

PROCEEDINGS
OF THE
TERREBONNE PARISH COUNCIL
IN SPECIAL SESSION

JULY 11, 2022

The Council Chairman, Darrin W. Guidry, Sr., called to order the Special Session Meeting in the Terrebonne Parish Council Meeting Room at 5:30 p.m. for the sole purpose of conducting condemnation hearings. The Invocation and the Pledge of Allegiance were led by Council Member J. Domangue. Upon roll call, Council Members recorded as present were: D. Babin, D. J. Guidry, S. Trosclair, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, and D. W. Guidry, Sr. A quorum was declared present.

The Chairman announced that, per a qualifying disability, Council Member G. Michel would be attending the proceedings via Zoom then read a letter from Council Member S. Trosclair advising of his absence from the proceedings.

The Chairman stated that the PowerPoint presentation given by Administration, which contains the background and history of each property, photographs of the subject structures, and Administration's recommendations, has been made a part of the official record of these proceedings, a hard copy of which is to be maintained in the office of the Planning Department.

Code Enforcement Officer Deon Stewart highlighted that the structures being considered were found non-compliant prior to Hurricane Ida and noted that notices were reissued to receive feedback from the property owners.

At Mr. D. J. Guidry's request, Mrs. Stewart clarified that the properties have been verified prior to presentation to the Council as not also being included in a demolition assistance program.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 305 Dixie Avenue, owned by Albert and Clara Barabin, Sr., noting the following:

- The initial complaint was received on September 16, 2016, and the initial inspection was completed on March 17, 2017.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned and substantially damaged by fire.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on March 17, 2017, received April 5, 2021, re-issued on March 4, 2022, and published on March 31, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 6, 2022 and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 305 Dixie Avenue has been properly advertised and there has been no response from the owner.

Mr. D. J. Guidry moved, seconded by Ms. J. Domangue, “THAT, the Council find the residential structure located at 305 Dixie Avenue, Houma, owned by Albert and Clara Barabin. per legal description,

The easternmost seventy-five feet two inches (75’2”) of lot twelve (12) of block two (2) of barrow subdivision, location in the parish of Terrebonne, State of Louisiana, said lot measuring a front of seventy-five feet, two inches (75’2”) on the north side of Afton Street (formerly First St.) by a depth of One hundred (100’) feet between equal and parallel lines as shown on a plat of Barrow Subdivision made by T. Baker Smith, C.E., on October 30, 1952, duly recorded in COB 192, folio 73, Entry No. 114707, Terrebonne Parish, Louisiana; said lot being bounded on the north by a portion of Lot 13, Block 2 of Barrow Subdivision, on the east by Dixie Street (formerly Avenue “A”), on the south by Afton Street (formerly First St.) and on the west by the remaining 74 feet 10 inches of Lot 12 of Block 2 of Barrow Subdivision; together with all buildings and improvements thereon, and all rights, ways, privileges and servitudes thereunto belonging or otherwise appertaining

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Mr. D. J. Guidry.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 502 Oak Street, owned by Jerry and Anna Jabert, noting the following:

- The initial complaint was received on July 28, 2021, and the initial inspection was completed on August 2, 2021.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
- The Notice of Violation was issued on August 3, 2021, re-issued on April 7, 2022, and published on April 12, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 6, 2022, and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 502 Oak Street has been properly advertised and there has been no response from the owner.

Ms. J. Domangue moved, seconded by Mr. C. Harding, “THAT, the Council find the residential structure located at 502 Oak Street, Houma, owned by Jerry and Anna Jabert, per legal description,

Lot four (4) of block seventeen (17) of Connely Subdivision, situated just below the City of Houma in the Parish of Terrebonne, Louisiana, on the left descending bank of Bayou

Terrebonne, as shown and designated on a plan of Connely Subdivision made by T. Baker Smith, C.E., on October 15, 1937, duly recorded in COB 84, folio 413, measuring a front of sixty (60') feet on the East side of Oak Street, by depth of one hundred twenty (120') feet between equal and parallel lines, and being bounded on the North by Lot 5, on the east by lot 3, on the south by lot 1 and on the west by Oak Street, together with all privileges, prescriptions and servitudes thereunto belonging or in anywise appertaining.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Ms. J. Domangue.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 129 Tulane Street, owned by Befort and Patricia Calloway, Jr., noting the following:

- The initial complaint was received on September 19, 2019, and the initial inspection was completed on September 30, 2019.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - Exterior surfaces and walls have not been maintained in good condition, free from deterioration, cracks, breaks, holes, and loose or rotting materials.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
- The Notice of Violation was issued on October 2, 2019, published on November 11, 2019, re-issued on March 3, 2022, and re-published on April 12, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 6, 2022, and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 129 Tulane Street has been properly advertised and there has been no response from the owner.

Ms. J. Domangue moved, seconded by Mr. J. Amedée, “THAT, the Council find the residential structure located at 129 Tulane Street, Houma, owned by Befort and Patricia Calloway, Jr., per legal description,

A certain lot or parcel of ground situated in the Parish of Terrebonne, State of Louisiana, in section 8 T 17 S, R 17 E, being better known and designated as lot twelve (12) and the northernmost 20 feet of lot thirteen (13) of Boudreaux Subdivision, as per plan thereof made by Carl E. Heck, C.E., dated April 19, 1950, on file and of record in the office of the Clerk of Court of Terrebonne Parish, Louisiana; said parcel of ground measuring a front of 100 feet on the east side of Tulane Avenue (formerly Boudreaux Avenue) by depth between equal and parallel lines of 68 feet 1-1/4 inches; said parcel of ground being bounded on the north by Lot

11, on the south by the remainder of Lot 13, both of Block 3 of Boudreaux Subdivision, on the west by Tulane Avenue (formerly Boudreaux Avenue) and on the East by Authement Subdivision, Being the same property acquired by act dated July 6, 1978 and of record in COB 721, folio 198, under entry number 570722 of the records of Terrebonne Parish, Louisiana

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Ms. J. Domangue.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 1430 Highway 665, owned by Li Shih, noting the following:

- The initial complaint was received on January 21, 2020, and the initial inspection was completed on January 30, 2020.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on January 31, 2020 and received on February 3, 2020.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022, and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 1430 Highway 665 has been properly advertised and there has been no response from the owner.

Mr. D. J. Guidry moved, seconded by Ms. J. Domangue, “THAT, the Council find the residential structure located at 1430 Highway 665, Montegut, owned by Li Shih, as per legal description,

A certain lot or parcel of ground situated in the Parish of Terrebonne, State of Louisiana, lying on the right side of the Public Road which runs along the Bayou Pointe au Chene, said lot or parcel of ground measures a width or front of forty (40) feet on the said public road by a depth between parallel lines of ninety (90) feet, bounded in front of said road, above by property of Joseph Buquet, now or formerly, and below in the rear by other property of Clarence Dupre. Together with all buildings and improvements thereon and all the rights, ways, privileges and servitudes thereunto belonging or in anywise appertaining. Being the same property acquired by vendor from Clarence Dupre by act dated July 25, 1946, and recorded in C.B. 147, Folio 585, under entry No. 63632.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Mr. D. J. Guidry.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 512 Paris Lane, owned by Daniel J. Howe, noting the following:

- The initial complaint was received on August 23, 2021, and the initial inspection was completed on May 10, 2022.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary and is inundated with junk and trash.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on May 10, 2022 and published on May 13, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022, and that Administration recommends this structure be condemned.

Ms. Barbara Zator, Houma resident, shared her experiences regarding ownership of the property and shared her support for the condemnation of the property.

At Mr. G. Michel’s request, Ad Hoc Attorney Tanner Magee clarified that the property was advertised with both Ms. Zator and Mr. Howe listed as owners for the property.

Ms. Marlene LeBoeuf, Houma resident, stated that she purchased the property at tax sale then shared her support of the property not being condemned.

At Mr. D. J. Guidry’s request, Parish Attorney Julius Hebert gave a brief overview of the procedures involved with a tax sale, highlighting that a given period of time would be required before ownership could change. He then noted that the proceedings should be relative to the condition of the structure meeting condemnation requirements.

Mr. D. J. Guidry shared his experiences regarding the property as a public nuisance and voiced his support for the condemnation of the structure.

Mr. D. J. Guidry moved, seconded by Mr. D. Babin, “THAT, the Council find the residential structure located at 512 Paris Lane, Houma, owned by Daniel J. Howe, per legal description,

That certain piece or portion of ground, situated in the State of Louisiana, Parish of Terrebonne, in the part known as Elysian Park Subdivision, Addendum No. Three (3) being a subdivision of a portion of Lot No. 176, of Honduras Plantation Subdivision, in Section 105

T17S, R17E, all in accordance with the Survey of Bernard B. Davis, C.E. dated January 10, 1961, which said lot is designated as lot no. sixteen (16) of block no. nine (9) addendum no. three (3) to Elysian Park subdivision, said lot having a front of sixty-eight feet and 2 ¼ inches (68' 2 ¼") on the north side of Paris Lane by depth of one hundred twenty-nine feet and 7 inches (129' 7") on the eastern boundary line, by depth of one hundred twenty-seven feet and six inches (127' 6") on the western boundary line, and having a rear width of twenty-seven feet and 10-1/8 inches (27' 10-1/8") said lot being bounded as follows front or south by Paris Lane, West by Lot seventeen (17), East by lot fifteen (15), both of Block Nine (9) of addendum No. Three (3) to Elysian Park Subdivision, and rear or north by lot twenty-seven (27) addendum No. 2 Elysian Park subdivision, together with all buildings and improvements thereon and all rights, ways, privileges and servitudes thereunto belonging or in anywise appertaining. Being the same property acquired by Patricia Toups and Edward J. Toups, Jr. from Edward Toups and Alisha Rodrigue Toups, Jerry V. Elliott, Notary.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal." (***MOTION VOTED ON AFTER DISCUSSION**)

Mr. C. Harding reviewed the procedures followed to condemn the aforementioned structure and voiced his support of the condemnation.

Mrs. Stewart suggested that the Council could set a deadline greater than thirty days if the owner required more time to complete the demolition.

*The Chairman called for the vote on the aforementioned motion offered by Mr. D. J. Guidry.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 1120 Daspit Street, owned by Freddie Williams, Sr., noting the following:

- The initial complaint was received on May 6, 2019, and the initial inspection was completed on May 17, 2019.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Exterior surfaces and walls have not been maintained in good condition, free from deterioration, cracks, breaks, holes, and loose or rotting materials.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
- The Notice of Violation was issued on May 20, 2019, published on June 27, 2019, re-issued on March 4, 2022, and published on April 11, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 1120 Daspit Street has been properly advertised and there has been no response from the owner.

Mr. D. J. Guidry moved, seconded by Ms. J. Domangue, "THAT, the Council find the residential structure located at 1120 Daspit Street, Houma, owned by Freddie Williams, Sr., per legal description,

Commencing at the intersection of the southerly right-of-way line of Honduras Steet and the westerly right-of-way line of Daspit Street. Thence South 9 Deg. W, along the westerly right-of-way line of Daspit Street, 180 feet to a point indicated by the letter "E" also knows as the point of beginning. Thence South 9 Deg. West, along the westerly right-of-way line of Daspit Street, a distance of 30 feet to point "F". Thence North 81 Deg. West, a distance of 107 feet to point "G". Thence north 9 Deg. East, a distance of 30 feet to point "H". Thence south 81 Deg. East, a distance of 107 feet back to the point of beginning. All as more clearly shown on a plan prepared by Kenneth L. Rembert, Surveyor, dated April 23, 1986 and entitled "Survey of tract E-F-G-H-E in block 80 of Newtown property of Charles Matthews located in section 38, T17S-R17E City of Houma, Louisiana, a copy of with is attached hereto.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal."

The Chairman called for the vote on the motion offered by Mr. D. J. Guidry.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential mobile home structure located at 5521 Smith Street, owned by Harold R. Pearson, Jr., noting the following:

- The initial complaint was received on February 21, 2020, and the initial inspection was completed on March 4, 2020.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on March 4, 2020, received on March 9, 2020, re-issued on April 29, 2022, and published on May 16, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned.

Ad Hoc Attorney Tanner Magee stated that the property at 5521 Smith Street has been properly advertised and there has been no response from the owner.

Mr. D. J. Guidry moved, seconded by Ms. J. Domangue, "THAT, the Council find the residential mobile home structure located at 5521 Smith Street, owned by Harold R. Pearson, Jr., Chauvin, per legal description,

A certain lot or parcel of real estate located immediately east of and adjacent to Lot 17, shown and designated on a plat entitled "Survey of Lots 1-A through 15-A, Lot 19-A and lots 16 through 18 Property of Medward Corporation in Section 6, T19S-R18E Terrebonne, Parish, Louisiana" made by the office of Kenneth L. Rembert, Surveyor, dated March 11, 1999, a copy of which is recorded under entry number 1045104, Clerk's office, Terrebonne Parish, Louisiana, said lot commencing at a point which is Lot 17's northeasternmost corner, thence extending in an easterly direction such distance as may be found to a point which is the northwesternmost corner of Lot 7, Block 6 on the easterly right-of-way line of Sarah Street, thence extending in a southerly direction along a prolongation of the easterly line of Sarah Street to a point which is located on the easterly side of a canal, thence extending an additional distance meandering along the easterly side of the said drainage canal such distance as may be found to a point which is located on vendor's southernmost property line, thence extending north 68degrees00' west such distance as may be found to a point with is the southeasternmost corner of Lot 17 on the above reference map, thence extending 22degrees00' east a distance of four hundred seventy-six and 86/100 (476.86') feet to a point or the point of beginning, said parcel of property being bounded on the west by Lot 17 on the aforementioned map, on the north by portions of Lot 1, Block 7, Addendum No. 3 and Sarah Street, on the east by other property of vendor, a drainage canal, Lashbrooke Street, property belonging to Rosalita Trahan or assigns, Christy Lynn Dubois or assigns, and Veronica Pitre McEachern or assigns, on the south by property of Gareth J. Rhodes, et al or assigns, and on the west by Lot 17; together with all rights, ways, privileges and servitudes thereunto belonging or in anywise appertaining. Said property bearing the municipal address of 5521 Smith Street, Chauvin, Louisiana 70344.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal."

The Chairman called for the vote on the motion offered by Mr. D. J. Guidry.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential mobile home structure located at 153 Amos Court, owned by Albertine Amos Stafford, noting the following:

- The initial complaint was received on July 20, 2021, and the initial inspection was completed on July 28, 2021.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.

- The Notice of Violation was issued on July 30, 2021, received on August 20, 2021, re-issued on April 11, 2022, and re-published on May 3, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned.

Ms. Albertine Stafford, Houma resident, requested that the Council allow her as the property owner more time to repair the property before it would be condemned and shared her understanding of the necessary repairs.

At Ms. J. Domangue's request, Parish Attorney Julius Hebert recommended that the property be condemned after ninety days subject to the owner restoring the property into compliance as a habitable structure and obtaining a residential building permit to remain consistent with other condemnations.

Mr. Ms. J. Domangue moved, seconded by Mr. C. Harding, "THAT, the Council find the residential structure located at 153 Amos Court, Houma, owned by Albertine Amos Stafford, per legal description to be provided by the Legal Department, is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by October 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal." (***MOTION WITHDRAWN AFTER DISCUSSION**)

At Mr. G. Michel's request, Mrs. Stewart stated that the file on the structure was opened on August 23, 2021, prior to Hurricane Ida.

Mr. G. Michel shared his concerns for repairs being incomplete on the structure after ninety days and noted that the proceedings on the structure could be held open until the next condemnation hearings are held.

Mr. J. Navy shared his support of providing an extension to the condemnation order should progress be shown after the ninety-day period considering current difficulties following Hurricane Ida.

Mrs. Stewart noted that the photographs of the structure presented to the Council were taken on July 8, 2022 with no change in condition since the file was opened in 2021.

Discussion ensued relative to rescinding the condemnation order if adopted but substantial progress has been completed by the deadline and the continued inspection and review of the property if the proceedings were continued to the next set of hearings.

**Ms. J. Domangue withdrew her motion and Mr. C. Harding withdrew his second to the motion.*

Ms. J. Domangue moved, seconded by Mr. D. J. Guidry, "THAT, the Council continue the condemnation proceeding, until October 24, 2022, at 5:30 p.m., on the residential structure located at 153 Amos Court, Houma, owned by Albertine Amos Stafford."

The Chairman called for the vote on the motion offered by Ms. J. Domangue.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential mobile home structure located at 1859 Ridgefield Avenue, owned by Amanda Hebert Tabor, noting the following:

- The initial complaint was received on June, 10, 2021 and the initial inspection was completed on June 14, 2021.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - Exterior surfaces and walls have not been maintained in good condition, free from deterioration, cracks, breaks, holes, and loose or rotting materials.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
- The Notice of Violation was issued on June 15, 2021, received on August 20, 2021, re-issued on May 5, 2022, and published on May 10, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2021 and that Administration recommends this structure be condemned.

Ms. Amanda Tabor, LaPlace resident and owner of record, stated that she had no objection to the demolition of the structure and requested clarification on procedures following a property's condemnation should she wish to sell the property.

Parish Attorney Julius Hebert clarified that an affidavit would be placed on the mortgage record to be paid for the cost of the demolition and legal expenses which would be addressed prior to a potential sale of the property. He then suggested that a private contractor could be used to complete the demolition without incurring additional governmental fees from the condemnation proceedings.

Discussion ensued relative to demolition costs and qualifications for available assistance programs for assisting with demolitions.

Mr. J. Amedee moved, seconded by Mr. D. J. Guidry, "THAT, the Council find the residential mobile home structure located at 1859 Ridgefield Avenue, Thibodaux, owned by Amanda Hebert Tabor, per legal description,

That certain lot of ground, or parcel of land, situated in the Parish of Terrebonne, state of Louisiana, on the right bank of Bayou Terrebonne, and being part of Ridgefield Plantation; which said lot of ground or parcel of land measures one hundred (100') feet, more or less, front along the western line of the right-of-way of the Thibodaux-Houma Paved Highway (now known as Louisiana Highway #20) by a depth of four hundred (400') feet, more or less, between parallel lines; bounded in front or towards the east by saved paved highway, north or towards Bayou Lafouche and in the rear or towards the west by other properties now or formerly belonging to Junius Hebert; together with all the buildings and improvements thereon situated or in anywise appertaining thereto, and all the rights and privileges thereto belonging. The property herein conveyed is located near the southeast corner of the said Ridgefield Plantation. Donors acknowledge that the above described property has not been recently surveyed and therefore it is the intention of the donors to donate of the interest of the donors in and to only the West One-Half (W1/2) of the property which donors acquired from Marcello & Marcello, Inc. in an Act of Cash Sale dated September 14, 1990, and recorded in the office of the Clerk of Court for the Parish of Terrebonne, State of Louisiana, who in turn

had acquired said property from the Succession of Coleman A. Beason by Act of Sale dated April 12, 1976 and recorded in the Office of the Clerk of Court for the Parish of Terrebonne, State of Louisiana.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Mr. J. Amedee.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 6712 Shrimpers Row, owned by Katherine Cattie-Brie Ross, noting the following:

- The initial complaint was received on December 16, 2019, and the initial inspection was completed on December 19, 2019.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - Exterior surfaces and walls have not been maintained in good condition, free from deterioration, cracks, breaks, holes, and loose or rotting materials.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on December 19, 2019, received on January 3, 2020, re-issued on March 4, 2022, and received on March 11, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned. She continued that the property has been properly advertised and there has been no response from the owner.

Mr. D. Babin moved, seconded by Mr. D. J. Guidry, “THAT, the Council find the residential structure located at 6712 Shrimpers Row, Houma, owned by Katherine Cattie-Brie Ross, per legal description,

A certain lot of ground or parcel of real estate situated in the Parish of Terrebonne, State of Louisiana, on the right descending bank of Bayou Grand Caillou, but not fronting thereon, at about sixteen (16) miles below the City of Houma, measuring a front of ninety (90’) feet on the westerly side of the public road, the same width in the rear, by a depth between equal and parallel lines of one hundred (100’) feet and being bounded in the front by the public road, above by property of Robert J. Boudreaux, below by property of Antoine Solet, said lot of ground being carved out of a larger tract acquired by vendor herein from Raymond Bourg by act dated May 23, 1950, filed for record under Entry No. 90929, official records of

Terrebonne Parish, Louisiana; together with all improvements thereon and all rights, ways, privileges and servitudes thereunto belonging or in anywise appertaining; bearing a municipal address of 6712 Shrimpers Row, Dulac, Louisiana 70353, Terrebonne Parish. (Terrebonne Parish Parcel #26480). Being the same property acquired by seller through adjudication at tax sale registered on June 24, 2011, at Terrebonne Parish COB 2246, Page 193, Entry 1376378.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.”

The Chairman called for the vote on the motion offered by Mr. D. Babin.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair and J. Amedée.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 1125 Roussell Street, owned by McKinley Crawford, Jr., David Crawford, and Joseph Crawford, c/o Millie Verdin, noting the following:

- The initial complaint was received on February 28, 2020, and the initial inspection was completed on March 3, 2020.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned and substantially damaged by fire.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on March 3, 2020, published on April 13, 2020, re-issued on April 21, 2022, and received on May 2, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned.

Mr. David Crawford, resident of Snellville, GA, shared a brief history of the ownership of the aforementioned structure then noted that he has received construction estimates and approved permits for repairing the structure once the contractors are available.

Mr. Navy shared his support of a ninety-day extension on the condemnation proceedings to allow for the work to be completed.

Discussion ensued relative to continuing the condemnation proceeding after ninety days and other deadlines with continued inspections of the structure until it has been made code-compliant.

At Ms. J. Domangue’s request, Planning and Zoning Director Christopher Pulaski clarified that the zoning for the property would be grandfathered in as legal nonconforming.

Several Council Members shared their opinions regarding the continuation of the condemnation proceedings for various timeframes and shared their appreciation of the efforts taken to bring the structure back into compliance.

Mr. J. Navy moved, seconded by Mr. D. Babin, “THAT, the Council continue the condemnation proceeding for six months, until January 23, 2023, at 5:30 p.m., on the residential structure at 1125 Roussell Street, owned by McKinley Crawford, Jr., David Crawford, and Joseph Crawford, c/o Millie Verdin.”

The Chairman called for the vote on the motion offered by Mr. J. Navy.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 221 Prince Collins Street, owned by Joan Lynell Stewart, noting the following:

- The initial complaint was received on March 3, 2020, and the initial inspection was completed on March 9, 2020.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on March 10, 2020, published on April 20, 2020, re-issued on April 26, 2022, and received on April 29, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned. She continued that the property has been properly advertised and there has been no response from the owner.

Ms. J. Domangue moved, seconded by Mr. G. Michel, “THAT, the Council find the residential structure located at 221 Prince Collins Street, Houma, owned by Joan Lynell Stewart, per legal description,

Two certain lots of ground, situated in the City of Houma, Parish of Terrebonne, State of Louisiana, in Section 6, T17S-R17E, and being designated as Lots 19 and 20 of Block 2 of Addendum No. 2 to Prince Collins Subdivision as shown on a plan of survey prepared by Bobby R. Warren, C.E., dated September 11, 1961, recorded under COB 323, Entry No. 221089, records of Terrebonne Parish, Louisiana, said lots forming one composite lot which measures 80 feet front on a street known as Wallace Lane (now Prince Collins Street), by a depth of 78.31 feet on its southerly side line, and with a width across the rear of 80 feet, together with all buildings and improvements thereon and all rights, ways, privileges, prescriptions and servitudes belonging and appertaining.

is in a dilapidated and dangerous condition that endangers the health, safety and welfare of the public. Accordingly, the structure is hereby condemned, and the owner is hereby ordered

to demolish and/or remove the structure by August 11, 2022. In default of which the Terrebonne Parish Consolidated Government may proceed to do so, and, in accordance therewith, the Parish Administration be authorized to proceed with the bidding process for the demolition and/or removal.” (***MOTION ADOPTED AFTER DISCUSSION**)

At Mr. C. Harding’s request, Mrs. Stewart clarified that the owners may have boarded the structure and that a Parish contractor cut the grass at the property with no other improvements made.

*The Chairman called for the vote on the aforementioned motion offered by Ms. J. Domangue.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: C. Harding.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart presented the historical background on the residential structure located at 415 Morningside Drive, owned by David Allen Windwehen, noting the following:

- The initial complaint was received on August 12, 2019, and the initial inspection was completed on August 20, 2019.
- The initial inspection indicated this structure was, in fact, in such condition to be formally declared as dilapidated and dangerous, rendering it hazardous to the overall health, safety, and welfare to the general public and causing a blight problem, with the following conditions present:
 - The structure appeared to be abandoned and substantially damaged by fire.
 - It has not been maintained in a clean, safe, secure, and sanitary condition.
 - It has not been maintained free from weeds in excess of 12 inches.
 - It may be a place of rodent harborage.
 - The exterior has not been maintained in good repair, structurally sound, or sanitary.
 - Roof and flashing have not been maintained in a sound, tight condition that would prevent the admittance of rain and/or dampness.
 - Windows and/or doors have not been maintained in sound condition, good repair, or weather tight.
 - The interior has not been maintained in a good, clean, and sanitary condition.
- The Notice of Violation was issued on August 22, 2019, published on October, 21, 2019, reissued on March 4, 2022, and received on March 8, 2022.

Mrs. Stewart reported that the structure remains in violation as of an inspection conducted on July 8, 2022 and that Administration recommends this structure be condemned.

Mr. David Windwehen, Houma resident, shared a brief history of the property and noted a number of recently completed improvements to the structure for a tenant currently living at the structure.

At Mr. Navy’s request, Mrs. Stewart suggested that the proceedings be continued until the next condemnation hearings to allow Administration to meet with Mr. Windwehen to confirm the interior of the structure was habitable for use.

Mr. J. Navy moved, seconded by Mr. D. J. Guidry, “THAT, the Council continue the condemnation proceeding, until October 24, 2022, at 5:30 p.m., on the residential structure at 415 Morningside Drive, owned by David Allen Windwehen.”

The Chairman called for the vote on the motion offered by Mr. J. Navy.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Code Enforcement Officer Deon Stewart reported that Administration recommends that the condemnation proceedings for the property at 1188 Highway 665, owned by Francis James Naquin, Jr., be continued until the next hearing scheduled on October 24, 2022 due to insufficient service of notice.

Mr. G. Michel moved, seconded by Mr. D. Babin, "THAT, the Council continue the condemnation proceeding, until October 24, 2022, at 5:30 p.m., on the residential structure at 1188 Highway 665, owned by Francis James Naquin, Jr." (***MOTION ADOPTED AFTER DISCUSSION**)

Ms. Kelly Breaux, Gray resident, stated that she owned the tax deed on the property and shared her support of continuing the proceedings until the next hearing date.

*The Chairman called for the vote on the aforementioned motion offered by Mr. G. Michel.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted.

Mr. J. Amedee moved, seconded by Ms. J. Domangue, "THAT, there being no further business to come before the Council, the meeting be adjourned."

The Chairman called for the vote on the motion offered by Mr. J. Amedee.

THERE WAS RECORDED:

YEAS: D. Babin, D. J. Guidry, J. Navy, C. Harding, G. Michel, J. Amedée, J. Domangue, D. W. Guidry, Sr.

NAYS: None.

ABSENT: S. Trosclair.

The Chairman declared the motion adopted and the meeting adjourned at 6:37 p.m.

KEITH HAMPTON
MINUTE CLERK

/S/DARRIN W. GUIDRY, SR., CHAIRMAN
TERREBONNE PARISH COUNCIL

ATTEST:

/S/TAMMY E. TRIGGS, ASSISTANT COUNCIL CLERK
TERREBONNE PARISH COUNCIL