

Houma-Terrebonne Regional Planning Commission

L. A. "Budd" Cloutier, O.D.....	Chairman
W. Alex Ostheimer.....	Vice-Chairman
Gloria Foret.....	Secretary/Treasurer
James A. Erny.....	Member
Kevin Ghirardi.....	Member
Jeremy Kelley.....	Member
Keith Kurtz.....	Member
Gerald Schouest.....	Member
Wayne Thibodeaux.....	Member

OCTOBER 15, 2015, THURSDAY

6:00 P.M.

TERREBONNE PARISH COUNCIL MEETING ROOM
Government Tower, 8026 Main Street, 2nd Floor

A • G • E • N • D • A

I. CONVENE AS THE ZONING AND LAND USE COMMISSION

- A. INVOCATION & PLEDGE OF ALLEGIANCE**
- B. ROLL CALL**
- C. APPROVAL OF MINUTES:**
 - 1. Approval of Minutes of Zoning and Land Use Commission for the Regular Meeting of September 17, 2015
- D. COMMUNICATIONS**
- E. PUBLIC HEARINGS:**
 - 1. Rezone from R-1 (Single-Family Residential) to R-3 (Multi-Family Residential); 2610 Bryant Street, Lot 19, Block 1, Barrowtown Subdivision; Ethel Stewart, applicant (*District 1/City of Houma Fire District*)
 - 2. Rezone from R-1 (Single-Family Residential) to R-3 (Multi-Family Residential); 8962 & 8966 Norman Street, Lot 3 & 1-3, Block 1, Catherine Subdivision; Darrell A. Jefferson, applicant (*District 1/City of Houma Fire District*)
- F. NEW BUSINESS:**
 - 1. Planned Building Group:
Placement of an additional residential building; 711 Grinage Street; Renaissance Neighborhood Development Corporation, applicant (*District 1/City of Houma Fire District*)
- G. STAFF REPORT**
- H. COMMISSION COMMENTS:**
 - 1. Planning Commissioners' Comments
 - 2. Chairman's Comments
- I. PUBLIC COMMENTS**
- J. ADJOURN**

II. CONVENE AS THE REGIONAL PLANNING COMMISSION

- A. INVOCATION & PLEDGE OF ALLEGIANCE**
- B. ROLL CALL**
- C. ACCEPTANCE OF MINUTES:**
 - 1. Houma-Terrebonne Regional Planning Commission Minutes for the Regular Meeting of September 17, 2015
 - 2. Zoning & Land Use Commission Minutes for the Regular Meeting of September 17, 2015
- D. APPROVE EMITTENCE OF PAYMENT FOR THE OCTOBER 15, 2015 INVOICES AND TREASURER'S REPORT OF SEPTEMBER 2015**
- E. COMMUNICATIONS**

F. OLD BUSINESS:

1. a) Subdivision: Partition of property belonging to Albert J. Luke, III, et al
Approval Requested: Process D, Minor Subdivision
Location: 4312-4316 Highway 56, Terrebonne Parish, LA
Government Districts: Council District 8 / Little Caillou Fire District
Developer: Joni Fanguy Sanders
Surveyor: Charles L. McDonald Land Surveyors, Inc.

b) Consider Approval of Said Application
2. a) Subdivision: Lots A thru E, A Redivision of a Portion of Lot 1, Block 1, North Terrebonne Commercial Park & Lot Line Adjustment to adjacent properties
Approval Requested: Process D, Minor Subdivision
Location: 3399 West Park Avenue, Gray, Terrebonne Parish, LA
Government Districts: Council District 2 / Schriever Fire District
Developer: Annie 1, LLC
Surveyor: Keneth L. Rembert Land Surveyors

b) Consider Approval of Said Application
3. a) Subdivision: Tracts "A" & "B", Property of Te-Ro, LLC
Approval Requested: Process D, Minor Subdivision
Location: 4774 Highway 311, Terrebonne Parish, LA
Government Districts: Council District 6 / Bayou Cane Fire District
Developer: Te-Ro, LLC
Surveyor: Keneth L. Rembert Land Surveyors

b) Consider Approval of Said Application
4. a) Subdivision: Tract B-3, Property of Ellender Land, LLC
Approval Requested: Process D, Minor Subdivision
Location: 160± Bourg-Larose Highway, Bourg, Terrebonne Parish, LA
Government Districts: Council District 9 / Bourg Fire District
Developer: Ellender Land, LLC
Surveyor: Keneth L. Rembert Land Surveyors

b) Consider Approval of Said Application
5. a) Subdivision: Division of Property belonging to Amy Benoit into Tract A and Tract B
Approval Requested: Process A, Re-Subdivision
Location: 2014 West Main Street, Schriever, Terrebonne Parish, LA
Government Districts: Council District 2 / Schriever Fire District
Developer: Amy Lassere Benoit
Surveyor: Leonard J. Chauvin P.E., P.L.S., Inc.

b) Consider Approval of Said Application

G. APPLICATIONS:

1. a) Subdivision: Tracts "A" & "B", Property belonging to Gerald A. Mazerac, et ux
Approval Requested: Process D, Minor Subdivision
Location: 9111 Park Avenue, Terrebonne Parish, LA
Government Districts: Council District 9 / Village East Fire District
Developer: Gerald A. Mazerac
Surveyor: Keneth L. Rembert Land Surveyors

b) Public Hearing
c) Consider Approval of Said Application
2. a) Subdivision: Acadian Pointe Subdivision, Phase "A"
Approval Requested: Process C, Major Subdivision-Engineering
Location: Laban Avenue, Terrebonne Parish, LA
Government Districts: Council District 8 / City of Houma Fire District
Developer: Professional Construction and Leasing, LLC; Donald B. Olivier, II
Engineer: David A. Waitz Engineering & Surveying, Inc.

b) Consider Approval of Said Application

3. a) Subdivision: Sugar Pointe Industrial Park, Addendum No. 3
Approval Requested: Process C, Major Subdivision-Engineering
Location: Corner of Equity Drive and Valhi Blvd., Terrebonne Parish, LA
Government Districts: Council District 6 / Bayou Cane Fire District
Developer: Sugar Lake, LLC
Engineer: T. Baker Smith, LLC
b) Variance: Variance requested for rear lot drainage
c) Consider Approval of Said Application
4. a) Subdivision: Rue Colton John (Road Project)
Approval Requested: Process C, Major Subdivision-Engineering
Location: 2766 Coteau Road, Terrebonne Parish, LA
Government Districts: Council District 3 / Bayou Cane Fire District
Developer: Mali Investments, LLC
Engineer: Milford & Associates, Inc.
b) Consider Approval of Said Application
5. a) Subdivision: Deroche Estates, Addendum No. 1
Approval Requested: Process C, Major Subdivision-Final
Location: 6695 West Park Avenue, Terrebonne Parish, LA
Government Districts: Council District 5 / Bayou Cane Fire District
Developer: Deroche Development, LLC
Engineer: Milford & Associates, Inc.
b) Consider Approval of Said Application

H. STAFF REPORT

I. ADMINISTRATIVE APPROVALS:

1. Redivision of Property belonging to Ann Marie Henry, et al, Sections 2 & 61, T16S-R16E, Terrebonne Parish, LA
2. Plat showing Portions of Blocks 23 & 26, Honduras Addition to the City of Houma, LA, Section 39, T17S-R17E, Terrebonne Parish
3. Tracts L-1, L-2, L-3, L-4, & D-1 and Revised Tracts D-2, D-3, & D-4 belonging to Danos Properties, L.L.C., et al, Sections 71, 74, & 94, T17S-R16E, Terrebonne Parish, LA
4. Tract "A" being a Raw Land Division of Property belonging to Robert J. Neil (13.391 acres), Section 2, T18S-R17E, Terrebonne Parish, LA
5. Parcels B and C of Property belonging to Arthur A. DeFraités, Jr., John M. DeFraités, and Holiday Inn Express being a portion of Lot 172, Honduras Plantation Subdivision, Section 105, T17S-R17E, Terrebonne Parish, LA
6. Tracts 1, 2, & 3 being a Redivision of Property belonging to Samuel J. Rogers, Sr., et ux, Section 85, T16S-R17E, Terrebonne Parish, LA

J. COMMITTEE REPORT:

1. Subdivision Regulations Review Committee

K. COMMISSION COMMENTS:

1. Planning Commissioners' Comments
 - a) Discussion and possible action with regard to per diem paid to the Planning Commissioners and potential to increase as requested by Mr. Wayne Thibodeaux
2. Chairman's Comments

L. PUBLIC COMMENTS

M. ADJOURN

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
D. ☒ *** Minor Subdivision

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Partition of property belonging to Albert J. Luke, III, et al
Joni Fanguy Sanders 30313 Everett Morris Road Mt. Hermon,
LA 70450
- Developer's Name & Address: LA 70450
*Owner's Name & Address: same as above
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: Charles L. McDonald, Land Surveyor, Inc.

SITE INFORMATION:

- Physical Address: 4312-4316 Highway 56
- Location by Section, Township, Range: Section 45, T18S-R18E
- Purpose of Development: Creates 3 tracts and 1 lot extension
- Land Use:
☒ *** Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
- Sewerage Type:
☐ Community
☒ *** Individual Treatment
☐ Package Plant
☐ Other
- Drainage:
☐ Curb & Gutter
☒ *** Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
- Date and Scale of Map: 28 August 2015
- Council District: _____
- Number of Lots: 3
- Filing Fees: _____

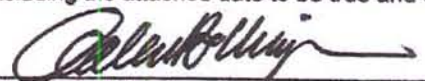
I, Galen Bollinger, certify this application including the attached data to be true and correct.

Galen Bollinger

Print Applicant or Agent

31 August 2015

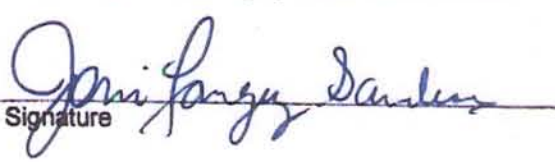
Date


Signature of Applicant or Agent

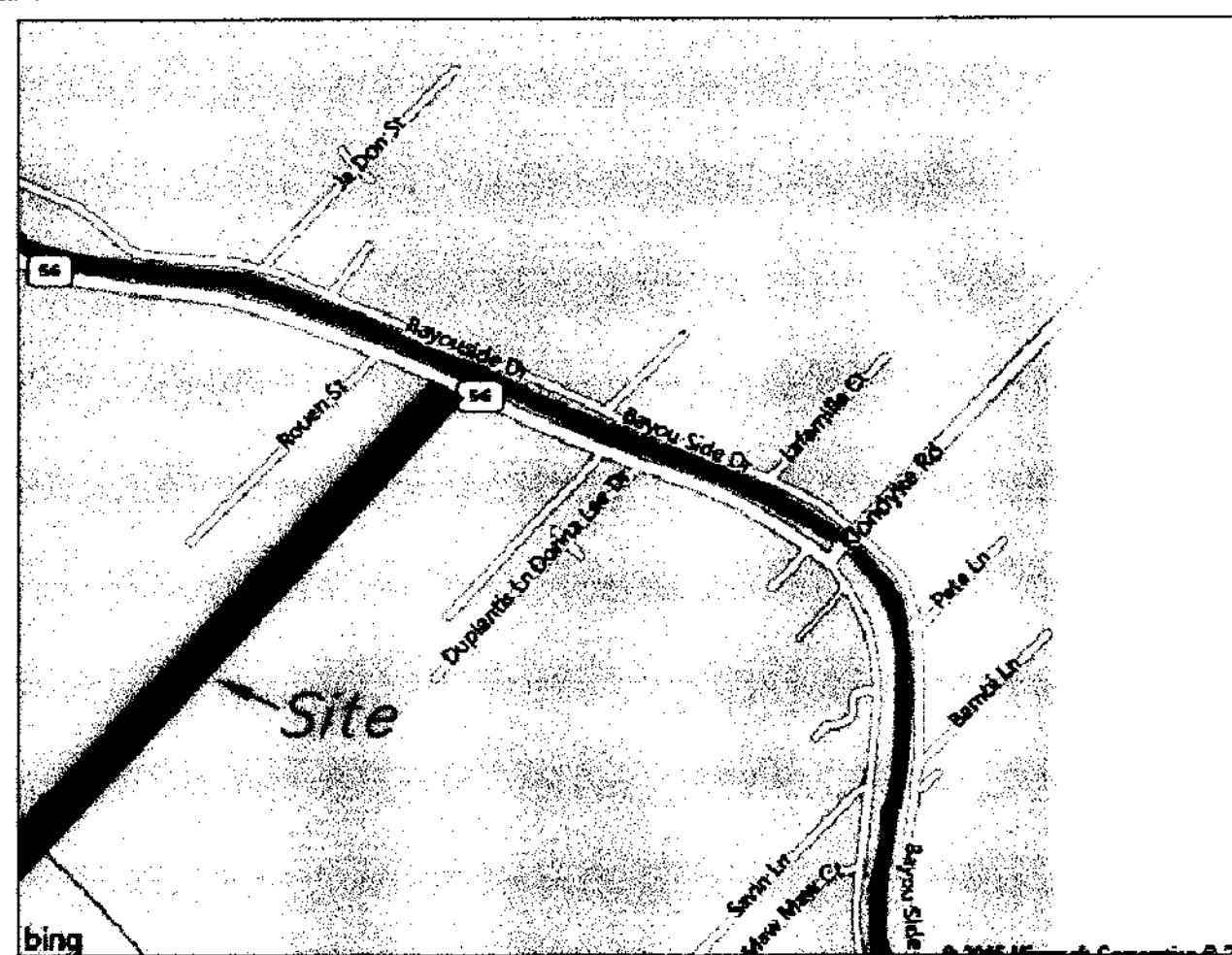
The undersigned certifies: 95 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Joni Fanguy Sanders
Print Name of Signatory

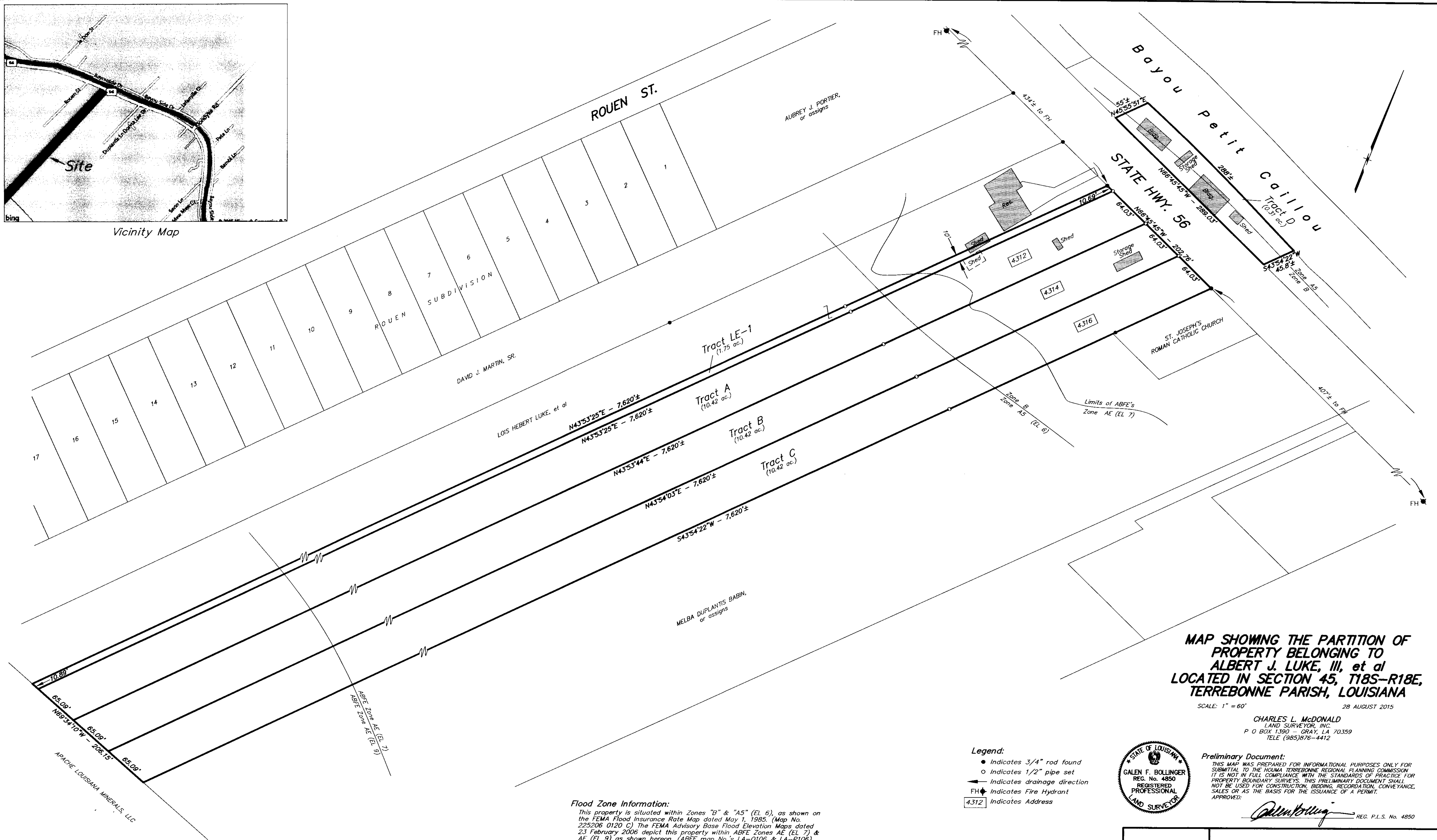
9/2/15
Date


Signature

Form 3-2006/010



Vicinity Map

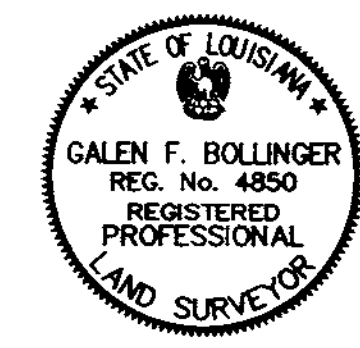


**MAP SHOWING THE PARTITION OF
PROPERTY BELONGING TO
ALBERT J. LUKE, III, et al
LOCATED IN SECTION 45, T18S-R18E,
TERREBONNE PARISH, LOUISIANA**

SCALE: 1" = 60' 28 AUGUST 2015

CHARLES L. McDONALD
LAND SURVEYOR, INC.
P.O. BOX 1390 - GRAY, LA 70359
TELE (985)876-4412

- Legend:**
- Indicates 3/4" rod found
 - Indicates 1/2" pipe set
 - Indicates drainage direction
 - FH● Indicates Fire Hydrant
 - 4312 Indicates Address



Preliminary Document:
THIS MAP WAS PREPARED FOR INFORMATIONAL PURPOSES ONLY FOR
SUBMITTAL TO THE HOUMA TERREBONNE REGIONAL PLANNING COMMISSION.
IT IS NOT IN FULL COMPLIANCE WITH THE STANDARDS OF PRACTICE FOR
PROPERTY BOUNDARY SURVEYS. THIS PRELIMINARY DOCUMENT SHALL
NOT BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE,
SALES OR AS THE BASIS FOR THE ISSUANCE OF A PERMIT.
APPROVED: *G. Bollinger* REG. P.L.S. No. 4850

Flood Zone Information:
This property is situated within Zones "B" & "A5" (EL 6), as shown on
the FEMA Flood Insurance Rate Map dated May 1, 1985. (Map No.
225206 0120 C) The FEMA Advisory Base Flood Elevation Maps dated
23 February 2006 depict this property within ABFE Zones AE (EL 7) &
AE (EL 9) as shown hereon. (ABFE map No.'s LA-0106 & LA-P106).

Notes:
All title information shown hereon was provided by the client. No additional
title research was done by the surveyor.
This map does not purport to show any servitudes, rights of way, pipelines,
restrictions or improvements that may affect this property.
Sewer plants within this development shall utilize the roadside ditch along
State Highway 56 for discharge.

0 30 60 120 180
Scale in Feet

DATE	REVISION	BY

Charles L. McDonald Land Surveyor, Inc. P.O. Box 1390 Gray, LA 70359 Tele: (985)-876-4412 Fax: (985)-876-4906 email: cldsurvey@aol.com		DRAWN BY: GFB CHECKED: C.L.M. SCALE: 1" = 60' DATE: 28 AUG 15
JOB #	CAD # 5877.dwg	FILE #

Approved and accepted this date _____
by the Houma Terrebonne Regional Planning Comm.
By: _____ For: _____

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361

Ph. (985) 873-6793 – Fax (985) 580-8141

APPLICATION
SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
- C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- D. ☒ Minor Subdivision

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

*LOTS A THRU E, A REDIVISION OF A PORTION OF LOT 1, BLK. 1, NORTH
TERREBONNE COMMERCIAL PARK & ADJUSTMENT TO ADJACENT
PROPERTIES*

1. Name of Subdivision: ANNIE 1, LLC, P.O.BOX 869, HOUMA, LA 70361
2. Developer's Name & Address: _____
*Owner's Name & Address: SAME
[* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: KENETH L. REMBERT, SURVEYOR

SITE INFORMATION:

4. Physical Address: 3399 WEST PARK AVE., GRAY, LA
5. Location by Section, Township, Range: SECTION 4, T16S-R16E AND SECTION 4, T16S-R17E
6. Purpose of Development: Create 5 Tracts from a larger Tract for possible sales.
7. Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
8. Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
9. Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☒ Rear Lot Open Ditches
☐ Other
10. Date and Scale of Map: 7/29/15 Scale: 1"=60'
11. Council District: 2 / Schriever Fire
12. Number of Lots: 15
13. Filing Fees: \$501.42

I, KENETH L. REMBERT, certify this application including the attached date to be true and correct.

KENETH L. REMBERT

Print Applicant or Agent

7/30/15

Date

[Signature]
Signature of Applicant or Agent

The undersigned certifies: [Signature] 1) That he/she is the owner

and concurs with the Application, or 2) That he/she has

true and correct listing of all of the owners of the entire land includ

owners concur with this Application, and that he/she has been give

submit and sign this Application on their behalf.

ANNIE 1, LLC BY RONNIE SHAW

PC15/

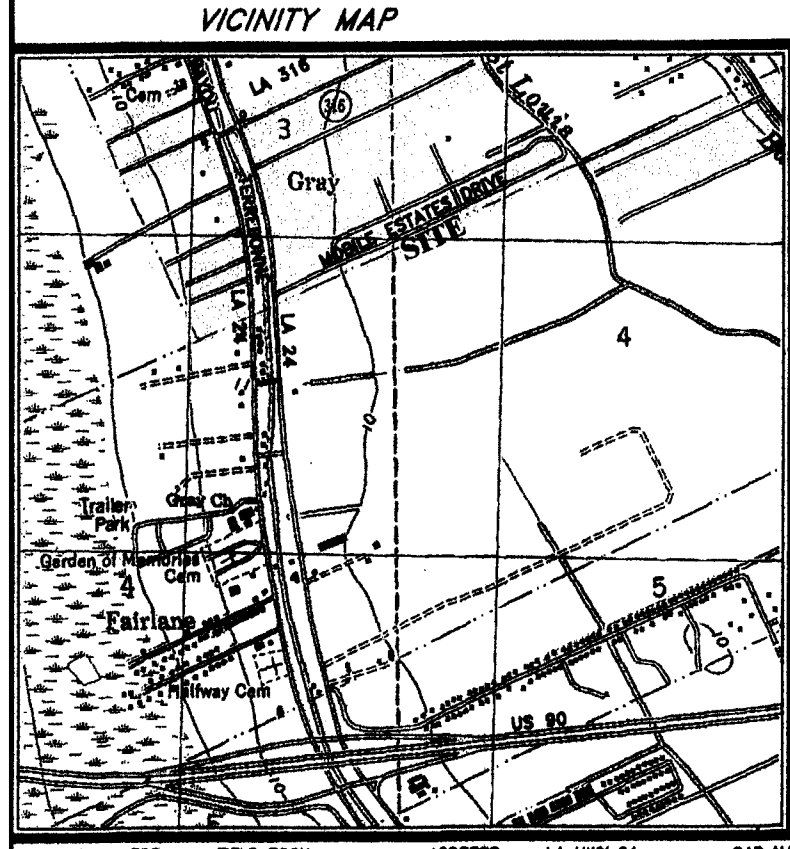
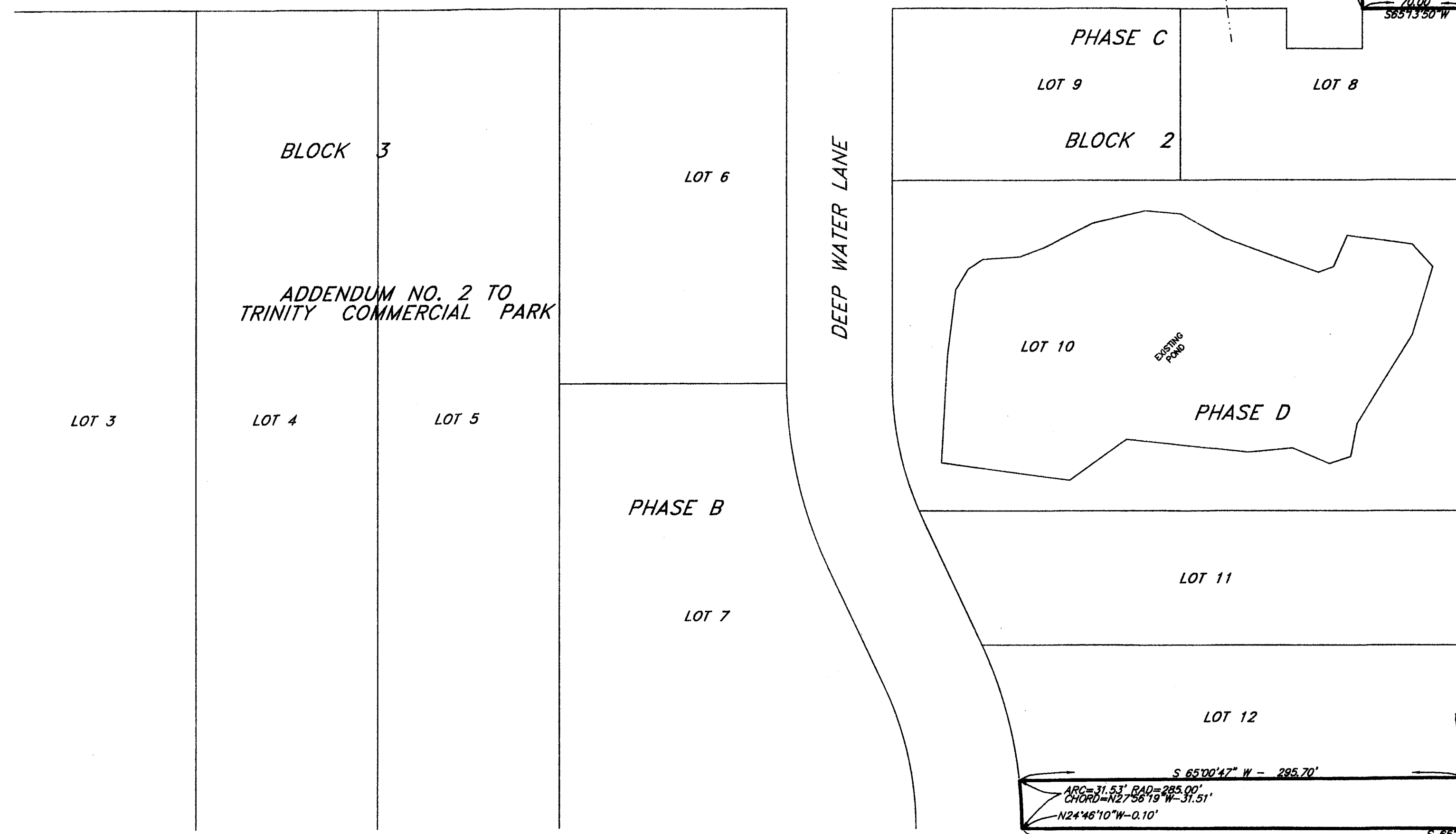
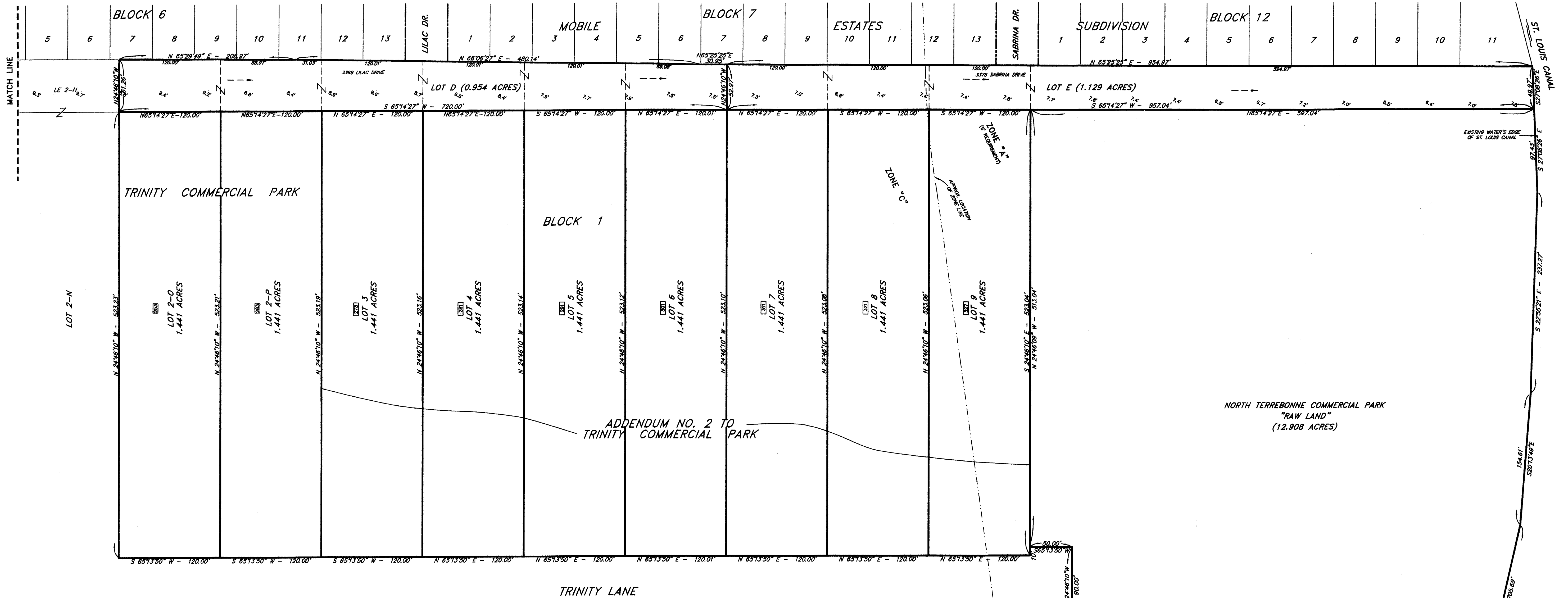
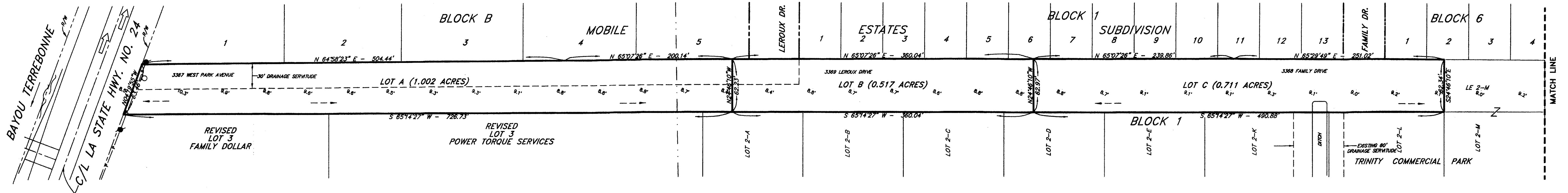
9 - 3 - 42

proposal,

ate,

ted

each listed owner to



REFERENCE MAPS:

- 1) "SURVEY OF TRACTS 1 THROUGH 8 PROPERTY OF MRS. ALLIE A. ROBICHAUX ET AL. SECTIONS 4 & 5, T16S-R16E, TERREBONNE PARISH, LOUISIANA" PREPARED BY KENNETH L. REMBERT, SURVEYOR AND DATED APRIL 6, 1977.
- 2) "MOBILE ESTATES A MOBILE HOME SUBDIVISION A SUBDIVISION OF PROPERTY LOCATED IN SECTION 3, T16S - R16E & SECTION 3, T16S - R17E, TERREBONNE PARISH, LOUISIANA" PREPARED BY THETA II ENTERPRISES, INC. AND DATED FEBRUARY 6, 1994.
- 3) "STATE PROJECT NO. 855-06-15 HOUMA-SCHREVER HIGHWAY (LO 3052 - GRAY) TERREBONNE PARISH LO 859" PREPARED BY CARL HECK ENGINEERS, INC. DATED JULY 7, 1982 AND LAST REVISED APRIL 20, 1983.

APPROVED AND ACCEPTED THIS DATE:
BY _____ FOR _____

LEGEND:
— EXISTING POWER POLE
— EXISTING POWER POLE WITH LIGHT
— INDICATES EXISTING FIRE HYDRANTS
— INDICATES SPOT ELEVATION (NAVD, 2008)
— — INDICATES DRAINAGE ARROW

"MINOR SUBDIVISION"
LOTS A THRU E, A REDIVISION OF
A PORTION OF LOT 1, BLOCK 1,
NORTH TERREBONNE COMMERCIAL PARK
& A LOT LINE ADJUSTMENT TO ADJACENT PROPERTIES
IN SECTION 4, T16S-R16E & SECTION 4, T16S-R17E,
TERREBONNE PARISH, LOUISIANA
JULY 29, 2015
SCALE: 1" = 60'
KENNETH L. REMBERT, SURVEYOR
635 SCHOOL ST., HOUMA, LA.

APPLICATION
SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
D. ☒ Minor Subdivision

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: TRACTS "A" & "B", PROPERTY OF TE-RO, LLC
2. Developer's Name & Address: TE-RO, LLC, 521 SOUTH HOLLYWOOD ROAD, HOUMA, 70360
- *Owner's Name & Address: SAME
[* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: KENETH L. REMBERT, SURVEYOR

SITE INFORMATION:

4. Physical Address: 4774 HWY. 311, HOUA, LA
5. Location by Section, Township, Range: SECTION 102, T17S-R17E
6. Purpose of Development: CREATE TWO LOTS FROM ONE TO SEPARATE OWNERSHIP.
7. Land Use:
☐ Single-Family Residential
☐ Multi-Family Residential
☒ Commercial
☐ Industrial
8. Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
9. Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
10. Date and Scale of Map: 7/9/15 Scale: 1"=50'
11. Council District: 6 / Bayou Cane Fire
12. Number of Lots: 2
13. Filing Fees: _____

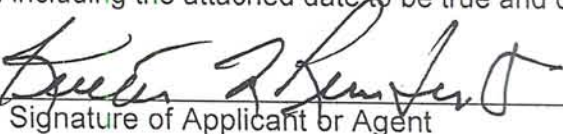
I, KENETH L. REMBERT, certify this application including the attached date to be true and correct.

KENETH L. REMBERT

Print Applicant or Agent

7/31/15

Date

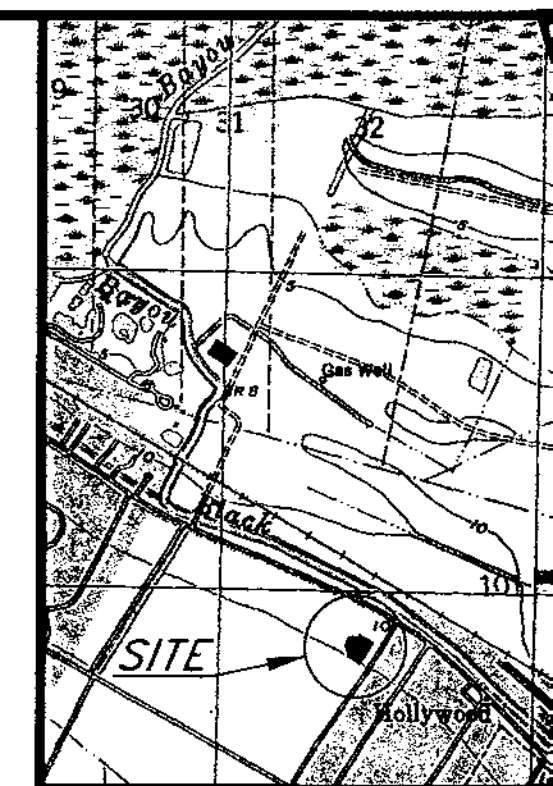
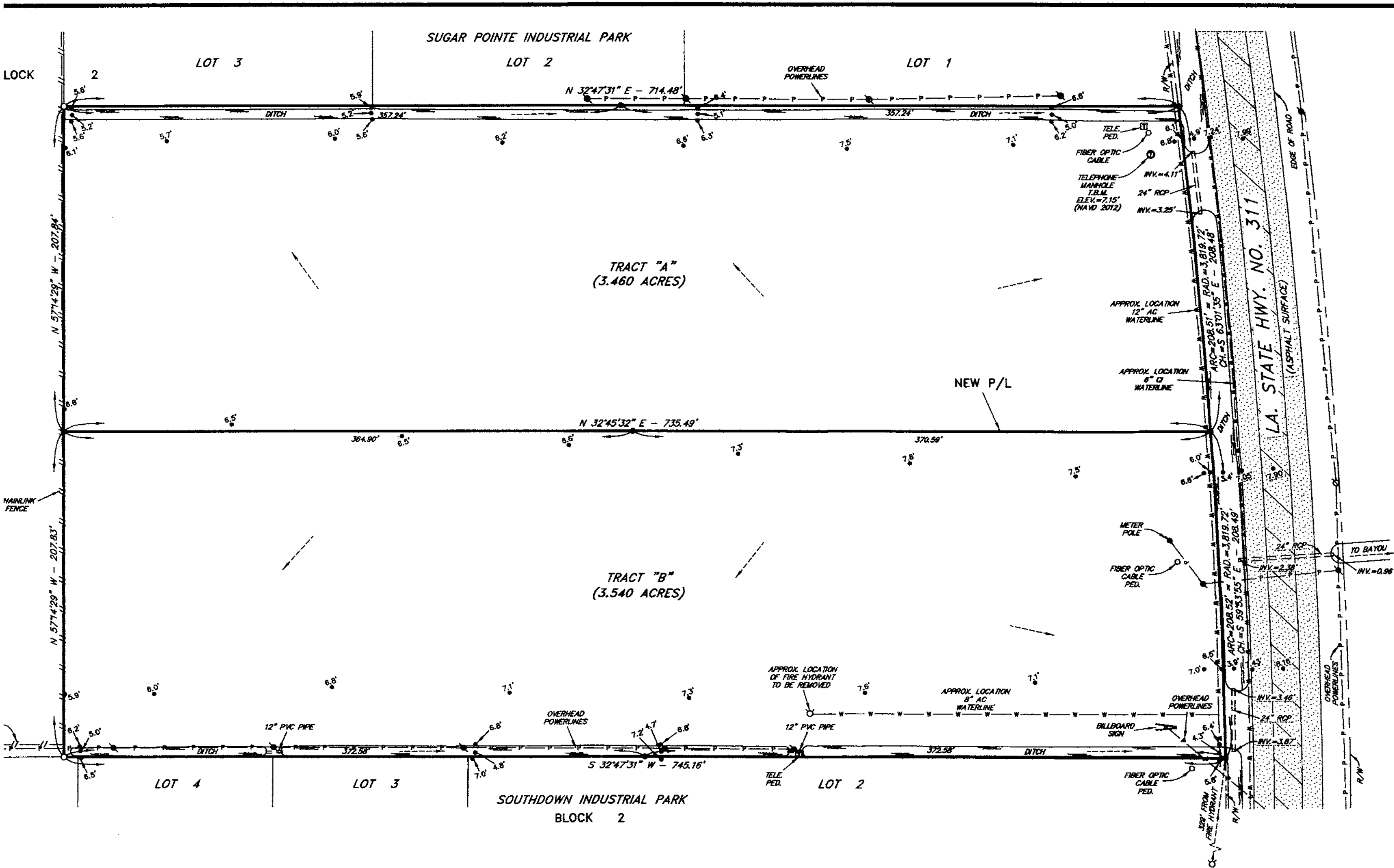

Signature of Applicant or Agent

The undersigned certifies:  1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or  2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

TE-RO, LLC BY RODNEY BURNS

Print Name of Signature

PC15/ 9 - 4 - 43



"VICINITY MAP"



APPROVED AND ACCEPTED THIS DATE _____
 BY THE HOUMA - TERREBONNE REGIONAL PLANNING COMM _____
 BY _____ FOR _____

"MINOR SUBDIVISION"
 SURVEY OF TRACTS "A" & "B"
 A DIVISION OF PROPERTY BELONGING TO
 TE-RO, L.L.C.
 SECTION 102, T17S - R17E
 TERREBONNE PARISH, LOUISIANA

JULY 9, 2015

SCALE:

Keneth L. Rembert
 KENETH L. REMBERT, SURVEYOR
 635 SCHOOL ST., HOUMA, LA.
 PH. (985) 879-2782



- LEGEND:
- INDICATES 5/8" IRON ROD SET
 - INDICATES 3/4" IRON PIPE FOUND
 - EXISTING POWER POLE
 - EXISTING POWER POLE WITH LIGHT
 - EXISTING METAL POWER POLE WITH LIGHT
 - EXISTING FIRE HYDRANT
 - INDICATES SPOT ELEVATION (88' DATUM 2012 NAVD OPUS)
 - INDICATES TELEPHONE PEDESTAL
 - INDICATES TELEPHONE MANHOLE
 - INDICATES DRAINAGE FLOW

NOTE:
 THIS PROPERTY DRAINS TO ROADSIDE DITCHES AT THE HIGHWAY WHICH IS MAINTAINED BY THE STATE OF LOUISIANA AND TO SIDE DITCHES THAT DRAINS TO THE ROADSIDE DITCHES. THE OWNERS OF THESE TRACTS WILL PROVIDE AND PERPETUALLY MAINTAIN ALL DRAINAGE COURSES NECESSARY TO REACH THESE AREAS.

THIS SURVEY BASED ON MAP RECORDED UNDER ENTRY NO. 1235312 AS FILED IN THE TERREBONNE PARISH CLERK OF COURT OFFICE AND NO ADDITIONAL TITLE RESEARCH WAS MADE BY KENETH L. REMBERT SURVEYORS. BEARINGS SHOWN HEREON ARE BASED ON SAID MAP.

THIS MAP DOES NOT PURPORT TO SHOW ALL SERVITUDES, RIGHT-OF-WAYS, EASEMENTS OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SURVEYED.

THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYING THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYING (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361

Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION
SUBDIVISION OF PROPERTYAPPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
D. ☒ Minor Subdivision

Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: TRACT B-3, PROPERTY OF ELLENDER LAND, LLC
ELLENDER LAND, LLC, 239 HWY 55, BOURG, LA 70343
2. Developer's Name & Address:
 "Owner's Name & Address: SAME
 [* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: KENETH L. REMBERT, SURVEYOR

SITE INFORMATION:

4. Physical Address: 160+/- BOURG-LAROSE HWY, BOURG, LA
5. Location by Section, Township, Range: SECTION 51, T17S-R18E
CREATE HOMESITE FOR RAYMOND VIGUIERE III.
6. Purpose of Development:
7. Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
8. Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
9. Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
10. Date and Scale of Map:
8/13/50'
11. Council District:
9 / Bourg Fire
12. Number of Lots: 2
13. Filing Fees:

- I, KENETH L. REMBERT, certify this application including the attached data to be true and correct.

KENETH L. REMBERT
 Print Applicant or Agent
 8/31/15

[Signature]
 Signature of Applicant or Agent

Date

The undersigned certifies: x 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

ELLENDER LAND, LLC BY WALLACE
ELLENDER, III

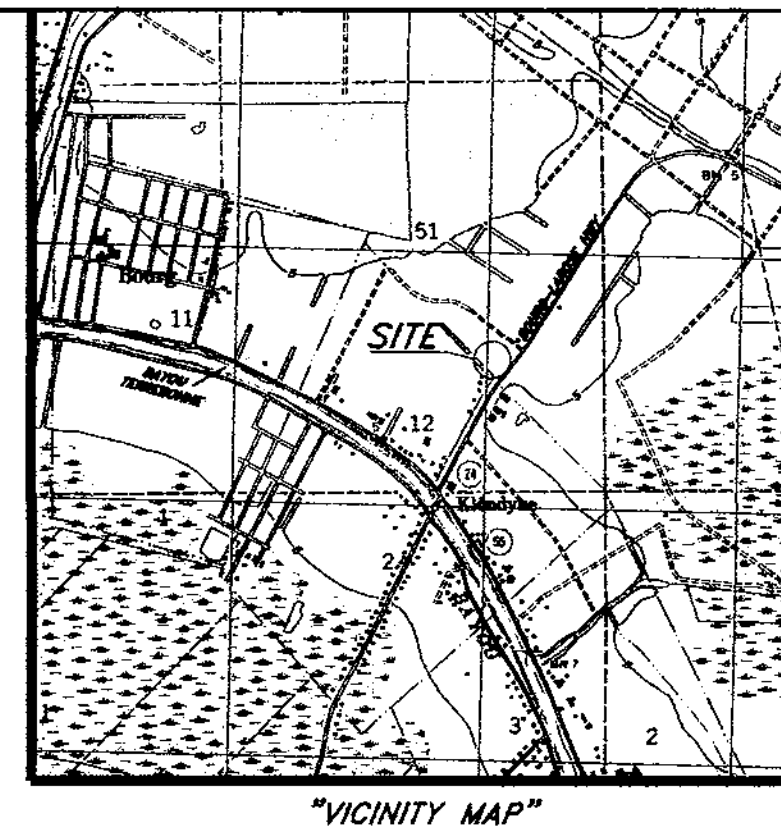
Print Name of Signature

x Wallace Ellender III
 Signature

Revised 3/25/2010

PC15/ 9 - 5 - 44

ELLENDER LAND, L.L.C.



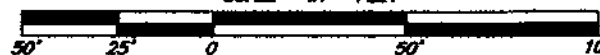
⁴⁹"VICINITY MAP"

LOUISIANA COORDINATE SYSTEM
(SOUTH ZONE)

THIS MAP DOES NOT PURPORT TO SHOW ALL SERVITUDES, RIGHT-OF-WAYS, EASEMENTS
OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SURVEYED.

BY _____ FOR _____

SCALE IN FEET




KENETH L. REMBERT, SURVEYOR
635 SCHOOL ST., HOUMA, LA
PH: (985) 879-2782

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☒ Re-Subdivision
C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
D. ☐ Minor Subdivision

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Division of Property Belonging to Amy Benoit into
Tract A and Tract B Located in Sec. 86, T15S-R16E
- Developer's Name & Address: Amy Lassere Benoit
*Owner's Name & Address: Amy L. Benoit, 2014 W. Main St., Schriever 70395
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: Leonard Chauvin P.E., P.L.S., Inc.

SITE INFORMATION:

- Physical Address: 2014 W. Main St., Schriever, LA 70395
- Location by Section, Township, Range: Section 86, T15S - R16E
- Purpose of Development: Separate property for new office building
- Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☒ Commercial
☐ Industrial
- Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
- Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
- Date and Scale of Map: 8/28/2015 Scale 1" = 30'
- Council District: 2 / Schriever Fire
- Number of Lots: 2
- Filing Fees: \$296.00

I, Leonard J. Chauvin, certify this application including the attached date to be true and correct.

Leonard J. Chauvin Jr., P.E.
Print Applicant or Agent

Leonard J. Chauvin Jr.
Signature of Applicant or Agent

8/31/2015
Date

The undersigned certifies: A.L.B. 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or initial 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Amy Lassere Benoit
Print Name of Signature

Amy Lassere Benoit
Signature

8/28/15
Date

PC15/ 9 - 8 - 47

NOTES

- 1.) REFERENCES
A.) "TERREBONNE PARISH LA-12, WAUBUN (SOUTH OF SOUTHERN PACIFIC R/R ST. GEORGE AND ISLE OF CUBA, LOCATED IN SECTION 86, T15S-R16E TERREBONNE PARISH, LOUISIANA" PREPARED BY: U.S. DEPARTMENT OF AGRICULTURE, FARM SECURITY ADMINISTRATION DATED: NOVEMBER 7, 1945
B.) "SURVEY SHOWING 2.75 ACRES BELONGING TO AMY MIKE LOCATED IN SECTION 86, T15S-R16E TERREBONNE PARISH, LOUISIANA" PREPARED BY: LEONARD CHAUVIN P.E., PLS, INC DATED: SEPTEMBER 10, 2007
- 2.) FLOOD INFORMATION:
A.) ACCORDING TO FLOOD INSURANCE RATE MAP PANEL NUMBER 225206 0405 C, DATED MAY 1, 1985, THIS PROPERTY IS LOCATED IN ZONE C. (AREAS OF MINIMAL FLOODING)
- 3.) TRACT "A" WILL BE DESIGNATED AT RESIDENTIAL AND TRACT "B" WILL BE COMMERCIAL.
- 4.) DRAINAGE IS THROUGH ROADSIDE DITCHES AND 24" RCP TO BAYOU TERREBONNE.

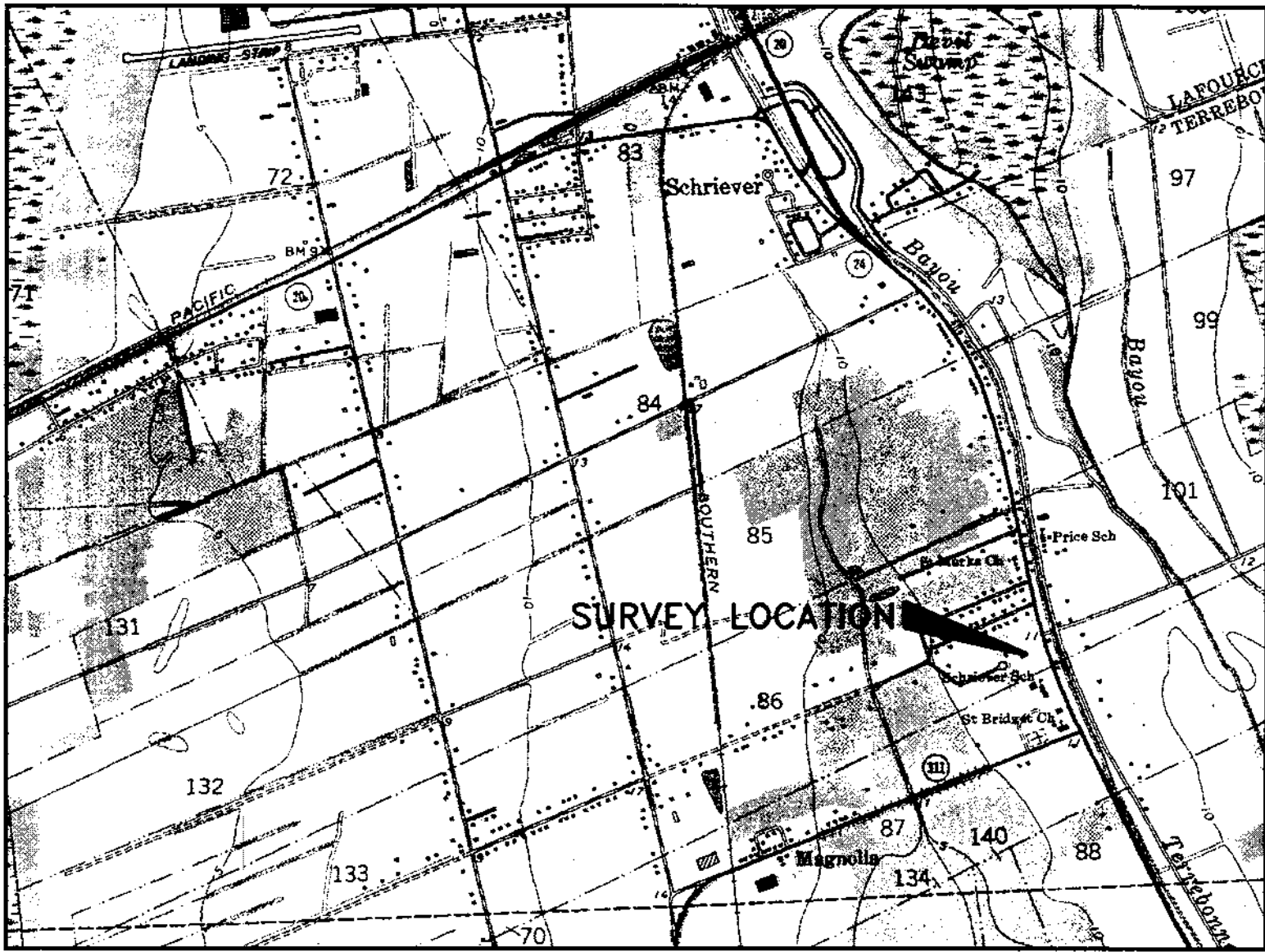
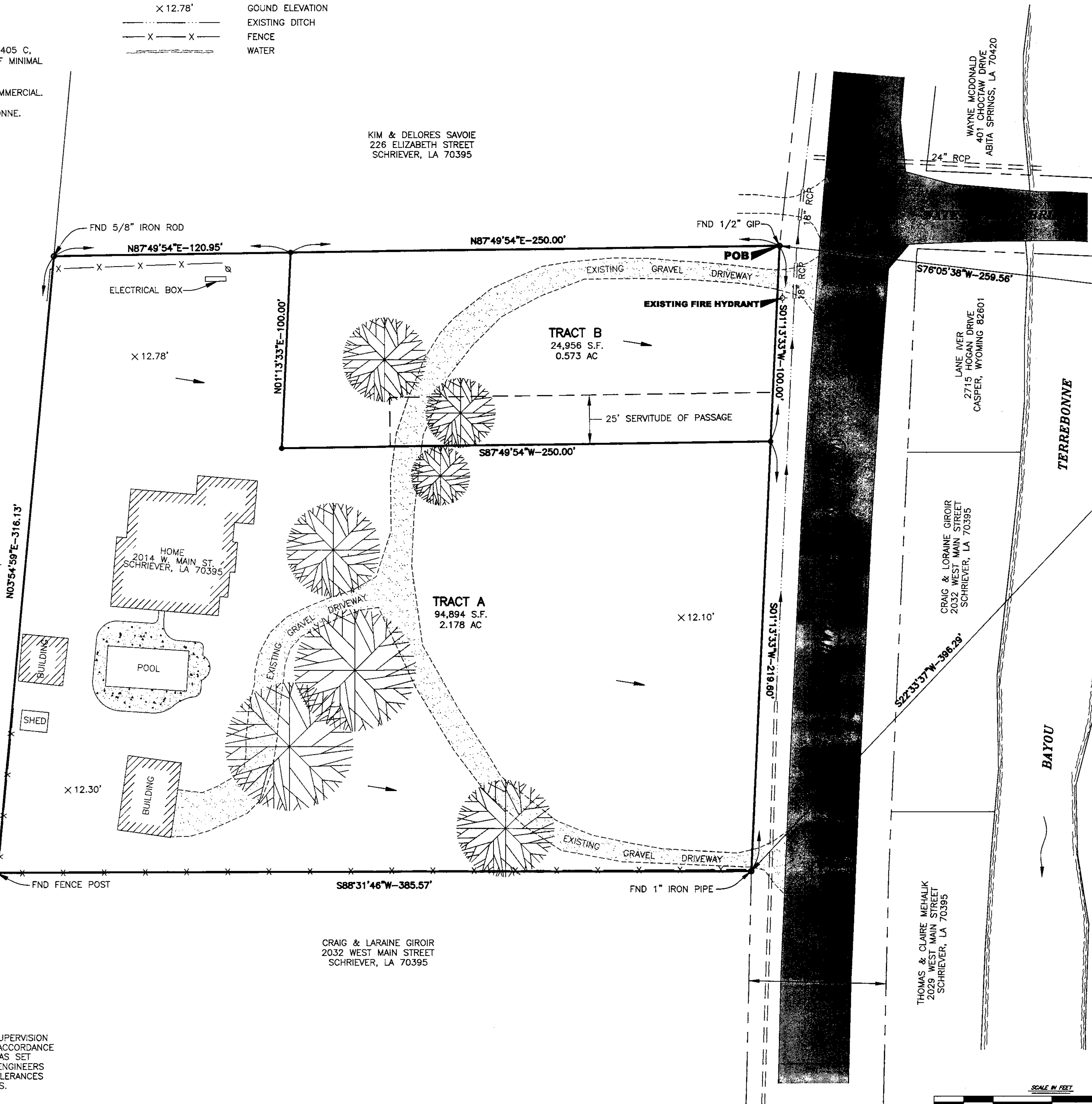
LEGEND

- FOUND AS NOTED
● SET 5/8" IRON ROD
⊠ EXISTING POWER POLE
□ 4" CONC. MONUMENT
⊕ EXISTING FIRE HYDRANT
⊙ GROUND ELEVATION
--- EXISTING DITCH
--- FENCE
--- WATER

TIMOTHY & PAULA DOMANGUE
193 ST. BRIDGET DRIVE
SCHRIEVER, LA 70395

CALVIN & CATHERINE ORDOYNE
192 ST. BRIDGET DRIVE
SCHRIEVER, LA 70395

KIM & DELORES SAVOIE
226 ELIZABETH STREET
SCHRIEVER, LA 70395



VICINITY MAP

SCALE 1" = 2000'

TPCG BENCHMARK "NBTB 19"
N=446590.82'
E=344498.15.71'
LOUISIANA STATE PLANE COORDINATE SYSTEM,
SOUTH ZONE (NAD 83)

APPROVALS:

APPROVED & ACCEPTED THIS DATE _____

BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION

BY _____

FOR _____

CERTIFICATION:

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL, THAT THE SURVEY WAS DONE ON THE GROUND AND WAS DONE IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AS SET FORTH BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THAT THE ACCURACY SPECIFICATION AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH CLASS "C" SURVEYS INDICATED IN THE ABOVE STANDARDS.

PRELIMINARY

APPROVAL: LEONARD J. CHAUVIN (REG. NO 4607)
LEONARD CHAUVIN P.E., P.L.S., INC.
CIVIL ENGINEER - LAND SURVEYOR
627 JACKSON ST. THIBODAUX, LA.
PHONE: (985)449-1376

PRELIMINARY
RESIDENTIAL/COMMERCIAL

DIVISION OF PROPERTY BELONGING TO
AMY BENOIT INTO TRACT A AND TRACT B
LOCATED IN SECTION 86, T15S-R16E
TERREBONNE PARISH, LOUISIANA



LEONARD CHAUVIN P.E., P.L.S., INC.
CIVIL ENGINEER - LAND SURVEYOR
627 JACKSON STREET THIBODAUX



DATE	DESCRIPTION	BY

DESIGNED: LJC	DETAILED: B. LEBLOUF	TRACED:
CHECKED: LJC	CHECKED: LJC	CHECKED:
DATE: AUGUST 28, 2015		

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361

Ph. (985) 873-6793 – Fax (985) 580-8141

APPLICATION
SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary Engineering
☐ Final
- C. ☐ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- D. ☒ Minor Subdivision

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: TRACTS "A" & "B", PROPERTY OF GERALD A. MAZERAC ET UX
2. Developer's Name & Address: GERALD A. MAZERAC, 9111 PARK AVE., HOUMA, LA 70363
*Owner's Name & Address: SAME
[* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: KENETH L. REMBERT, SURVEYOR

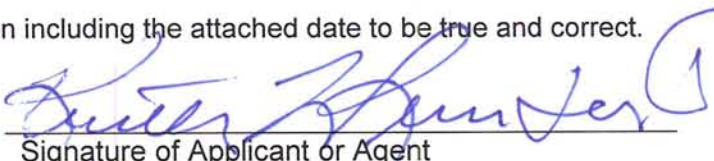
SITE INFORMATION:

4. Physical Address: 9111 PARK AVE.
5. Location by Section, Township, Range: SECTION 9, T17S-R17E
6. Purpose of Development: _____
7. Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
8. Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
9. Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☒ Rear Lot Open Ditches
☐ Other
10. Date and Scale of Map: 8/31/15 SCALE: 1"=100'
11. Council District: 9 / Village East Fire
12. Number of Lots: _____
13. Filing Fees: \$ 208⁹⁸

I, KENETH L. REMBERT, certify this application including the attached date to be true and correct.

KENETH L. REMBERT
Print Applicant or Agent

9/28/15
Date


Signature of Applicant or Agent

The undersigned certifies:  1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or  2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

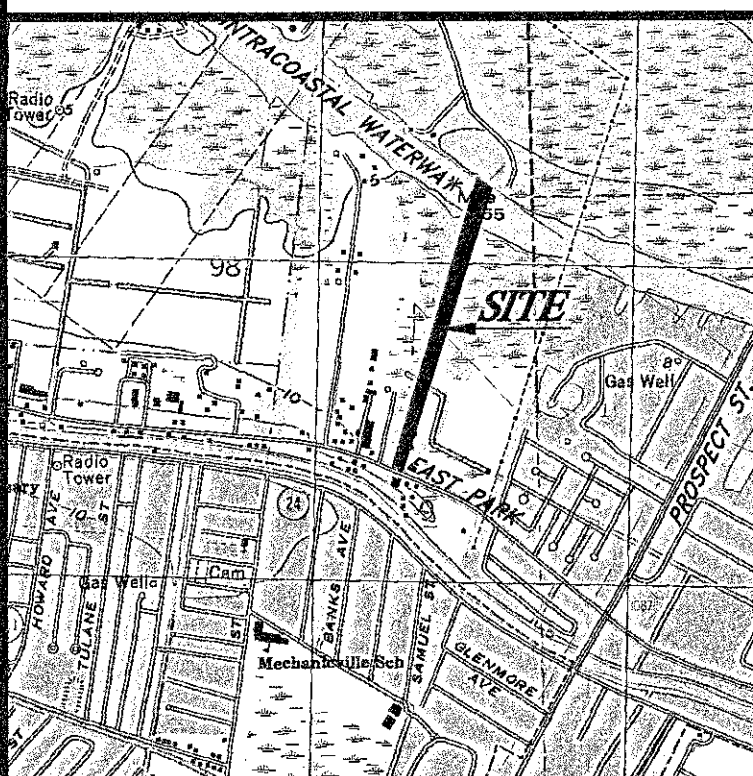
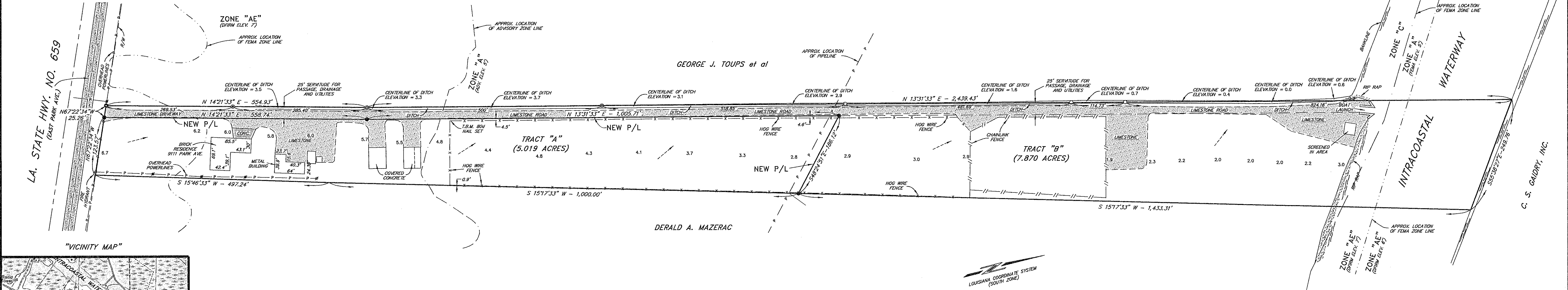
GERALD A. MAZERAC

Print Name of Signature
9/28/15


Signature

Date

PC15/ 10 - 1 - 49



JOB NO. : 452 FIELD BOOK : 412 ADDRESS : EAST PARK CAD NAME : GERALD-MAZERAC-EAST-PARK-PC
DRAWN BY : BM PAGES : 30-32 SURVEY FILE : MAZER-GE.TXT FOLDER : MAZERAC, GERALD

THESE TRACTS ARE LOCATED IN ZONES "C" AND "A" AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NO. 225206, PANEL NO. 0255, SUFFIX "C", AND DATED MAY 1, 1985. (ZONE "A" HAS A BASE FLOOD REQUIREMENT OF 5'). F.E.M.A. FEB. 23, 2006 ADVISORY PANEL NO. LA-R104 PLACES THIS PROPERTY IN ZONES "C" & "A" WITH A BASE FLOOD REQUIREMENT OF 5'. THE 2008 PROPOSED DFIRM COMMUNITY NO. 22109C, PANEL NO. 0260 SUFFIX "E" PLACES THIS PROPERTY IN ZONE "AE" AND HAS A B.F.E. REQUIREMENTS OF 6' & 7'.

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

NOTE: THIS PROPERTY DRAINS TO DITCH AT THE WESTERMOST PROPERTY LINE WHICH NEEDS NO MAINTENANCE AND TO THE REAR OF THE PROPERTY INTO THE INTRACOASTAL WATERWAY. THE OWNERS OF THESE TRACTS WILL PROVIDE AND PERPETUALLY MAINTAIN ALL DRAINAGE COURSES NECESSARY TO REACH THESE AREAS.

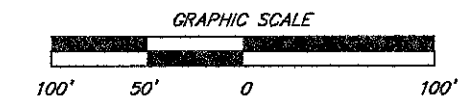
THIS SURVEY BASED ON MAP RECORDED UNDER ENTRY NO. 1235312 AS FILED IN THE TERREBONNE PARISH CLERK OF COURT OFFICE AND NO ADDITIONAL TITLE RESEARCH WAS MADE BY KENETH L. REMBERT SURVEYORS. BEARINGS SHOWN HEREON ARE BASED ON SAID MAP.

THIS MAP DOES NOT PURPORT TO SHOW ALL SERVITUDES, RIGHT-OF-WAYS, EASEMENTS OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SURVEYED.

- LEGEND:
- INDICATES 5/8" IRON ROD SET
 - INDICATES 2" IRON PIPE FOUND
 - INDICATES 3/4" IRON PIPE FOUND
 - INDICATES 1/2" IRON PIPE FOUND
 - INDICATES 5/8" IRON ROD FOUND
 - ⊕ EXISTING POWER POLE
 - ⊕ EXISTING POWER POLE WITH LIGHT
 - ⊕ EXISTING FIRE HYDRANT
 - INDICATES SPOT ELEVATION (88' DATUM 2012 NAVD OPUS)
 - INDICATES DRAINAGE FLOW

APPROVED AND ACCEPTED THIS DATE _____
BY THE HOUMA - TERREBONNE REGIONAL PLANNING COMMISSION

BY _____ FOR _____



"MINOR SUBDIVISION"
PLAT SHOWING TRACTS "A" & "B",
PROPERTY BELONGING TO
GERALD A. MAZERAC et ux
LOCATED IN SECTION 9, T17S - R17E
TERREBONNE PARISH, LOUISIANA
AUGUST 31, 2015 SCALE: 1" = 100'

Kenneth L. Rembert
KENETH L. REMBERT, SURVEYOR
635 SCHOOL ST., HOUMA, LA.
PH. (985) 879-2782

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
- B. ☐ Mobile Home Park
☐ Residential Building Park
- C. ☒ Major Subdivision
☐ Conceptual
☐ Preliminary
☐ Engineering
☐ Final
- D. ☐ Minor Subdivision
- ☐ Conceptual/Preliminary
☒ Engineering
☐ Final

☐ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: ACADIAN POINTE SUBDIVISION, PHASE "A"
2. Developer's Name & Address: PROFESSIONAL CONSTRUCTION AND LEASING, L.L.C.,
106 HICKORY ST., THIBODAUX, LA 70301
- *Owner's Name & Address: PROFESSIONAL CONSTRUCTION AND LEASING, L.L.C.
106 HICKORY ST., THIBODAUX, LA 70301
- [* All owners must be listed, attach additional sheet if necessary]*
3. Name of Surveyor, Engineer, or Architect: DAVID A. WAITZ ENGINEERING &
SURVEYING, INC.

SITE INFORMATION:

4. Physical Address: LABAN AVENUE
5. Location by Section, Township, Range: SECTION 105, T17S-R17E
6. Purpose of Development: PLANNED UNIT DEVELOPMENT (PUD)
7. Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
8. Sewerage Type:
☒ Community
☐ Individual Treatment
☐ Package Plant
☐ Other
9. Drainage:
☒ Curb & Gutter
☐ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
10. Date and Scale of Map: July 14, 2015 1" = 60'
11. Council District: _____
12. Number of Lots: 15
13. Filing Fees: \$860.00

I, David Waitz, P.E., certify this application including the attached date to be true and correct.

David Waitz, P.E., Agent
Print Applicant or Agent

David Waitz
Signature of Applicant or Agent

Date

9/28/15

The undersigned certifies: DBO 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to

submit and sign this Application on their behalf.
Donald B. Olivier, II, Manager of Professional
Construction and Leasing, L.L.C.
Print Name of Signature

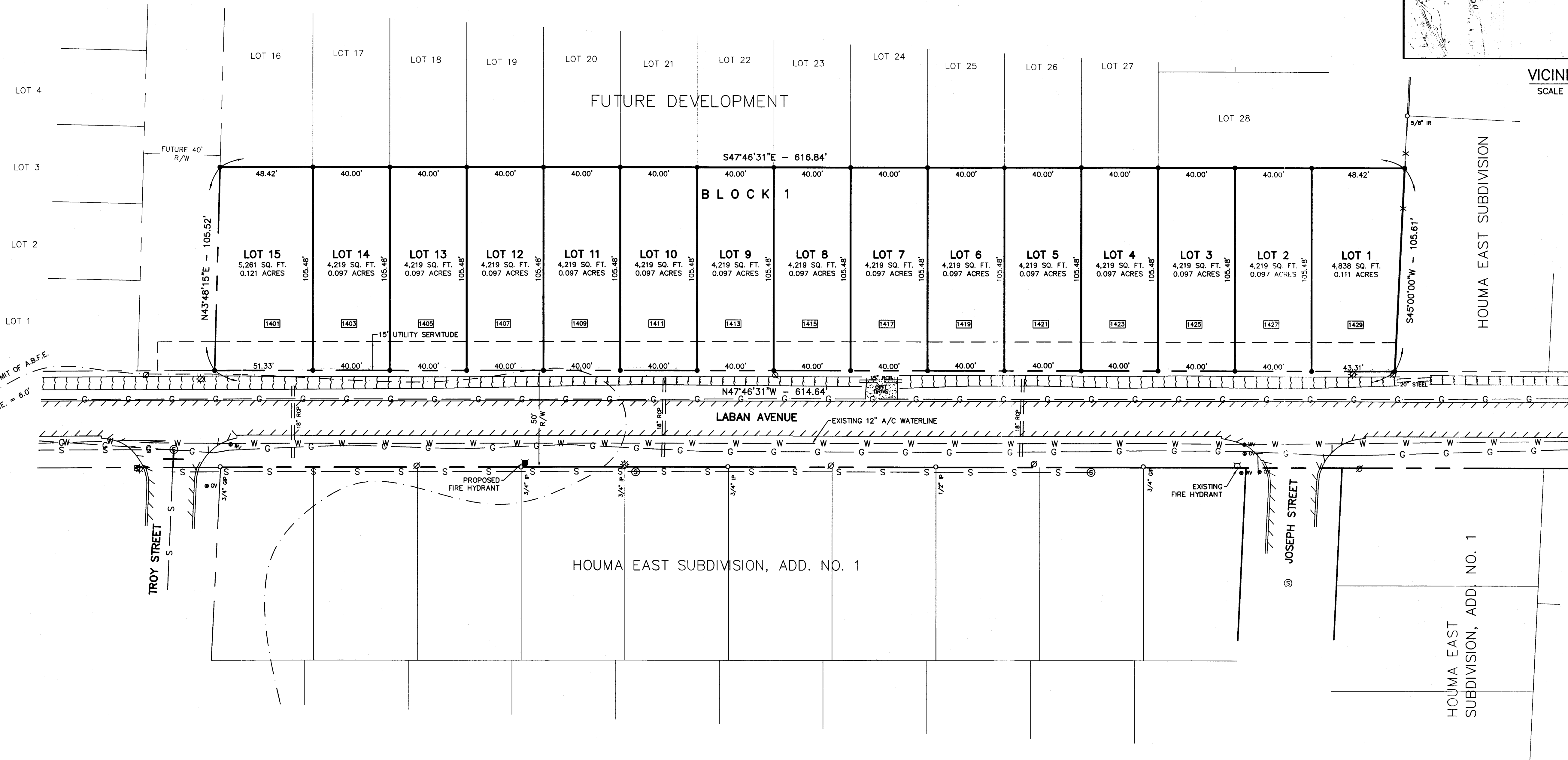
Donald B. Olivier, II
Signature

PC15/ 10 - 2 - 50

Revised 3/25/2010

1. SURVEY OF TRACT 2 - PROPERTY BELONGING TO ALPHONSE J. CENAC, JR. ET AL. SECTION 105, T17S-R17E TERREBONNE PARISH, LOUISIANA PREPARED BY: KENETH REMBERT DATED: JUNE 20, 1996 ENTRY NO.: 1481259	2. SURVEY OF TRACT 3 - PROPERTY BELONGING TO ALPHONSE J. CENAC, JR. ET AL. SECTION 105, T17S-R17E TERREBONNE PARISH, LOUISIANA PREPARED BY: KENETH REMBERT DATED: JUNE 21, 1996 ENTRY NO.: 1481249	NOTE: REFERENCE BEARING IS N48°22'15"W ALONG THE R/W OF ACADIAN DRIVE AS SHOWN ON REF. MAP 1 & 2.
---	---	---

FOUND PROPERTY MARKER	○
SET 3/4" I.R.	●
EXISTING WATER LINE	— W —
EXISTING GAS LINE	— G —
EXISTING SEWER LINE	— S —
EXISTING OVERHEAD POWER LINE	— E —
EXISTING TELEPHONE LINE	— T —
EXISTING FENCE	— X —
EXISTING POWER POLE W/ LIGHT	⊗
EXISTING POWER POLE	⊙
EXISTING ANCHOR	→
EXISTING TELEPHONE PEDESTAL	⊞
EXISTING WATER VALVE	● WV
EXISTING FIRE HYDRANT	⊙
EXISTING WATER METER	○ WM
EXISTING GAS VALVE	● GV
EXISTING GAS METER	○ GM
EXISTING SEWER MANHOLE	⊙
EXISTING CATCH BASIN WITH SUBSURFACE DRAINAGE	— ■ —
CENTER LOT ELEVATIONS (IN FEET, NAVD 88, GEOID XX)	(X')
DRAINAGE FLOW	— · · —
PHYSICAL ADDRESS	XXX



FEMA FLOOD ZONE AND HAZARDS
 THESE LOTS ARE LOCATED IN ZONE C AND ZONE A1 (ZONE A B.F.E. = 9.0').
 FEMA FLOOD ZONE NUMBER 225206 0265 C. DATED: MAY 1, 1985
 TERREBONE PARISH ADVISORY BASE FLOOD ELEVATION MAP #: LA-Q103
 DATED: FEBRUARY 23, 2006; FLOOD ZONE: ALL AREAS OUTSIDE
 THE LIMIT OF A.B.F.E.
 NOTE: FOR AREAS OUTSIDE THE ABFE LIMITS, PLEASE REFER TO THE COMMUNITY'S
 EFFECTIVE FIRM FOR ADDITIONAL FLOOD HAZARD INFORMATION, WHERE APPLICABLE

CERTIFICATIONS

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL, THAT THE SURVEY WAS DONE ON THE GROUND AND WAS DONE IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AS SET FORTH BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THAT THE ACCURACY SPECIFICATION AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH CLASS "C" SURVEYS INDICATED IN THE ABOVE STANDARDS.

I ALSO CERTIFY THERE ARE NO ENCROACHMENTS ACROSS ANY PROPERTY LINES
EXCEPT AS SHOWN **PRELIMINARY COPY:**

APPROVED: THE ISSUANCE OF A PERMIT
James M. Templeton Reg. No. 5129

NOTE: NO STRUCTURE, FILL, OR OBSTRUCTION SHALL BE LOCATED
WITHIN ANY DRAINAGE EASEMENT OF DELINEATED FLOOD PLAIN.

THIS IS TO CERTIFY THAT A SERVITUDE OF PASSAGE AND THE RIGHT TO INSTALL, MAINTAIN, DRAINAGE, ELECTRICAL, COMMUNICATION, GAS, SEWER, WATER UTILITIES IS HEREBY CREATED IN FAVOR OF THE TERREBONNE PARISH CONSOLIDATED GOVERNMENT SOUTH CENTRAL BELL VISION CABLE AND THE CITY OF HOUMA OVER AND IN ALL THESE CERTAIN STREETS AND SERVITUDES AS NAMED HEREON AND/OR SHOWN ON THIS PLAT OF SUBMISSION AND BELONGING TO THE UNDERSIGNED FEE TITLE OWNERSHIP OF SAID STREET RIGHT-OF-WAY AND SERVITUDES IS EXPRESSLY RETAINED, MINERAL RIGHTS ARE SPECIFICALLY EXCLUDED AND ARE RETAINED IN FULL BY THE OWNER THEREOF.

BY: _____
PROFESSIONAL CONSTRUCTION AND LEASING, L.L.C.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF THE TERREBONNE PARISH CONSOLIDATED GOVERNMENT, STATE OF LOUISIANA, AS TO THE BLOCK LAYOUT AND STREET ALIGNMENT, AND I HEREBY APPROVE THE SAME.

BY: _____
TERREBONNE PARISH CONSOLIDATED GOVERNMENT

APPROVE AND ACCEPTED THIS DATE _____ BY THE HOUMA
TERREBONNE REGIONAL PLANNING COMMISSION.

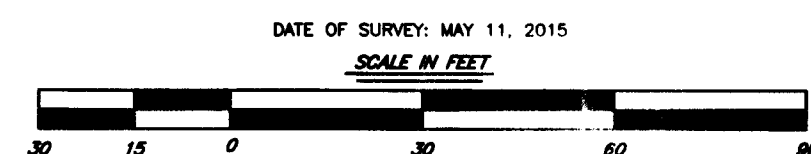
APPROVED BY: _____

FOR: _____

APPROVALS

PROFESSIONAL CONSTRUCTION AND LEASING, L.L.C. DATE

NOTE:
THIS PLAT DOES NOT PURPORT TO SHOW ALL
EASEMENTS, SERVIDUTES AND/OR RIGHTS-OF-WAY
THAT MAY OR MAY NOT EXIST ON THIS PROPERTY.
THIS PLAT DOES NOT PURPORT TO SHOW ALL
UNDERGROUND UTILITIES AND/OR PIPELINES
THAT MAY OR MAY NOT EXIST ON THIS PROPERTY.
THIS PLAT WAS PREPARED WITHOUT THE BENEFIT
OF A COMPLETE ABSTRACT AND TITLE OPINION.



				DAVID A. WATTZ ENGINEERING AND SURVEYING, INC. Civil Engineers & Professional Land Surveyors Thibodaux, Louisiana			THIBODAUX, LA 70301 (985) 447-4017 OFFICE (985) 447-1998 FAX DWATTZ@BELLSOUTH.NET		
9/2/15	ADDED PHYSICAL ADDRESSES		JED	DESIGNED: JMT	DETAILED: JMT	TRACED:			
DATE	DESCRIPTION		BY	CHECKED: JMT	CHECKED: JMT	CHECKED:			
REVISION				DATE: SEPTEMBER 28, 2015	FILE: F:\DWG5\2015\15-050\PHASE A\PLAT.DWG	JOB NO: 15-050			

CONCEPTUAL/PRELIMINARY
RESIDENTIAL PLANNED UNIT DEVELOPMENT (CLUSTER HOUSING)
OWNER: PROFESSIONAL CONSTRUCTION AND LEASING, L.L.C.

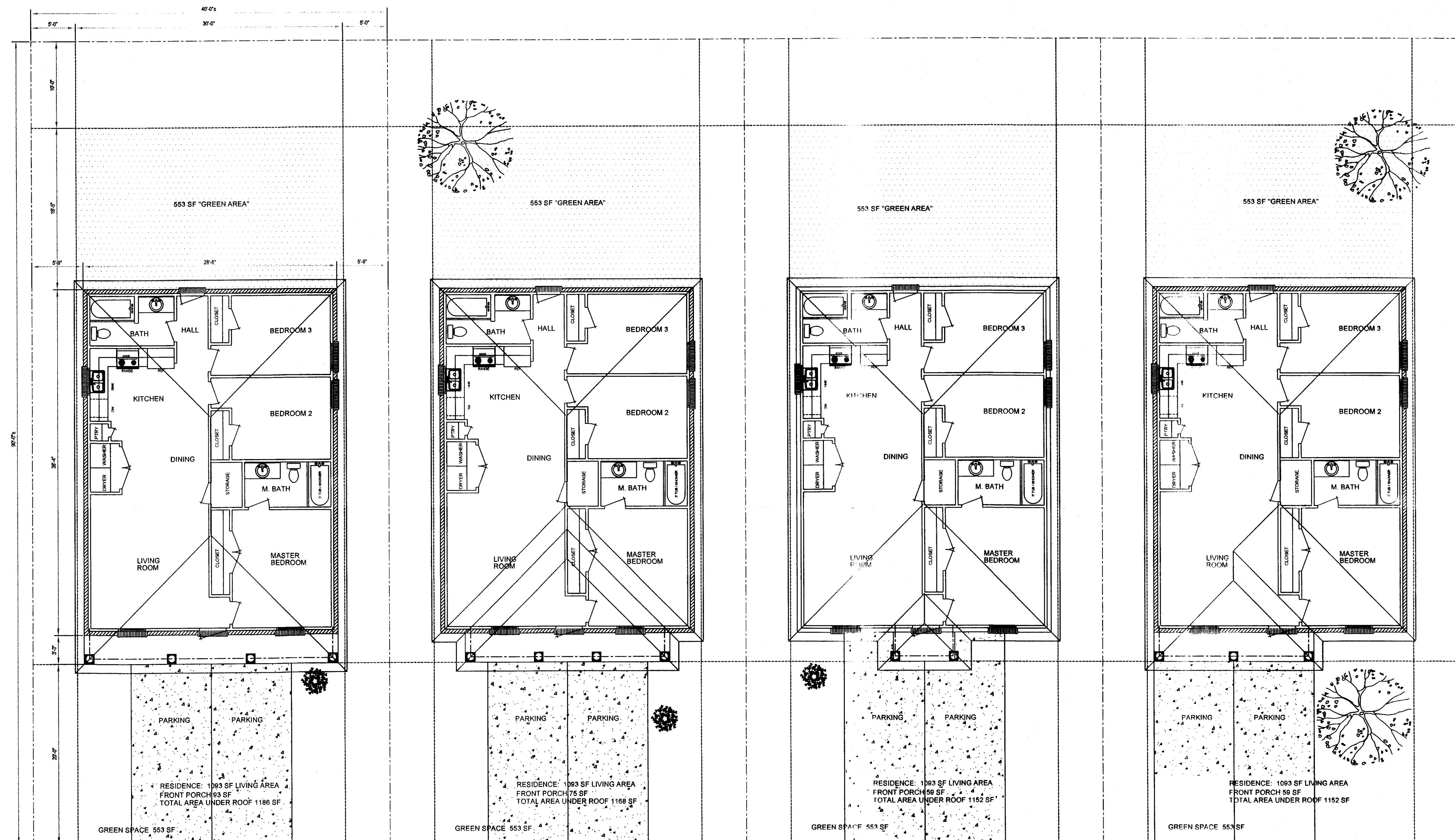
ACADIAN POINTE SUBDIVISION – PHASE "A"
LOCATED IN SECTION 105, T17S–R17E
TERREBONNE PARISH, LOUISIANA

DAVID A. WAITZ
ENGINEERING AND SURVEYING, INC.
Civil Engineers & Professional Land Surveyors
Thibodaux, Louisiana

THIBODAUX, LA 70301
(985) 447-4017 OFFICE
(985) 447-1998 FAX
DWAITZ1@Bellsouth.net

THIBODAUX, LA 70301
(985) 447-4017 OFFICE
(985) 447-1998 FAX
DWAITZ1@BELL.SOUTH.NET

PROPOSED DEVELOPMENT
ACADIAN POINTE - PHASE A
TERREBONNE PARISH, LOUISIANA



GENERAL NOTES

1. ALL DIMENSIONS ARE TO BE VERIFIED BEFORE CONSTRUCTION IS TO BEGIN. WARRANTY IS LIMITED TO CORRECTIONS ONLY. DO NOT SCALE DRAWINGS TO DETERMINE DIMENSIONS.
2. ALL AREAS SHOWN ARE APPROXIMATE, & LIMITED TO INFORMATION SHOWN. FINAL DESIGN & SURVEY SHALL GOVERN TRUE DIMENSIONS & AREAS.
3. THESE DRAWINGS & SPECIFICATIONS HAVE BEEN PREPARED AS A DRAFTING SERVICE ONLY, FROM INSTRUCTIONS BY THE OWNERS, THEREFORE, IT IS THE SOLE RESPONSIBILITY OF THE OWNERS AND THEIR CONTRACTOR FOR ANY OMISSIONS OR ERRORS CONTAINED HEREIN.

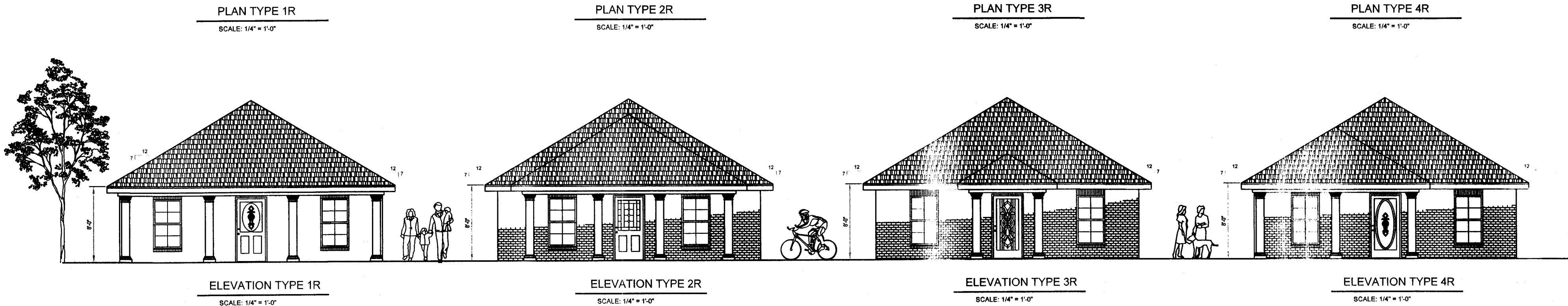
INDEX TO TYPES

NO.	S.F.L.	BEDROOMS	BATHS	CARPORT/ GARAGE	REF PLAN NUMBER
1R	1093	3	2	N/A	
1L	1093	3	2	N/A	
2R	1093	3	2	N/A	
2L	1093	3	2	N/A	
3R	1093	3	2	N/A	
3L	1093	3	2	N/A	
4R	1093	3	2	N/A	
4L	1093	3	2	N/A	

AREA DATA

TOTAL DEVELOPMENT = XXXXXXXX ACRES

RESIDENTIAL SPACE (SEE CHART ABOVE)
TOTAL RESIDENTIAL UNITS =



STREET VIEW

THESE PLANS ARE COPYRIGHTED
DESIGN & LAND PROPERTY OF:
NEW HOME DRAFTING SERVICE, LLC
ANY UNAUTHORIZED DUPLICATION



PROFESSIONAL CONSTRUCTION & LEASING
PROPOSED DEVELOPMENT
ACADIAN POINTE - PHASE A

NEW HOME DRAFTING SERVICE, L.L.C.
RESIDENTIAL DESIGN & DRAFTING SERVICES

NO.	REVISION	DATE	PLAN NUMBER:	SHEET
1	FOR REVIEW	9-10-15	2495	1
				OF

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 – Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
- C. ☒ Major Subdivision
☐ Conceptual
☐ Preliminary
☒ Engineering
☐ Final
- D. ☐ Minor Subdivision
- ☒ Variance(s) (detailed description): see attached

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Sugar Pointe Industrial Park Addendum No. 3
- Developer's Name & Address: Sugar Lake, LLC, 521 S. Hollywood Road, Houma, LA 70360
*Owner's Name & Address: see attached
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: T. Baker Smith, LLC, Amber L. Plessala, P.E.

SITE INFORMATION:

- Physical Address: corner of Equity Drive and Valhi Blvd.
- Location by Section, Township, Range: Sections 85 & 86, T17S-R17E
- Purpose of Development: subdivision development of industrial park
- Land Use:
☐ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☒ Industrial
- Sewerage Type:
☐ Community
☐ Individual Treatment
☒ Package Plant
☐ Other
- Drainage:
☐ Curb & Gutter
☒ Roadside Open Ditches
☒ Rear Lot Open Ditches
☐ Other
- Date and Scale of Map: Sept. 28, 2015; 1" = 100'
- Council District: 6
- Number of Lots: 13
- Filing Fees: \$860.00

I, Amber L. Plessala, P.E., certify this application including the attached date to be true and correct.

Amber L. Plessala, P.E.
Print Applicant or Agent
Sept. 28, 2015
Date


Signature of Applicant or Agent

The undersigned certifies: initial 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, initial or initial 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Rodney Burns
Print Name of Signature
Sept. 28, 2015
Date


Signature

Property Owner: Sugar Lake, LLC, 521 S. Hollywood Road, Houma, LA 70360

Members of Sugar Lake, LLC are:

R.L. Burns LLC, 521 S. Hollywood Road, Houma, LA 70360

W & J, LLC, P.O. Box 2266, Houma, LA 70361

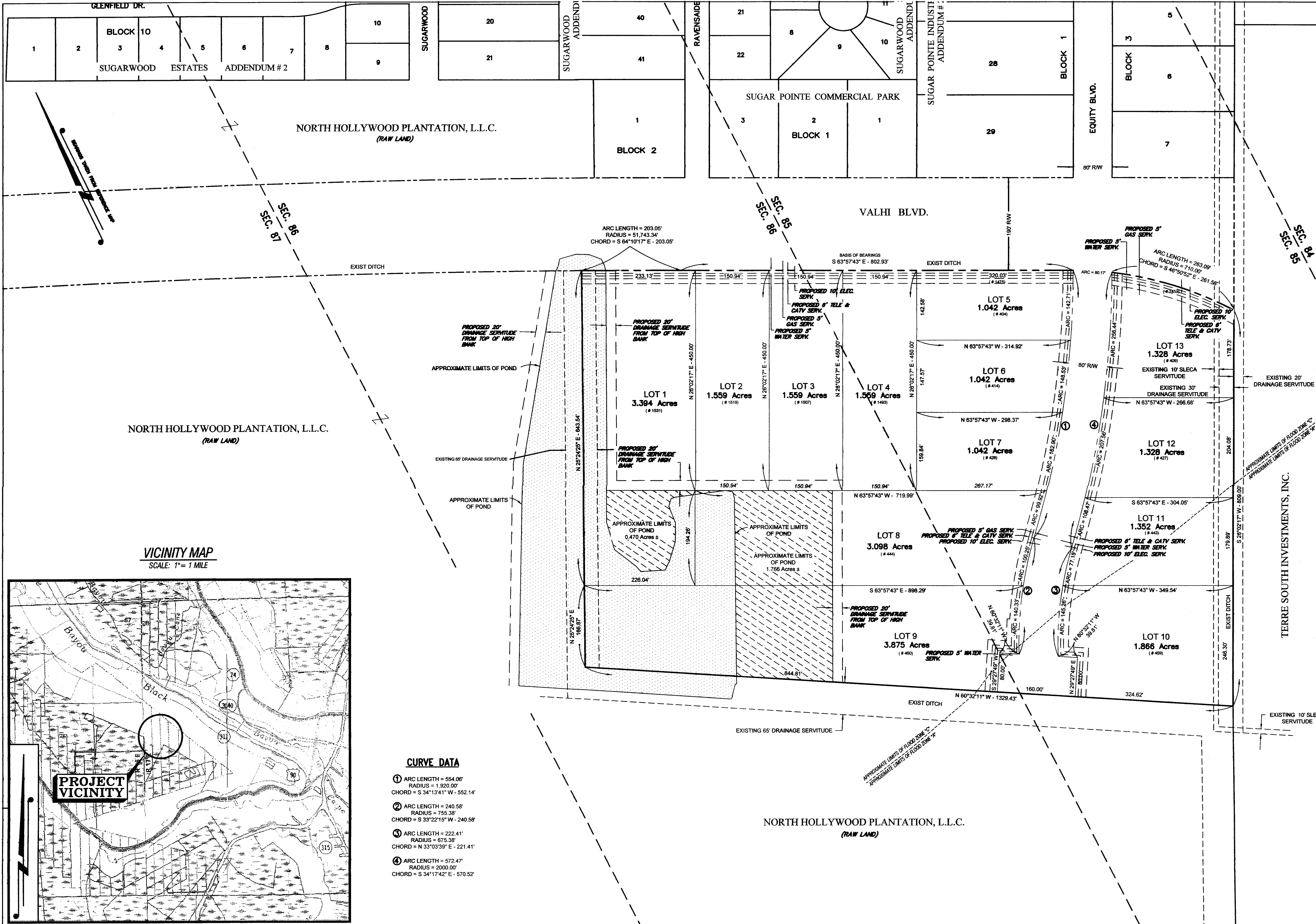
Caloc, LLC, 119 Common Court, Houma, LA 70360

Variance: Request for acceptance of rear lot drainage

The proposed subdivision is designed to drain portions of several lots to the rear where a TPCG maintained drainage ditch exists or is proposed to be granted as part of this development.

For Lots 1, 2 and 3, the front 142-feet will drain to the existing roadside ditch, with the remainder of the lot to drain to the existing pond. The developer is proposing a 20-foot wide TPCG drainage servitude along the high bank of the pond. Vehicle access is available from Valhi Blvd. for the entire proposed servitude.

Similarly, the rear side drainage for Lots 8 and 9 will drain to the existing pond, however the front 135-feet will drain to the proposed roadside ditch along the extension of Equity Blvd. Lots 10, 11, 12 and 13 will drain to the proposed roadside ditch along the extension of Equity Blvd., however the rear portion of these lots will drain to the existing TPCG drainage ditch running adjacent to the eastern property line for the proposed subdivision.



- BASIS OF BEARINGS:**
- "SUGAR POINTE INDUSTRIAL PARK ADDENDUM NO. 2, PHASE B SUBDIVISION OF LAND ALONG LA. HWY. 311 LOCATED IN SECTIONS 84, & 85, T17S-R17E, TERREBONNE PARISH, LOUISIANA", PREPARED BY T. BAKER SMITH AND DATED AUGUST 1, 2005 AND FURTHER REVISED ON AUGUST 19, 2005.
 - "PLAT SHOWING DRAINAGE SERVITUDE FOR TERREBONNE PARISH CONSOLIDATED GOVERNMENT ACROSS PROPERTY BELONGING TO NORTH HOLLYWOOD PLANTATION, LLC LOCATED IN SECTIONS 85, 86 & 102, T17S-R17E, TERREBONNE PARISH, LOUISIANA", PREPARED BY T. BAKER SMITH & SON, INC. AND DATED MARCH 6, 1998 AND FURTHER REVISED ON NOVEMBER 14, 2003.
 - "SUGAR LAKE, L.L.C.-OWNER/DEVELOPER SINGLE FAMILY RESIDENTIAL DEVELOPMENT SUGARWOOD ESTATES ADDENDUM NO. 2, PHASE B, A SUBDIVISION ON LAND SOUTH OF LA. HWY. 311 LOCATED IN SECTIONS 86 & 87, T17S-R17E, TERREBONNE PARISH, LOUISIANA", PREPARED BY T. BAKER SMITH AND DATED JUNE 20, 2006.
 - "SUGAR POINTE, L.L.C.-OWNER/DEVELOPER SINGLE FAMILY RESIDENTIAL DEVELOPMENT SUGARWOOD SUBDIVISION ADDENDUM 4 A SUBDIVISION OF LAND SOUTH OF LA. HWY. 311 LOCATED IN SECTIONS 85 & 86, T17S-R17E, TERREBONNE PARISH, LOUISIANA", PREPARED BY T. BAKER SMITH AND DATED JUNE 20, 2006.
 - "SUGAR POINTE, L.L.C.-OWNER/DEVELOPER SINGLE FAMILY RESIDENTIAL DEVELOPMENT SUGARWOOD SUBDIVISION ADDENDUM 5 A SUBDIVISION OF LAND SOUTH OF LA. HWY. 311 LOCATED IN SECTIONS 85 & 86, T17S-R17E, TERREBONNE PARISH, LOUISIANA", PREPARED BY T. BAKER SMITH AND DATED NOVEMBER 30, 2007.
 - "PLAT SHOWING 190' ROADWAY, DRAINAGE, AND UTILITY SERVITUDE FOR VALHI BLVD. EXTENSION ON PROPERTY BELONGING TO NORTH HOLLYWOOD PLANTATION, L.L.C. LOCATED IN SECTION 85, T17S-R17E TERREBONNE PARISH, LOUISIANA", PREPARED BY GSE ASSOCIATES, INC. AND DATED DECEMBER 27, 2007.
 - "PLAT OF PROPERTY REQUIRED FOR EXTENSION OF VALHI BOULEVARD, PARISH PROJECT NO. 05-EXT-36 ON PROPERTY BELONGING TO NORTH HOLLYWOOD PLANTATION, L.L.C. LOCATED IN SECTION 85-87, T17S-R17E TERREBONNE PARISH, LOUISIANA", PREPARED BY GSE ASSOCIATES, LLC AND DATED OCTOBER 1, 2009 AND FURTHER REVISED ON OCTOBER 26, 2010.
 - "SUGAR POINTE COMMERCIAL PARK ON PROPERTY BELONGING TO SUGAR LAKE, LLC LOCATED IN SECTIONS 85 & 86, T17S-R17E TERREBONNE PARISH, LOUISIANA", PREPARED BY PROVIDENCE GSE ASSOCIATES, LLC AND DATED JULY 30, 2012 AND FURTHER REVISED ON MARCH 12, 2014.

CERTIFICATION:

APPROVED AND ACCEPTED THIS DATE _____ BY THE HOUMA TERREBONNE REGIONAL PLANNING COMMISSION.

APPROVED: _____

FOR: _____

DEDICATION:

THIS IS TO CERTIFY THAT A SERVITUDE OF PASSAGE AND THE RIGHT TO INSTALL, MAINTAIN DRAINAGE, SEWER, ELECTRICAL, COMMUNICATION, GAS & WATER UTILITIES IS HEREBY CREATED IN FAVOR OF THE TERREBONNE PARISH CONSOLIDATED GOVERNMENT, BELL SOUTH, CHARTER COMMUNICATIONS, SLECA, AND CONSOL. WATERWORKS DIST. #1 OVER AND IN ALL THESE CERTAIN "STREETS AND UTILITY SERVITUDES AS NAMED HEREON AND/OR SHOWN ON THIS PLAT OF SUBDIVISION AND BELONGING TO THE UNDERSIGNED. THE TITLE OWNERSHIP OF SAID STREET RIGHT-OF-WAY AND UTILITY SERVITUDES IS EXPRESSLY RETAINED. MINERAL RIGHTS ARE SPECIFICALLY EXCLUDED AND ARE RETAINED IN FULL BY THE OWNER THEREOF.

BY: _____

FOR SUGAR LAKE, L.L.C.

- THIS DEVELOPMENT IS LOCATED IN ZONE "C" AND ZONE "A" AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NO. 225206, PANEL NO. 0430, SUFFIX "C", AND DATED MAY 1, 1985. (ZONE "A" HAS A 5' ELEVATION REQUIREMENT).
- F.E.M.A. ADVISORY PANELS NO. LA-0101 AND LA-R101 PLACES THE SUBJECT PROPERTY IN ZONE A HAVING AN ADVISORY BASE FLOOD ELEVATION OF 6'
- A LETTER OF NO OBJECTION MUST BE OBTAINED FROM TPCC FOR ANY STRUCTURES PROPOSED TO BE CONSTRUCTED WITHIN PUBLIC SERVITUDES

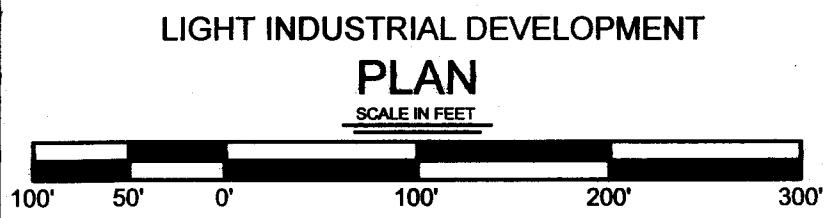
THIS MAP WAS PREPARED FOR INFORMATIONAL PURPOSES ONLY AND IS NOT IN FULL COMPLIANCE WITH THE MOST RECENT STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS AS SET FORTH BY THE LOUISIANA PROFESSIONAL ENGINEERS AND LAND SURVEYORS BOARD.

APPROVED: _____

PATRICK M. HALEY
LA LAND SURVEYOR, REG. NO. 5121

NOTES: THIS MAP IS BASED ON THE LATEST RECORDED DEEDS OF NORTH HOLLYWOOD PLANTATION, L.L.C. AS FILED IN THE TERREBONNE PARISH CLERK OF COURT OFFICE AND NO ADDITIONAL TITLE RESEARCH WAS MADE BY T. BAKER SMITH.			
THIS MAP DOES NOT PURPORT TO SHOW ALL SERVITUDES, RIGHT-OF-WAYS, EASEMENTS OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SHOWN.			
LOT CORNERS SHALL BE MARKED UPON FINAL APPROVAL OF SUGAR POINTE INDUSTRIAL PARK ADD. NO. 3, BY THE HOUMA TERREBONNE REGIONAL PLANNING COMMISSION.			
01	09/23/2014	REVISED EQUITY BLVD. TEMPORARY TURNAROUND	JMR
REV. NO:	REV. DATE:	REV. DESCRIPTION:	REV. BY:
REVISIONS			

T. BAKER SMITH
SOLUTIONS START HERE
412 South Van Ave., Houma, LA 70363
(985)863-1050 - tbsmith.com



DRAWN BY:	ALP	APPROVED BY:	PMH
DATE:	9/28/15	JOB NO:	2015.0673
DRAWING: PRELIMINARY PLAT, ENGINEERING PHASE.DWG			
PROJECTION:	PROJECTION	GEO. DATUM:	VERT. DATUM:
GRID UNITS:	US SURVEY FEET		
SHEET NO:	1	OF	1

LAYOUT PLAN OF PROPERTY DEVELOPER: SUGAR LAKE, L.L.C.
SUGAR POINTE INDUSTRIAL PARK
ADDENDUM # 3
A SUBDIVISION OF LAND SOUTH OF VALHI BLVD.
LOCATED IN SECTIONS 85 & 86, T17S-R17E
TERREBONNE PARISH, LOUISIANA

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 – Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land
☐ Re-Subdivision
C. ☒ Major Subdivision
☐ Conceptual
☐ Preliminary
☒ Engineering (Road & Infrastructure)
☐ Final
☐ Variance(s) (detailed description): _____
- B. ☐ Mobile Home Park
☐ Residential Building Park
☐ Conceptual/Preliminary
☐ Engineering
☐ Final
D. ☐ Minor Subdivision

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Paving of Rue Colton John
- Developer's Name & Address: Mali Investments, LLC, P.O. Box 869, Houma, LA 70361
*Owner's Name & Address: Mali Investments, LLC, P.O. Box 869, Houma, LA 70361
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: Milford & Associates, Inc.

SITE INFORMATION:

- Physical Address: 2766 Coteau Road
- Location by Section, Township, Range: Sections 7 & 8, T16S-R17E
- Purpose of Development: Construct Subsurface Road with Utilities
- Land Use:
☒ Single-Family Residential
☐ Multi-Family Residential
☐ Commercial
☐ Industrial
- Sewerage Type:
☐ Community
☒ Individual Treatment
☐ Package Plant
☐ Other
- Drainage:
☒ Curb & Gutter
☐ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
- Date and Scale of Map: 3AUG15 SCALE 1" = 30'
- Council District:
3 / Bayou Cane Fire
- Number of Lots: 0
- Filing Fees: \$860.00

I, Floyd E. Milford, III, certify this application including the attached date to be true and correct.

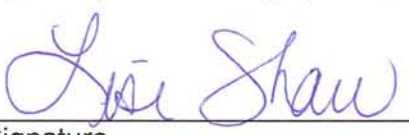
Floyd E. Milford, III
Print Applicant or Agent


Signature of Applicant or Agent

Date

The undersigned certifies: LS 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or initial 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Lise Shaw
Print Name of Signature

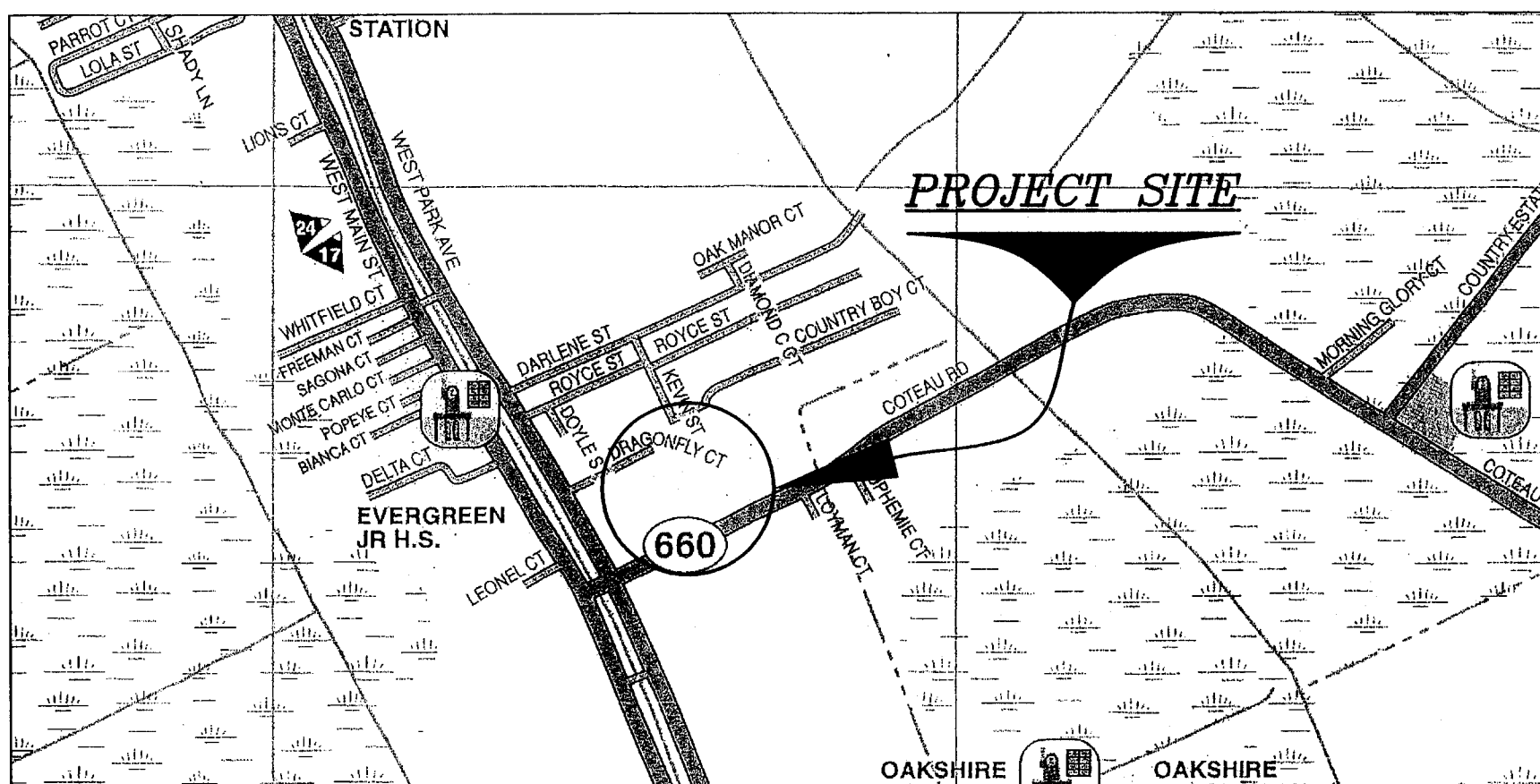

Signature

Date

PC15/ 10 - 4 - 52

BON AMI ESTATES, L.L.C.

PROJECT NO.	PARISH	SHEET NO.
14-47	TERREBONNE	2



VICINITY MAP

THIS LOT IS LOCATED IN ZONE "C" AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NO. 225206, PANEL NO. 0410, SUFFIX "C", AND DATED MAY 1, 1985. (ZONE "C" IS AN AREA OF MINIMAL FLOODING). F.E.M.A. 2006 ADVISORY PANEL NOS. LA-S101 & LA-T101 DOES NOT AFFECT THIS PROPERTY. THE 2008 PROPOSED DFIRM COMMUNITY NO. 22109C, PANEL NO. 0095 SUFFIX "E" PLACES THIS PROPERTY IN ZONE "C" AND HAS NO AFFECT ON THIS PROPERTY.

THIS SURVEY BASED ON MAP RECORDED UNDER ENTRY NO. 945836 AS FILED IN THE TERREBONNE PARISH CLERK OF COURT OFFICE AND NO ADDITIONAL TITLE RESEARCH WAS MADE BY KENETH L. REMBERT SURVEYORS. BEARINGS SHOWN HEREON ARE BASED ON SAID MAP.

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

THIS MAP DOES NOT PURPORT TO SHOW ALL SERVITUDES, RIGHT-OF-WAYS, EASEMENTS OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SURVEYED.

DEDICATION OF STREETS AND SERVITUDES

THE STREETS AS DESIGNATED ON THIS SUBDIVISION PLAT ARE HEREBY FORMALLY DEDICATED FOR USE AS A SERVITUDE FOR UNDERGROUND UTILITIES AND PUBLIC PASSAGE, ONLY THE FEE IN THE LAND BEING RESERVED, AND THE PARISH OF TERREBONNE SHALL HAVE THE RIGHT TO IMPROVE AND MAINTAIN THE SAID STREETS FOR THE CONVENIENCE OF THE PUBLIC.

THE SERVITUDES AS INDICATED ON THE PRIVATE LOTS AND THE STREET RIGHTS-OF-WAY AS SHOWN ARE HEREBY DEDICATED FOR THE USE OF CONSTRUCTING, OPERATING AND MAINTAINING UTILITIES AND OR DRAINAGE STRUCTURES, THE FEE IN THE LAND BEING RESERVED BY THE PROPERTY OWNER.

AUTHORIZED OWNER

This is to certify that this survey was done by me or under my direct supervision and control, that the survey was done on the ground and was done in accordance with the most recent minimum STANDARDS OF PRACTICE FOR LAND SURVEYORS as set forth by the STATE OF LOUISIANA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS and that the accuracy specifications and positional tolerances are in accordance with suburban area surveys indicated in

LAND USE: RESIDENTIAL
DRAINAGE: SUBSURFACE
SEWER: INDIVIDUAL
GENERAL PLAN

PAVING OF RUE COLTON JOHN
MALI INVESTMENTS, L.L.C. - DEVELOPER
LOCATED IN SECTIONS 7 & 8, T16S-R17E,
TERREBONNE PARISH, LOUISIANA

MILFORD & ASSOCIATES, INC.
CONSULTING ENGINEERS HOUMA, LOUISIANA

APPROVED BY: *[Signature]*

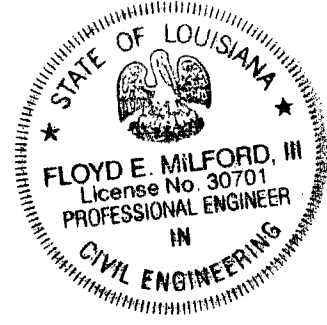
JOB # 14-47 CAD # 1447-GP FILE #

DRAWN: TLD

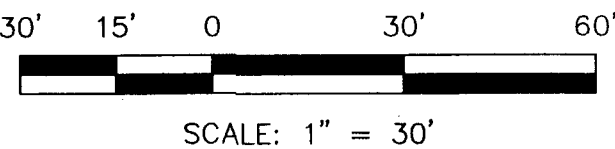
CHK'D: F.E.M. III

SCALE: 1" = 30'

DATE: 3AUG15



NO STRUCTURE, FILL OR OBSTRUCTIONS SHALL BE LOCATED WITHIN ANY DRAINAGE EASEMENT OR DELINEATED FLOOD PLAIN AREA WITHOUT A LETTER OF NO OBJECTION OR EQUAL.



DATE	REVISION	BY
17SEPT15	3 REVS. PER TPCG COMMENTS	KKT
28AUG15	1 TO TURNAROUND	TLD

CERTIFICATION
I HEREBY CERTIFY THAT THIS PLAT CONFORMS TO THE LOUISIANA REVISED STATUTES AND TERREBONNE PARISH REGULATIONS AND HEREBY APPROVE THE SAME.

FLOYD E. MILFORD III, P.E.

I HEREBY CERTIFY THAT THIS PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF THE PARISH OF TERREBONNE AS TO THE BLOCK LAYOUT AND STREET ALIGNMENT, AND,

TERREBONNE PARISH CONSOLIDATED GOVERNMENT

APPROVED AND ACCEPTED THIS DATE
BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION

FOR

- LEGEND:
- INDICATES 5/8" IRON ROD SET
 - ⊙ INDICATES 3/4" IRON PIPE FOUND
 - ⊙ INDICATES 1/2" IRON PIPE FOUND
 - INDICATES 5/8" IRON ROD FOUND
 - ⊕ EXISTING FIRE HYDRANT
 - ⊙ EXISTING STREET LIGHT
 - 3.3' INDICATES SPOT ELEVATION 2013 NAVD (OPUS)

C/L LA. STATE HWY. NO. 660
(COTEAU ROAD)

S & A CAPITAL INVESTMENTS

MALI INVESTMENTS, L.L.C.

REVISED
TRACT "B"
(1.391 ACRES)
[2766]

SECTION 7 T16S R17E
SECTION 8 T16S R17E

N D R ENTERPRISES, L.L.C.
OR ASSIGNS

S & A CAPITAL INVESTMENTS

S & A CAPITAL INVESTMENTS

REVISED
TRACT D
[2768]

REVISED
TRACT C
[2764]

5' ATMOS GAS SERVITUDE
6' CABLE/TV SERVITUDE
5' ENTERGY SERVITUDE

5' CWMD NO. 1 SERVITUDE
6' CABLE/TV SERVITUDE
5' ENTERGY SERVITUDE

RELOCATED
EXIST 24" x 14" RPVC
@ 0.2%

REQ'D 24" x 32" RPVC
@ 0.2%

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361

Ph. (985) 873-6793 – Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. ☐ Raw Land B. ☐ Mobile Home Park
☐ Re-Subdivision ☐ Residential Building Park
C. ☒ Major Subdivision ☐ Conceptual/Preliminary
☐ Conceptual ☐ Engineering
☐ Preliminary ☐ Final
☐ Engineering(Road & Infrastructure) D. ☐ Minor Subdivision
☒ Final
☐ Variance(s) (detailed description): _____

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: DEROCHE ESTATES ADDENDUM NO. 1
DEROCHE DEVELOPMENT, LLC, 187 REGAL ROW HOUMA, LA
2. Developer's Name & Address: 70360
PAMELA D. RUSSO, 187 REGAL ROW, HOUMA, LA 70360
*Owner's Name & Address: BYRON DEROCHE, 109 LINDSEY DR., HOUMA, LA 70360
[* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: MILFORD & ASSOCIATES, INC.

SITE INFORMATION:

4. Physical Address: 6695 WEST PARK AVENUE
5. Location by Section, Township, Range: SECTION 4, T17S-R17E
6. Purpose of Development: SINGLE FAMILY RESIDENTIAL LOTS
7. Land Use: 8. Sewerage Type:
☒ Single-Family Residential ☒ Community
☐ Multi-Family Residential ☐ Individual Treatment
☐ Commercial ☐ Package Plant
☐ Industrial ☐ Other
9. Drainage: 10. Date and Scale of Map: SCALE 1" = 100'
☒ Curb & Gutter
☐ Roadside Open Ditches
☐ Rear Lot Open Ditches
☐ Other
11. Council District:
5 / Bayou Cane Fire
12. Number of Lots: 14 13. Filing Fees: \$185.00

I, Floyd E. Milford, III, certify this application including the attached date to be true and correct.

Floyd E. Milford, III

Print Applicant or Agent

Date

9-28-2015

[Signature]
Signature of Applicant or Agent

The undersigned certifies: PDR 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Pamela Russo

Print Name of Signature

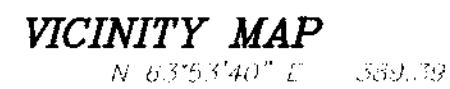
Date

9-25-2015

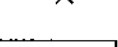
Pamela Russo

Signature

PC15/ 10 - 5 - 53



LEGEND

F.H.		EXISTING FIRE HYDRANT
		EXISTING STREET LIGHT
F.H.		FIRE HYDRANT
		STREET LIGHT
		BENCH MARK 4" BRASS DISC SET IN CONCRETE
		LOT ELEVATIONS
		HOUSE NUMBERS

75' 75' 75' 75' 75'

4 5 6 7 8

114.4' 115.3' 116' 116.9' 117.7'

221' 227' 231' 237' 241'

BLOCK 3

EXISTING DEROCHE ESTATES

5' CWWD NO. 1 SERVITUDE
6' CATV/TELE SERVITUDE
5' ENTERGY SERVITUDE

5' ENTERGY SERVITUDE
6' CATV/TELE SERVITUDE
5' CWWD NO. 1 SERVITUDE

25' 25' 25' 25'

EXISTING E.H.

75' 75' 75' 75' 75'

117.7' 117.7' 117.7' 117.7' 117.7'

5' GAS SERVITUDE
6' CATV/TELE SERVITUDE
5' ENTRY SERVITUDE

BLOCK 4

EXISTING DEROCHE ESTATES

1 2 3 4 5 6 7 8

75' 75' 75' 75' 75'

S 64°31'32" E - 1,771.69'

[illegible]

MILFORD & ASSOCIATES, INC. CONSULTING ENGINEERS HOUMA, LOUISIANA			DRAWN: LAT CHK'D: F.E.M. SCALE: 1" = 40' DATE: 25SEPT
APPROVED BY: <i>[Signature]</i>			
JOB # 14-92	CAD # 1462-SD FINAL	FILE #	