



## **Minutes of August 11, 2020 Tangipahoa Parish Planning Commission**

A public hearing of the Tangipahoa Parish Planning Commission was held on August 11, 2020, at 5:30 p.m. at the Tangipahoa Parish Planning Department located at 15485 West Club Deluxe Road, Hammond, LA.

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

**Gulf Coast Cabinetry**- Steven Aertker was present as the engineer on the development and presented the development to the board. The commercial development will be a cabinet shop that stores and sales cabinets, it is not a place to manufacture the cabinets. The development will be situated within Bass Lakes 2 subdivision. Those who were present to speak in opposition of the development were Matt Savona, Derek Duplechin, and Francis Mula all who reside within Bass Lakes 2 Subdivision, with concerns of flooding from the development. Also Kim Coates who represents District #10 confronted the commissioners and stated that she voted no for this development at the drainage board and told the commissioners that they also have the authority to vote no as well. After a discussion between the board members, the engineer and planning staff, discussion was closed.

### **Dawn Express**

Tom Pittman, the engineer presented this development, it will be a gas station located off of highway 22 in Ponchatoula. He presented the board with the plans of the development. Discussion was closed after no comment from the board or public.

1. **Call to Order**- Meeting was called to order by Chairman Jack Gautreaux.
2. **Invocation**- Commissioner Charlie Bollinger
3. **Pledge of Allegiance** -Commissioner Julius Scott
4. **Roll Call- Members present** were Aaron Walker, Charlie Bollinger, Julius Scott, Adrien Wells, Kenny Williams, Jack Gautreaux, and Graham Kennedy. **Members absent** were Anthony Musacchia, and Lane Daniel.
5. **Adoption of Minutes** - Mr. Scott motioned to approve July's meeting minutes; Mr. Wells seconded.
6. **Public Comment** – *Anyone Wishing to Address Agenda Items Which Were Not on Public Hearing*- None

*Move here.*



## 7. Subdivisions

### a. **Camdon Trace- Final**

Derek Quebedeaux with Barrilleaux and Associates was present as the project manager of this development and presented to the board. Derek stated that the development received preliminary approval about a year ago and from that meeting updates to the subdivision plan has been made based off of public comment and the changes required by the commissioners. After there were no comments from the board, Mr. Gautreaux asked for a motion. Mr. Bollinger made a motion to approve the development. Mr. Williams seconded. Motion passed with no discussion or objection.

### b. **Audubon Trace of Robert- Amendment to Final Plat**

Steven Aertker was present as the engineer and presented on this development. Steven stated that the subdivision is existing but they are having to shift lot lines due to drainage and retention ponds. They are requesting approval for the amendment. Mr. Gautreaux asked Kiley Bates of the drainage board if the development meets the requirements, Mr. Bates stated that the development now has a much better design from the first design. Bridget Bailey stated that the lots dimensions still meet the requirements as well. After no more discussion on the development Mr. Gautreaux asked for a motion where as Mr. Scott made a motion to approve the amendments made. Mr. Bollinger seconded. Motion passed with no objection.

## 8. Commercial Development

### a. **Gulf Coast Cabinetry**

After much discussion on this development Mr. Gautreaux asked for a motion on the development as to which there were none from the board and the motion would fail. Mr. Bruno the owner of Bass Lakes 2 asked to address the board and asked for the board to reconsider their vote for the cabinet shop. After more discussion from the board Mr. Graham Kennedy made a motion to deny the approval of this development based on drainage and flooding concerns. Mr. Kenny Williams seconded. Voting yes to this motion meant that they were agreeing to deny the development. Motion was passed with 6 yeas and 1 nay (Jack Gautreaux).

### b. **Dawn Express**

Mr. Gautreaux asked the commissioners for any comments or questions on the development. After hearing no input from the board, Mr. Gautreaux asked for a motion. Mr. Scott made a motion to approve the development. Mr. Wells seconded. Motion was passed with no objections.

*Move here.*



9. **Community Development Director- Bridget Bailey**

Mrs. Bailey was present and addressed the board. Mrs. Bailey stated that in the last month the Council has adopted the new codified version of the subdivision regulations. The Ordinance was adopted in June and the regulations went into effect in July 24th. At this time she and the council are still working to improve the regulations to streamline them a bit more. She welcomed feedback from the commissioners and Mr. Gautreaux requested that the commissioners look over the new regulation and that there be a training put in place for the commissioners to go over the new regulations.

10. **Commissioners Privilege-**

None

**Adjourn**

Meeting was adjourned by Mr. Scott and seconded by Mr. Wells at 6:42pm.

Jack Gautreaux- Chairman  
Taylor Addison- Secretary

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