



## **Minutes of June 2, 2020 Tangipahoa Parish Planning Commission**

A meeting of the Tangipahoa Parish Planning Commission was held on June 2, 2020, at 5:30 p.m. at the Tangipahoa Parish Planning Department located at 15485 West Club Deluxe Road, Hammond, LA.

Mr. Bollinger led the invocation and Mr. Scott the pledge.

Chairman, Jack Gautreaux called the meeting to order. Roll call was taken and members present were Aaron Walker, Charlie Bollinger, Julius Scott, Jack Gautreaux, and Graham Kennedy. Members absent were Anthony Musacchia, Adrien Wells, Lane Daniel, and Kenny Williams.

Mr. Scott motioned to approve March's meeting minutes. Roll call was taken; 5 yeas and 0 nays.

### **Public Comment from Public Hearing:**

No comment from the public.

### **Commercial Development**

*None*

### **Preliminary**

*None*

### **Final**

### **Longview Court**

Derek with Barrilleaux and Associates was present to speak on this development. Received final approval in 2009 and brought back for preliminary this past year and now ready for final again for Phase I. Phase II has been broken off. There are 23 lots in phase I. Mr. Gautreaux asked Mrs. Bailey if the development matched all the requirements needed by the Parish, she answered that they did meet all of the requirements. Mr. Kennedy asked about the hydro study for flood zoned areas which Phase II is in, Phase II will need to have a flood study to take place before it can be approved. Mr. Bollinger made a motion to approve Phase I, Mr. Scott seconded.

### **Other Business**

### **Crescent Meadows Phase 2, Lot 8**

Bridget Bailey spoke about this development, she stated that there is lot 8 in Crescent Meadows phase 2 that does not exist. She stated that the lot does exist but phase 2 of Crescent Meadows does not exist. The lot was referenced in an act of sale back in 2004 along with other lots that were proposed to be in Phase 2 as well. The development was

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approved back in 1985 before the Planning Commission as two phases. Phase 1 was built out but Phase 2 was not built out before it was expired and it was tabled at that point. In 2007, the owner who purchased lot 8 in 2004, brought forward a revised plat that the board heard for a revision to Phase 2 Crescent Meadows subdivision that references a resub-division of crescent meadows lots 9-14, excluding lot 8. They wanted to name that Crescent Acres instead of Crescent Meadows Phase 2, which was approved by the board in 2007 but was never built out. Mrs. Bailey is asking for lot 8 to be recognized as a lot of record by the board. Mr. Kennedy asked, if this piece of land was ever promised to the residents if not developed on, Mrs. Bailey replied that it has always been recognized as a sellable and developable lot, it was just not referenced in the revision that was approved. Mr. Bollinger motioned to recognize lot 8 as a lot of record, Mr. Kennedy seconded. Roll call was taken, motion was approved.

#### **TPC Standard Operating Procedures**

Mr. Gautreaux spoke about these standard operating procedures that he would like to use based off of another governing agencies SOP's. He asked for the commissioners to read over and hopefully at the next meeting will have an approval of the SOP's. Mr. Gautreaux asked about the time frame of having agendas sent out to commissioners, Mrs. Bailey responded that the agenda is finalized the Thursday or Friday before the meeting unless waiting on documents that can sometimes put off finalizing the agenda until Monday. The deadline to post the agenda for public notice is 24 hours before hand. Brad Cassio suggested having the commission having resolutions based off of ordinances passed by the council by the council.

#### **Community Development Director- Bridget Bailey**

Bridget Bailey spoke about the new ordinance book that will be adopted by council soon. She wanted to bring to the commission that there are some areas in the new book as reserved, she plans on sending out the document to the commissioners for review to expand on those areas that are reserved. The document will be introduced at the next Council meeting on Monday and will not be adopted until the following meeting. The next step once approved will be adding some other parameters such as storm water preventions and master planning.

#### **Commissioners Privilege-**

#### **Adjourn**

Meeting was adjourned by Mr. Scott and seconded by Mr. Gautreaux.

Jack Gautreaux- Chairman

Lauren Brinkman-Adjunct Secretary

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