



St. Charles Parish

Meeting Agenda

Parish Council

St. Charles Parish Courthouse
15045 Highway 18
P.O. Box 302
Hahnville, LA 70057
985-783-5000
www.stcharlesparish-la.gov

Council Chairman Larry Cochran
Councilmembers Carolyn K. Schexnaydre, Jarvis Lewis,
Terrell D. Wilson, William Billy Woodruff, Wendy Benedetto,
Paul J. Hogan, Traci A. Fletcher, Julia Fisher-Perrier

Monday, June 1, 2015

6:00 PM

Council Chambers, Courthouse

Final

CALL TO ORDER

PRAYER / PLEDGE

Pastor Tim Lawson
St. Charles United Methodist Church

APPROVAL OF MINUTES

Regular Meeting – May 18, 2015

SPECIAL BUSINESS (PROCLAMATIONS, CANVASS RETURNS, ETC.)

- 1 [2015-0193](#) Proclamation: "Assist A Child...Help A Single Parent Day"

Sponsors: Ms. Fisher-Perrier

REPORTS (FINANCE AND ADMINISTRATIVE ACTIVITIES)

[2015-0195](#) Ms. Nicole Ishmael, Executive Director, Emergency Management Accreditation Program and Mr. Judd Freed, Director, Ramsey County, Minnesota Emergency Management and Homeland Security, EMAP Commissioner - EMAP Accreditation Recognition

Sponsors: Mr. St. Pierre Jr. and Department of Emergency Preparedness

[2015-0198](#) Emergency Preparedness Director Ronald Perry - Hurricane Preparedness

[2015-0199](#) Department of Emergency Preparedness

[2015-0167](#) Parish President Remarks/Report

Sponsors: Mr. St. Pierre Jr.

Legislative History

5/18/15 Parish Council Report Deferred
Discussion: to defer File No. 2015-0167 to the June 1, 2015 council meeting

ORDINANCES / RESOLUTIONS INTRODUCED FOR PUBLICATION / PUBLIC HEARING

Monday, June 15, 2015, 6:00 pm, Council Chambers, Courthouse, Hahnville

- 2 [2015-0190](#) A resolution authorizing the Chairman or the Secretary to offer no objection to Houston Energy Operating, LP, CUP P20141174 for a permit to clear and grade an area to construct a boarded entrance for an access road (\pm 2,885') and construct a 250' x 340' ring levee for the purpose of drilling the Riverbend Prospect Well, at Section 43, 45, T13S-R21E; Section 40, T14S-R21E; near Boutte, in St. Charles Parish, Louisiana.

Sponsors: Mr. Woodruff

Attachments: [2015-0190 Public Notice Houston Energy](#)
 [2015-0190 CZM-Houston](#)

Legislative History

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|---------|---------------------------------|--|
| 5/13/15 | Parish Council | Rcmd'ation Request Fwd'd to the Coastal Zone Management Section |
| 5/13/15 | Coastal Zone Management Section | No Recommendation to the Parish Council |
| | | Per CZM Administrator Earl Matherne, Coastal Zone Advisory Committee will not review this public notice. |
| 5/18/15 | Parish Council | Time Ext. Requested to the DNR |

- 7 [2015-0194](#) An ordinance approving and authorizing the execution of Change Order No. 1 for Parish Project No S130201 Murray Hill (CC-1) Lift Station Rehabilitation, to balance the contract quantities with actual quantities resulting in a decrease of \$30,000 and a decrease of contract time by four (4) days.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0194 Change Order](#)

- 10 [2015-0196](#) An ordinance of the Parish of St. Charles providing that the Code of Ordinances, Parish of St. Charles, be amended by revising Section 15-5, Motor Vehicles and Traffic, of said Code, to provide for the installation of “**NO PARKING**” signs on both sides of Ash Street starting from the Pine Street side of the driveway located at 322 Ash Street up to its intersection with Pine Street in Boutte.

Sponsors: Mr. Hogan

PLANNING AND ZONING PETITIONS

- 11 [2015-0176](#) An ordinance approving and authorizing a Home Occupation operated by Kelvin Gros - "Haulin' Tails, LLC" - a seafood wholesaler at 105 Thoroughbred Avenue, Montz.

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

Attachments: [2015-0176 Kelvin Gros Recommendations](#)

[2015-0176 Kelvin Gros Minutes](#)

[2015-0176 Kelvin Gros LUR](#)

[2015-0176 Aerial](#)

Legislative History

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|---------|--|--|
| 3/30/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning | Rcmd'd Approval w/Stip. to the Planning Commission |
| | Approval with the following stipulations - | |
| | 1. There shall be no catering. | |
| | 2. There shall be no more than 2 trucks marked "Haulin Tails" on the property. Violation of this stipulation will result in immediate revocation of home occupation. | |
| | 3. Cleaning the storage portion of the truck shall be prohibited at 105 Thoroughbred Ave. | |
| | 4. Seafood shall only be stored in the refrigerated truck. | |
| 5/7/15 | Planning Commission | Rcmd'd Approval w/Stip. to the Parish Council |
| | Approval with the following stipulations - | |
| | 1. There shall be no catering. | |
| | 2. There shall be no more than 2 trucks marked "Haulin Tails" on the property. Violation of this stipulation will result in immediate revocation of home occupation. | |
| | 3. Cleaning the storage portion of the truck shall be prohibited at 105 Thoroughbred Ave. | |
| | 4. Seafood shall only be stored in the refrigerated truck. | |
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 24 [2015-0177](#) An ordinance approving and authorizing a Home Occupation operated by Jenniffer DeGruy - "Jenniffer Leigh" - a hair salon at 280 Edgewood Lane, Montz.

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

Attachments: [2015-0177 Jenniffer Recommendations](#)
[2015-0177 Jenniffer DeGruy Minutes](#)
[2015-0177 Jenniffer DeGruy LUR](#)
[2015-0177 Jenniffer DeGruy Aerial](#)

Legislative History

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|---------|---------------------------------|--|
| 4/2/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning | Recommended Approval to the Planning Commission |
| 5/7/15 | Planning Commission | Recommended Approval to the Parish Council |
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 31 [2015-0178](#) An ordinance to amend the St. Charles Parish Zoning Ordinance of 1981, to change the land use zoning reclassification from W-1 to OL at Lot 36 Coteau de France (Proposed 519 Ridge Rd), Des Allemands, as requested by Rory and Roxanne Comardelle.

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

Attachments: [2015-0178 Rory-Roxanne Commardelle Recommendation](#)
[2015-0178 Roxanne Comardelle Minutes](#)
[2015-0178 Rory-Roxanne Comardelle LUR](#)
[2015-0178 Rory-Roxanne Commardelle Survey](#)
[2015-0178 Rory- Roxanne Comardelle Aerial](#)
[2015-0178 Rory-Roxanne Jurisdictional Determination](#)

Legislative History

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|--------|---------------------------------|---|
| 3/6/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning | Recommended Denial to the Planning Commission |
| 5/7/15 | Planning Commission | Recommended Approval to the Parish Council |

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|-----------|----------------------------|---|--|
| | 5/18/15 | Parish President | Introduced |
| | 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |
| 46 | 2015-0179 | An ordinance to amend the St. Charles Parish Zoning Ordinance of 1981, to change the land use zoning reclassification from OL to C-2 at Lot B-1A of Loupe Subdivision, 12801 River Road, Luling, as requested by Betty and Donald Muller. | |
| | <u>Sponsors:</u> | Mr. St. Pierre Jr. and Department of Planning & Zoning | |
| | <u>Attachments:</u> | 2015-0179 Muller Recommendations 2015-0179 Muller Minutes 2015-0179 Muller LUR 2015-0179 Muller Recorded Survey 2015-0179 Muller AERIAL | |
| | | <u>Legislative History</u> | |
| | 4/13/15 | Department of Planning & Zoning | Received/Assigned PH |
| | 5/7/15 | Department of Planning & Zoning | Recommended Approval to the Planning Commission |
| | 5/7/15 | Planning Commission | Recommended Approval to the Parish Council |
| | 5/18/15 | Parish President | Introduced |
| | 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |
| 57 | 2015-0180 | An ordinance to amend the Zoning Ordinance of 1981, Ordinance No. 81-10-6 as amended, to change the zoning classification from R-3 to R-1A on the streets of Acadian Trace Subdivision: Acadia Lane, Laura Lane, Evangeline Lane, and Valcour Lane, Destrehan, La as requested by Wendy Benedetto on behalf of the residents. | |
| | <u>Sponsors:</u> | Ms. Benedetto | |
| | <u>Attachments:</u> | 2015-0180 Acadian Recommendations 2015-0180 Acadian Trace Area Rezone Minutes 2015-0180 Acadian LURreport_2015.04.09 2015-0180 Acadian-Plantation Rd Focus Area 2015-0180 Acadian-Plantation Rd Vacancy 2015-0180 Acadian-Plantation Rd Zoning | |
| | | <u>Legislative History</u> | |

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|---------|---------------------------------|--|
| 4/16/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning | Recommended Approval to the Planning Commission |
| 5/7/15 | Planning Commission | Recommended Approval to the Parish Council |
| 5/18/15 | Council Member(s) | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

ORDINANCES SCHEDULED FOR PUBLIC HEARING (INTRODUCED AT PREVIOUS MEETING)

- 67 [2015-0144](#) An ordinance to amend the Code of Ordinances by revising Chapter 21, Article I, amending Section 21-1 (a)(5), (f), and to remove 21-1 (g), regarding the installation of culverts on streets containing open swale drainage that have not been pre-engineered for subsurface culverts.

Sponsors: Mr. St. Pierre Jr., Department of Public Works, Ms. Schexnaydre, Mr. Hogan and Ms. Fisher-Perrier

Attachments: [150144DRAFTORD](#)
 [130196ORD](#)
 [CORRFROMGCR](#)
 [0902190RD](#)

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Legislative History

| | | |
|---------|-----------------------|--|
| 5/5/15 | Legislative Committee | No Quorum |
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 73** [2015-0171](#) An ordinance to approve and authorize the execution of Amendment No. 4 to Ordinance No. 08-10-6, which approved a Professional Services Agreement with GCR & Associates, Inc., now GCR Inc., for right-of-way acquisition and program management services for the West Bank Hurricane Protection Levee initiative.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0171 Amendment No 4](#)
[2015-0171 Backup info GCR Professional Services WBHPL](#)

Legislative History

| | | |
|---------|------------------|--|
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 96** [2015-0181](#) An ordinance to approve a resubdivision of Lot 102A, Lakewood West Subdivision into Lots 102A-1, 102A-2 & 102A-3 located at 133 Lakewood Drive, Luling, as requested by Morales Consulting Group, LLC.

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

Attachments: [2015-0181 Morales Recommendations](#)
[2015-0181 Morales Minutes](#)
[2015-0181 Morales Consulting Group LUR](#)
[2015-0181 Morales Survey](#)
[2015-0181 Morales Consulting Aerial](#)

Legislative History

| | | |
|---------|---------------------------------|--|
| 4/6/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning | Recommended Approval to the Planning Commission |
| 5/7/15 | Planning Commission | Recommended Approval to the Parish Council |
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 104** [2015-0182](#) An ordinance of the Parish of St. Charles providing that the Code of Ordinances, Parish of St. Charles, be amended by revising Appendix C, the St. Charles Parish Subdivision Regulations of 1981, I. General., B. Definitions: to add Commercial Subdivision, Commercial Development Subdivision, Industrial Area Status, Industrial Subdivision, and Industrial Development Subdivision, and to amend V. Administrative., A. Fees, 1, 2, and 4.

Sponsors: Mr. Hogan

Attachments: [2015-0182 Planned Industrial Park Recommendations \(Resubdivisions-Hogan\)](#)

[2015-0182 Version in P&Z Agenda with markups](#)

[2015-0182 Planned Industrial Park Minutes \(Resubdivisions-Hogan\)](#)

[2015-0182 Planned Industrial Park LUR \(Resubdivisions-Hogan\)](#)

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Legislative History

| | | |
|---------|---------------------------------|---|
| 4/16/15 | Council Secretary | Correspondence Sent Correspondence was sent to the P & Z Department to have File No. 2015-0182 placed on the May 7, 2015 meeting agenda. |
| 5/7/15 | Department of Planning & Zoning | Rcmd'd Approval w/Stip. to the Planning Commission Approval with amendments (see ordinance) |
| 5/7/15 | Planning Commission | Rcmd'd Approval w/Stip. to the Parish Council Approval with amendments (see ordinance) |
| 5/18/15 | Council Member(s) | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 115** [2015-0183](#) An ordinance to approve and authorize the Lafourche Basin Levee District to purchase and/or expropriate the necessary real estate interest to a portion of land owned by Karen Majoria Gervais, et al, designated as Parcels 7-1 and 7-1-A-1 for the West Bank Hurricane Protection Levee, Phase III - Ellington, St. Charles Parish, Louisiana, Sta. 10+00.00 to Sta. 170+62.80, and to authorize the transfer of the necessary funding thereof.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0183 Karen Majoria Gervais, et al-Parcels 7-1 and 7-1-A-1-Survey](#)

Legislative History

| | | |
|---------|------------------|--|
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

- 117 [2015-0184](#) An ordinance to approve and authorize the Lafourche Basin Levee District to purchase and/or expropriate the necessary real estate interest to a portion of land owned by Karen Majoria Gervais, et al, designated as Parcels 6-2 and 6-2-A-1 for the West Bank Hurricane Protection Levee, Phase III - Ellington, St. Charles Parish, Louisiana, Sta. 10+00.00 to Sta. 170+62.80, and to authorize the transfer of the necessary funding thereof.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0184 Karen Majoria Gervais, et al-Parcels 6-2 and 6-2-A-1-Survey](#)

Legislative History

5/18/15 Parish President Introduced

5/18/15 Parish Council Publish/Scheduled for Public Hearing to the Parish Council

- 120 [2015-0185](#) An ordinance to approve and authorize the Lafourche Basin Levee District to purchase and/or expropriate the necessary real estate interest to a portion of land owned by Rathborne Land Company, L.L.C., designated as Parcel 9-1-R-1 for the West Bank Hurricane Protection Levee, Phase III - Ellington, St. Charles Parish, Louisiana, Sta. 10+00.00 to Sta. 170+62.80, and to authorize the transfer of the necessary funding thereof.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0185 Rathborne Land Co., LLC-Survey](#)

Legislative History

5/18/15 Parish President Introduced

5/18/15 Parish Council Publish/Scheduled for Public Hearing to the Parish Council

- 125 [2015-0186](#) An ordinance to approve and authorize the Lafourche Basin Levee District to purchase and/or expropriate the necessary real estate interest to a portion of land owned by Ridgeland Properties, Inc., designated as Parcels 3-1, 3-1-A-1, 6-1, 7-3, 7-3-A-3, and 8-19 for the West Bank Hurricane Protection Levee, Phase III - Ellington, St. Charles Parish, Louisiana, Sta. 10+00.00 to Sta. 170+62.80, and to authorize the transfer of the necessary funding thereof.

Sponsors: Mr. St. Pierre Jr. and Department of Public Works

Attachments: [2015-0186 Ridgeland Prop., Inc.- Survey](#)

Legislative History

5/18/15 Parish President Introduced

5/18/15 Parish Council Publish/Scheduled for Public Hearing to the Parish Council

- 133** [2015-0187](#) An ordinance to approve and authorize the Lafourche Basin Levee District to purchase and/or expropriate the necessary real estate interest to a portion of land owned by Roberta S. Landry, et al, designated as Parcels 8-1, 8-2 and 8-2-A-1 for the West Bank Hurricane Protection Levee, Phase III - Ellington, St. Charles Parish, Louisiana, Sta. 10+00.00 to Sta. 170+62.80, and to authorize the transfer of the necessary funding thereof.
- Sponsors:** Mr. St. Pierre Jr. and Department of Public Works
- Attachments:** [2015-0187 Roberta S. Landry, et al - Survey](#)
- Legislative History**
- | | | |
|---------|------------------|--|
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |
- 135** [2015-0188](#) An ordinance approving and authorizing the execution of a Lease Agreement between Elkinsville Cemetery Association and St. Charles Parish for a recreational playground to be sponsored by the Ed Reed Foundation.
- Sponsors:** Mr. St. Pierre Jr. and Department of Legal Services
- Attachments:** [2015-0188 Lease Agreement.5.14.15](#)
[2015-0188 Survey](#)
- Legislative History**
- | | | |
|---------|------------------|--|
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |
- 143** [2015-0189](#) An ordinance to amend the 2015 Consolidated Operating and Capital Budget to add Salary, Benefits, and Professional Services expenses for Fund 112 - Drainage - Account 112-420260 - in the amount of \$193,185 to meet the requirements set forth in the new Subsurface Drainage Program.
- Sponsors:** Mr. St. Pierre Jr. and Department of Finance
- Attachments:** [2015-0189 Exhibit A](#)
- Legislative History**
- | | | |
|---------|------------------|--|
| 5/18/15 | Parish President | Introduced |
| 5/18/15 | Parish Council | Publish/Scheduled for Public Hearing to the Parish Council |

RESOLUTIONS

- 159 [2015-0192](#) A resolution providing mandatory supporting authorization to endorse the positive recommendation of Planning and Zoning Commission for PZSPU-2015-11 for a duplex/R-3 use in a C-2 zoning district with the stipulation that there shall be only 2 dwelling units on property at 12801 River Road, Luling, as requested by Betty & Donald Muller.

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

Attachments: [2015-0192 Recommendation at a Glance](#)

[2015-0192 Muller Minutes](#)

[2015-0192 Muller LUR](#)

[2015-0192 Muller Recorded Survey](#)

[2015-0192 Muller Aerial](#)

Legislative History

| | | |
|---------|---|--|
| 4/13/15 | Department of Planning & Zoning | Received/Assigned PH |
| 5/7/15 | Department of Planning & Zoning Approval with the following stipulation - 1. There shall be only 2 dwelling units on the property. | Rcmd'd Approval w/Stip. to the Planning Commission |
| 5/7/15 | Planning Commission Approval with the following stipulation - 1. There shall be only 2 dwelling units on the property. | Rcmd'd Approval w/Stip. to the Parish Council |

MEETINGS, ANNOUNCEMENTS, NOTICES, ETC.

MEETINGS

LAFOURCHE BASIN LEVEE DISTRICT: Wednesday, 6/3/15, 6PM, Lafourche Basin Levee District Office, 21380 Highway 20, Vacherie
PLANNING & ZONING COMMISSION: Thursday, 6/4/15, 7PM, Council Chambers
911 COMMUNICATIONS DISTRICT: Monday, 6/8/15, 5PM, Council Chambers
INDUSTRIAL DEVELOPMENT BOARD: Tuesday, 6/9/15, 11AM, Council Chambers
LEGISLATIVE COMMITTEE: Tuesday, 6/9/15, 5:30PM, Council Chambers
COMMUNITY ACTION ADVISORY BOARD: Wednesday, 6/10/15, 7PM, Council Chambers

SPECIAL MATTERS TO BE CONSIDERED BY COUNCIL

- 166 [2015-0168](#) A resolution appointing an Official Journal to serve the Parish Council of St. Charles Parish for the period June 2015 through June 2016.

Attachments: [2015-0168 Official Journal Selection Process.2015](#)

[2015-0168 Backup](#)

Legislative History

5/18/15 Parish Council Authorized
5/18/15 Parish Council Authorized

169 [2015-0197](#) Calendar of Official Action for the 2016 Budget: Set Public Hearing dates - Grant Dussom

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

Attachments: [2015-0197 Calendar of Official Action](#)

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.