates South Drive.

- 4 [2008-0289](#) An ordinance to approve and authorize the execution of Change Order No. 1 and final for the East Bank Water Storage Tanks to increase the contract time by 92 calendar days and to decrease the contract amount by \$32,297.60.

Sponsors: Mr. St. Pierre Jr. and Department of Waterworks

Attachments: [2008-0289 Change Order-F](#)
[2008-0289 Final Ord 08-7-1 with Change Order](#)

Legislative History

6/16/08	Parish President	Introduced
6/16/08	Parish Council	Publish/Scheduled for Public Hearing

ORDINANCES/RESOLUTIONS WHICH HAVE BEEN TABLED

[2008-0184](#)

An ordinance to amend the Zoning Ordinance of 1981, Ordinance No. 81-10-6, adopted October 19, 1981 to approve the change of zoning classification from R-1A to M-1 at Lots 14-34, as requested by Bunge North America.

Sponsors:

Mr. St. Pierre Jr. and Department of Planning & Zoning

Attachments:

[Bunge LUR.doc](#)

[Bunge zoning Dan Herbold's Objection.pdf](#)

[Bunge zoning Laurent Objection.pdf](#)

[Bunge zoning LUR.doc](#)

[Bunge zoning minutes.doc](#)

[Bunge zoning plat & appl..pdf](#)

[Bunge zoning Recommendation at a Glance.doc](#)

[2008-0184 Final Ord 08-7-2](#)

Legislative History

2/29/08	Department of Planning & Zoning	Received/Assigned PH
4/7/08	Parish President	Introduced
4/7/08	Parish Council	Rmv'd from Intro. <i>Discussion: to remove File No. 2008-0184 from introduction</i>
4/21/08	Parish President	Introduced
4/21/08	Parish Council	Rmv'd and Introduced <i>Discussion: to remove from introduction File No. 2008-0184 and introduce for Monday, May 5, 2008 with Public Hearing on Monday, May 19, 2008</i>
5/5/08	Parish President	Introduced
5/5/08	Parish Council	Publish/Scheduled for Public Hearing
5/8/08	Department of Planning & Zoning	Recommended Approval to the Planning Commission
5/8/08	Planning Commission	Recommended Denial to the Parish Council
5/19/08	Parish Council	Amended <i>Amendment: to accept the revised version of File No. 2008-0184</i>
5/19/08	Parish Council	Amended <i>Amendment: to amend the proposed ordinance in the "SUMMARY", "SECTION I.", and in "SECTION II." to remove ... "Pecan Grove School Lot and portions of James Street and a 40 ft. street across the rear 12442 River Road, Destrehan, La., ..."</i>

5/19/08	Parish Council	Public Hearing Requirements Satisfied
	<i>Reported:</i>	
	<i>P & Z Department Recommended: Approval</i>	
	<i>Planning Commission Recommended: Denial</i>	
	<i>Speakers:</i>	
	<i>Mr. Jerry Gibson, Regional Manager, Bunge North America, New Orleans</i>	
	<i>Mr. James Wolfe, Destrehan</i>	
	<i>Mr. Clyde A. "Rock" Gisclair, St. Charles Parish Assessor</i>	
	<i>Ms. Betty Bourgeois, Destrehan</i>	
	<i>Mr. Raoul Laurent, Jr., Destrehan</i>	
	<i>Ms. Toni Offner, Destrehan</i>	
	<i>Ms. Carolyn Laurent, Destrehan</i>	
	<i>Ms. Cynthia Portera, Destrehan</i>	
	<i>Mr. Raoul Laurent, III, Destrehan</i>	
	<i>Mr. Leonard Ledoux, Destrehan</i>	
	<i>Mr. James McNulty, Destrehan</i>	
	<i>Ms. Lauren Offner, Destrehan</i>	
	<i>Mr. Dan Wise, Gnotts Towning, Destrehan</i>	
	<i>Mr. Perry Waguespack, Destrehan</i>	
	<i>Ms. Sandra Johnson, Destrehan</i>	
	<i>Ms. Linda Ledoux, Gnotts Towning, Destrehan</i>	
5/19/08	Parish Council	Motioned 1
	<i>to suspend the Council Rules to allow Mr. Leonard Ledoux to speak a second time</i>	
5/19/08	Parish Council	Public Hearing Requirements Satisfied
	<i>Speakers:</i>	
	<i>Mr. Leonard Ledoux, Destrehan</i>	
5/19/08	Parish Council	Tabled.
	<i>Councilman Cochran motioned to table File No. 2008-0184 and ask for an Opinion from the Attorney General. Motion failed for lack of a second.</i>	
	<i>Discussion: to table File No. 2008-0184 and ask for an opinion from the Attorney General's Office on M-1 versus M-3 Zoning District</i>	
5/27/08	Council Secretary	Correspondence Sent
	<i>to Attorney General James D. "Buddy" Caldwell, requesting an opinion on M-1 versus M-3 Zoning District</i>	
6/2/08	Parish Council	Tabled.
6/16/08	Parish Council	Removed from the Table 1
6/16/08	Parish Council	Public Hearing Requirements Not Satisfied
	<i>Reported:</i>	
	<i>P & Z Department Recommended: Approval</i>	
	<i>Planning Commission Recommended: Denial</i>	
6/16/08	Parish Council	Tabled.
6/26/08	Council Secretary	Correspondence Received
	<i>from Attorney General James D. "Buddy" Caldwell, rendering an opinion on M-1 versus M-3 Zoning District</i>	

RESOLUTIONS

- 11 [2008-0300](#) A resolution requesting the Louisiana Department of Transportation & Development to install protected arrows at various locations on Airline Drive from Norco to St. Rose, in St. Charles Parish as listed below:
- 1) Protected arrow on Airline Drive west bound in Norco to protect southbound traffic turning on Apple Street.
 - 2) Protected arrow on Airline Drive east bound turning onto Ormond Blvd. in Destrehan.
 - 3) Protected arrow turning west bound at Ormond Blvd. and LA 48 in Destrehan.
 - 4) Protected arrow and green light in the turn lane of the west bound traffic of Airline Drive turning southbound on Ormond Blvd. in Destrehan.
- Sponsors:** Ms. Schexnaydre, Mr. Lambert, Ms. Benedetto and Mr. Cochran
- Attachments:** [2008-0300 Final Reso 5556](#)
- 12 [2008-0301](#) A resolution asking the U. S. Postal Service to open a Post Office in the Town of Montz, Louisiana in St. Charles Parish.
- Sponsors:** Mr. Lambert
- Attachments:** [2008-0301 Final Reso 5557](#)
- Revised Version (Regular Agenda - Page 78)*
- 13 [2008-0302](#) A resolution to enact a Sales Tax Holiday in St. Charles Parish on August 1, 2008, and August 2, 2008.
- Sponsors:** Ms. Benedetto
- Attachments:** [2008-0302 Final Reso 5558](#)

APPOINTMENTS

[2008-0281](#) Council Ex-Officio Appointment to the Coastal Zone Advisory Board

Council Chairman will accept nominations on July 7, 2008 to fill the vacancy due to the resignation of the term of Councilman Marcus M. Lambert as the Council Ex-Officio Appointment to the Coastal Zone Advisory Board. Term is concurrent with the Governing Authority. [Deferred at the June 16, 2008 Meeting.]

Legislative History

6/16/08

Parish Council

Deferred 1

[2008-0282](#)

Appoint a member to the River Region Caucus.

Council Chairman will accept nomination to fill the vacancy caused by the expiration of the term of Councilman Larry Cochran. One (1) year term to begin July 31, 2008 and expire July 31, 2009.

Legislative History

6/16/08 Parish Council Vacancy Announced

[2008-0283](#)

Appoint a member to the River Region Caucus.

Council Chairman will accept nomination to fill the vacancy caused by the expiration of the term of Councilwoman Wendy Benedetto. One (1) year term to begin July 31, 2008 and expire July 31, 2009.

Legislative History

6/16/08 Parish Council Vacancy Announced

[2008-0284](#)

Appoint a member to the River Region Caucus.

Council Chairman will accept nomination to fill the vacancy caused by the expiration of the term of Councilman Marcus M. Lambert - Alternate. One (1) year term to begin July 31, 2008 and expire July 31, 2009.

Legislative History

6/16/08 Parish Council Vacancy Announced

[2008-0285](#)

Appoint a member to the River Region Caucus.

Council Chairman will accept nomination to fill the vacancy caused by the expiration of the term of Councilman Paul J. Hogan, PE - Alternate. One (1) year term to begin July 31, 2008 and expire July 31, 2009.

Legislative History

6/16/08 Parish Council Vacancy Announced

[2008-0285](#)

Appoint a member to the River Region Caucus.

Legislative History

6/16/08 Parish Council Vacancy Announced

ADJOURNMENT**MEETINGS**

*CIVIL SERVICE BOARD: Tuesday, 7/8/09, 6:30PM, Council Chambers
 PLANNING & ZONING COMMISSION: Thursday, 7/9/08, 7PM, Council Chambers
 COMMUNITY ACTION ADVISORY BOARD: Wednesday, 7/9/08 7PM, Courthouse Annex
 SUNSET DRAINAGE DISTRICT: Thursday, 7/10/08, 7PM, Council Chambers
 911 COMMUNICATIONS DISTRICT: Monday, 7/14/08, 5PM, Council Chambers
 ZONING BOARD OF ADJUSTMENT: Thursday, 7/17/08, 7PM, Council Chambers*

ANNOUNCEMENTS

ST. CHARLES PARISH RECYCLING DROP OFF EVENTS: Saturday, September 6 and November 1, 2008, 9AM - 12Noon; Locations: Westbank - St. Charles Plaza, Highway 90, Luling; Eastbank - New Sarpy Annex, Highway 48, New Sarpy

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) 783-5125 to discuss the particular accommodations needed.