

# Houma-Terrebonne Regional Planning Commission

L. A. "Budd" Cloutier, O.D.....Chairman  
W. Alex Ostheimer.....Vice-Chairman  
Angi Falgout.....Secretary/Treasurer  
Joseph Cehan, Jr.....Member  
James A. Erny.....Member  
Gloria Foret.....Member  
Jeremy Kelley.....Member  
Keith Kurtz.....Member  
Wayne Thibodeaux.....Member

**JUNE 21, 2018, THURSDAY**

**6:00 P.M.**

**TERREBONNE PARISH COUNCIL MEETING ROOM  
Government Tower, 8026 Main Street, 2<sup>nd</sup> 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. CONFLICTS DISCLOSURE**

**D. APPROVAL OF MINUTES:**

1. Approval of Minutes of Zoning and Land Use Commission for the Regular Meeting of May 17, 2018

**E. COMMUNICATIONS**

**F. STAFF REPORT**

**G. COMMISSION COMMENTS:**

1. Planning Commissioners' Comments
2. Chairman's Comments

**H. PUBLIC COMMENTS**

**I. ADJOURN**

## **II. CONVENE AS THE REGIONAL PLANNING COMMISSION**

**A. INVOCATION & PLEDGE OF ALLEGIANCE**

**B. ROLL CALL**

**C. CONFLICTS DISCLOSURE**

**D. ACCEPTANCE OF MINUTES:**

1. Houma-Terrebonne Regional Planning Commission Minutes for the Regular Meeting of May 17, 2018

**E. APPROVE EMITTENCE OF PAYMENT FOR THE JUNE 21, 2018 INVOICES AND TREASURER'S REPORT OF MAY 2018**

**F. COMMUNICATIONS**

**G. APPLICATIONS:**

1. a) Subdivision: Revised Tract "D-1" & Lots 1 thru 4, A Redivision of Tract "D-1", Property belonging to S & A Capital Investments, L.L.C.  
Approval Requested: Process D, Minor Subdivision  
Location: Rue Colton John, Terrebonne Parish, LA  
Government Districts: Council District 3 / Bayou Cane Fire District  
Developer: S & A Capital Investments, L.L.C.  
Surveyor: Keneth L. Rembert Land Surveyors

b) Public Hearing

c) Consider Approval of Said Application

2. a) Subdivision: Redivision of Lots 11, 12, 24 and 25, Block 7, Phase II, Ashland North Subdivision  
 Approval Requested: Process A, Re-Subdivision  
 Location: Corner of Mission and Express Boulevards, Terrebonne Parish, LA  
 Government Districts: Council District 7 / Grand Caillou Fire District  
 Developer: Abby-Ashland, L.L.C.  
 Surveyor: Keneth L. Rembert Land Surveyors
  - b) Public Hearing
  - c) Consider Approval of Said Application
3. a) Subdivision: Belmont Place  
 Approval Requested: Process C, Major Subdivision-Conceptual & Preliminary  
 Location: Westside Boulevard Extension, Terrebonne Parish, LA  
 Government Districts: Council District 2 / Bayou Cane Fire District  
 Developer: Linton Road Company, LLC  
 Surveyor: Milford & Associates, Inc.
  - b) Public Hearing
  - c) Consider Approval of Said Application
4. a) Subdivision: Division of Lot 2 of the Estate of Mrs. H.L. Smith, et al to create Lots 2A and 2B  
 Approval Requested: Process D, Minor Subdivision  
 Location: 302 Horseshoe Road, Schriever, Terrebonne Parish, LA  
 Government Districts: Council District 4 / Schriever Fire District  
 Developer: Lawrence Robertson  
 Surveyor: Leonard Chauvin P.E., P.L.S., Inc.
  - b) Public Hearing
  - c) Consider Approval of Said Application
5. a) Subdivision: Evangeline Estates, Phase A  
 Approval Requested: Process C, Major Subdivision-Engineering  
 Location: Rue Des Affaires, Terrebonne Parish, LA  
 Government Districts: Council District 3 / Bayou Cane Fire District  
 Developer: Gem Builders, LLC  
 Surveyor: David A. Waitz Engineering & Surveying, Inc.
  - b) Consider Approval of Said Application

#### **H. STAFF REPORT**

1. Discussion and possible action with regard to mileage rates for travel reimbursement to be used by Planning Commissioners
2. Discussion and possible action with regard to revisions to application and comment issuance deadlines related to Process C Engineering Phase and Final Approval Phase
3. Discussion and possible action with regard to revisions to the Administrative Approval Regulations

#### **I. ADMINISTRATIVE APPROVAL(S):**

1. Lot Line Shift between property belonging to Melodie Gilbert & Lot 13, Block 2 of Bent Place Subdivision, Section 4, T17S-R17E, Terrebonne Parish, LA
2. Revised Tract "C", A Redivision of Property belonging to Melvin P. Malbrough, et al, Section 32, T18S-R17E, Terrebonne Parish, LA
3. Revised Tracts "C" & "D", Property belonging to A.K.C.C. Holdings, L.L.C. and S & A Capital Investments, L.L.C., Sections 7 & 8, T16S-R17E, Terrebonne Parish, LA

#### **J. COMMITTEE REPORT:**

1. Subdivision Regulations Review Committee

#### **K. COMMISSION COMMENTS:**

1. Planning Commissioners' Comments
2. Chairman's Comments

#### **L. PUBLIC COMMENTS**

#### **M. ADJOURN**

**MINUTES**  
**HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION (HTRPC)**  
**ZONING & LAND USE COMMISSION**  
**MEETING OF MAY 17, 2018**

- A. The Chairman, Dr. L.A. “Budd” Cloutier, Jr., called the meeting of May 17, 2018 of the HTRPC, convening as the Zoning and Land Use Commission, to order at 6:00 p.m. in the Terrebonne Parish Council Meeting Room with the Invocation led by him and the Pledge of Allegiance led by Mr. Alex Ostheimer.
- B. Upon Roll Call, present were: Mr. Joseph “Joey” Cehan; Dr. L.A. “Budd” Cloutier, Jr., Chairman; Mr. James Erny; Mrs. Angi Falgout, Secretary/Treasurer; Mrs. Gloria Foret; Mr. Keith Kurtz; Mr. Alex Ostheimer, Vice-Chairman; and Mr. Wayne Thibodeaux. Absent at the time of Roll Call was: Mr. Jeremy Kelley. Also present was Mr. Christopher Pulaski, Director, Department of Planning & Zoning and Mr. Laddie Freeman, Legal Advisor.
- C. **CONFLICTS DISCLOSURE:** The Chairman reminded the Commissioners that if at any time tonight, a conflict of interest exists, arises or is recognized, as to any issue during this meeting, he or she should immediately disclose it, and is to recuse himself or herself from participating in the debate, discussion, and voting on that matter.
- D. **APPROVAL OF THE MINUTES:**
1. Mrs. Falgout moved, seconded by Mr. Erny: “THAT the HTRPC, convening as the Zoning & Land Use Commission, accept the minutes, as written, for the Zoning and Land Use Commission for the regular meeting of April 19, 2018.”
- The Chairman called for a vote on the motion offered by Mrs. Falgout. **THERE WAS RECORDED: YEAS: M. Cehan, Mr. Erny, Mrs. Falgout, Mrs. Foret, Mr. Kurtz, Mr. Ostheimer, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Dr. Cloutier; ABSENT: Mr. Kelley. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**
- E. **COMMUNICATIONS:** None.
- F. **STAFF REPORT:**
1. Mr. Pulaski discussed the proposed amendments to the Overlay District zoning regulations concerning building façade signage.
- a) Mr. Thibodeaux moved, seconded by Mr. Erny: “THAT Staff continue to work on the Overlay District zoning regulations and bring back to them for their consideration.”
- The Chairman called for a vote on the motion offered by Mr. Thibodeaux. **THERE WAS RECORDED: YEAS: M. Cehan, Mr. Erny, Mrs. Falgout, Mrs. Foret, Mr. Kurtz, Mr. Ostheimer, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Dr. Cloutier; ABSENT: Mr. Kelley. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**
- G. **COMMISSION COMMENTS:**
1. Planning Commissioners’ Comments: None.
2. Chairman’s Comments: None.
- H. **PUBLIC COMMENTS:** None.
- I. Mrs. Falgout moved, seconded by Mr. Cehan: “THAT there being no further business to come before the HTRPC, convening as the Zoning and Land Use Commission, the meeting be adjourned at 6:15 p.m.”
- The Chairman called for a vote on the motion offered by Mrs. Falgout. **THERE WAS RECORDED: YEAS: M. Cehan, Mr. Erny, Mrs. Falgout, Mrs. Foret, Mr. Kurtz, Mr. Ostheimer, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Dr. Cloutier; ABSENT: Mr. Kelley. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**

L.A. “Budd” Cloutier, Jr., O.D., Chairman  
Zoning & Land Use Commission

Becky M. Becnel, Minute Clerk  
Zoning & Land Use Commission

**CERTIFICATION**

**CERTIFIED TO BE A TRUE AND CORRECT COPY OF THE PROCEEDINGS OF THE  
ZONING AND LAND USE COMMISSION MEETING OF MAY 17, 2018.**

**CHRISTOPHER PULASKI, PLA, DIRECTOR  
PLANNING & ZONING DEPARTMENT**