

PROCEEDINGS OF THE PLANNING COMMISSION, PARISH OF ST. JAMES, STATE OF LOUISIANA, TAKEN AT A REGULAR MEETING ON WEDNESDAY, NOVEMBER 30, 2016

The Planning Commission of the Parish of St. James, State of Louisiana, met in regular session at the Courthouse in Convent, Louisiana on Wednesday, November 30, 2016 at 6:00 p.m.

PRESENT: Glen Millet, Dean Millet, Michael Krumholt, Anthony Boudreaux, Larry Malancon, Arthur Matherne, Grady Poche', Wilson Malbrough, Ralph Becnel, and Sue Beier

ABSENT: None

OTHERS IN ATTENDANCE: Ryan Donadieu and Blaise Gravois

MINUTES

Motioned by Matherne and seconded by Poche' to accept the minutes of the previous regular meeting as presented. Motion carried.

CORRESPONDENCE

None

OLD BUSINESS

1. **Donald Lawson Conrad, Sr. Family Subdivision (Plot #: 16-13)** - Represented by Mr. Blaise Gravois in the absence of Mr. Donald Lawson Conrad, Sr. Requested approval of the resubdivision of Lot 3 into Lot 3-E and Lot 4-E. The property is located in Section 23, T-13-S, R-17-E designated as Lot 3-E and Lot 4-E on a survey by Riverlands Surveying Company, dated May 17, 2016. The property is located along Paul Reulet Road in Vacherie, Louisiana. The subdivide was reviewed and found to be in conformity with the Parish Land Use Plan under Ordinance Section 86-37 (c) 2 and 86-37 (f). Motioned by Becnel and seconded by Matherne to grant approval of the resubdivision of Lot 3-E and Lot 4-E for family subdivision in accordance of the Parish Land Use Plan under Ordinance 86-37 (f), pending a letter of no objection from LaDHH, and the deliverance of CAD file. Motion carried.
2. **Discussion of Family Subdivisions** - Malbrough made a motion to table the Discussion of Family Subdivisions agenda item to the end of the meeting to allow more time for discussion. Boudreaux offered a second and was unanimously tabled to the end of the meeting. Motion carried.

NEW BUSINESS

1. **Kahn Property, LLC (Plot #: 16-24)** - Represented by Mr. Malcolm Peytavin. Requested approval of the resubdivision of a portion of Lot 12 of the Belmont Plantation, The Kahn Estate, into 12-1A and 12-2A. The property is located in Section 60, T-11-S, R-4-E designated as Lot 12-1A and Lot 12-2A on a survey by Riverlands Surveying Company, dated September 22, 2016. The property is located along Louisiana Highway 3125 in Paulina, Louisiana. The subdivide was reviewed and found to be in conformity with the Parish Land Use Plan under Ordinance Section 86-37 (c) and 86-37 (f). Motioned by Boudreaux and seconded by Poche' to grant approval of the resubdivision of lots 12-1A and 12-2A for public sale, in accordance to the Parish Land Use Plan under Ordinance 86-37 (f), pending a letter of no objection from LaDHH, and the deliverance of CAD file. Motion carried.
2. **Lawrence Becnel, Jr. Property (Plot #: 16-25)** - Represented by Mr. Lawrence Becnel. Requested approval of the resubdivision of the Lawrence Becnel Lot into 1-LB and 2-LB. The property is located in Section 13, T-13-S, R-17-E designated as Lot 1-LB and Lot 2-LB on a survey by Riverlands Surveying Company, dated October 17, 2016. The subdivide was reviewed and found to be conformity with the Parish Land Use Plan under Ordinance Section 86-37 (c) 2 and 86-37 (f). Motioned by Matherne and seconded by Becnel to grant approval of the resubdivision of Lot 1-LB and Lot 2-LB of the Lawrence Becnel Lot for public sale, in accordance to Parish Land Use Plan under Ordinance 86-37 (f), pending a letter of no objection from LaDHH, and the deliverance of CAD file. Motion carried.
3. **Stephen J. Daigle Property (Plot #: 16-26)** - Represented by Mr. Stephen J. Daigle. Requested approval of the resubdivision of Lots 13, 14, 121, and 122 of the Armant Subdivision, Block 2 into Lot 121A. The property is located in Section 19, T-12-S, R-17-E designated as Lot 121A on a survey by Riverlands Surveying Company, dated November 8, 2016. The property is located along Louisiana Highway 20 in Vacherie, Louisiana. The subdivide was reviewed and found to be in conformity with the Parish Land Use Plan under

Ordinance Section 86-37 (c) 2 and 86-37 (f). Motioned by Matheme and seconded by Boudreaux to grant approval of the resubdivision of Lot 121A for public sale in accordance of the Parish Land Use Plan under Ordinance 86-37 (f), pending a letter of no objection from LaDHH, and the deliverance of CAD file. Motion carried.

4. **LOCAP, LLC (Item #: 16-27) - Requested by Mrs. Cynthia Gardner LeBlanc.** Requested approval for land use conformity to construct three external floating roof tanks and associated piping and a 24-inch delivery pipeline under Ordinance 14-03, Section 86-37 (c) 5 (f). The property is located in Sections 12, 56, 57 & 71, T-12- S, R-16-E in St. James, Louisiana. The project was reviewed and determined to be in conformity with the Parish Land Use Plan under Ordinance 14-03, Section 86-37 (c) 5 (f). Motioned by Poche' and seconded by Matheme to grant approval to construct three external floating roof tanks and associated piping and a 24-inch delivery pipeline under Ordinance 86-37 (c) 5 (f) for industrial use, pending letter of no objection from LaDHH. Motion carried.
5. **Jared M. Waguespack Resubdivision (Plot #: 16-28) – Requested by Mr. Jared** Requesting approval of the resubdivision of three lots into 1A and 2A. The property is located in Section 28, T-12-S, R-17-E designated as lots 1A and 2A on a survey by Riverlands Surveying Company, dated October 24, 2016. The property is located in Vacherie, Louisiana. The subdivide was reviewed and found to be in conformity with the Parish Land Use Plan under Ordinance Section 86-37 (c) 2 and 86-37 (f). Motioned by Matheme and seconded by Malbrough to grant approval of the resubdivision of lot 1A for public sale, and lot 2A for limited public sale in accordance of the Parish Land Use Plan under Ordinance 86-37 (f), pending a letter of no objection from LaDHH, and the deliverance of CAD file. Motion carried.
6. **Discussion of Family Subdivisions -** At this time the item that was tabled at the beginning of the meeting was brought up for discussion. Malbrough requested a subcommittee to be formed to further discuss family subdivisions. The following is a list of subcommittee members: Wilson Malbrough, Glenn Millet, Arthur Matheme and Blaise Gravois. Motion by Poche' and seconded by Malancon to develop subcommittee. All in favor. Motion carried.

ADJOURNMENT

Motioned by Matheme and seconded by D. Millet to adjourn. Meeting adjourned at 6:30 p.m. Motion carried.

s/ 
Glen Millet, Chairman

s/ 
Michael Krumholt, Secretary