



15485 CLUB DELUXE ROAD  
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## Minutes of September 10, 2024 Tangipahoa Parish Planning Commission

A public hearing of the Tangipahoa Parish Planning Commission was held on September 10, 2024, 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:

- **Footprints Christian Academy of Dance** - Mrs. Tracie presented, she stated the project is located off Hwy 40. The building was a gunsmith shop once before that was changed to a house. The McGlothren are wanting to make it a dance studio. Clay Barrilleaux with RBA Engineering stated they have received a DOTD permit. They are adding a parking lot. Commissioner Wells asked what the parking lot was going to be made of? Mr. Barrilleaux stated it is gravel with a clay base. Commissioner Bougere asked if it would meet the required buffers? And if the gravel would help with the drainage? Mrs. Tracie stated yes it would meet the buffer requirements. Mr. Barrilleaux stated the reason they chose gravel was to help with drainage and due to the cost.
- **Boat Stuf Holdings, LLC** - Mrs. Tracie presented the development. Existing business on W I-55 Service Road and Yellowwater. The company bought the property next door for a gravel boat storage parking lot. The parcel was approved for a previous commercial site. This development is no longer going to build on the parcel. The parcel is under 2 acres and does not require drainage approval.
- **Daniel Brown - Serenity Acres - Mini Partition** - Mrs. Tracie presented the project. She stated this was an approved Small Partition back in 2004. Mr. Brown is seeking approval to do a Mini Partition. Commissioner Bougere asked if the adjacent lots are developed? Mr. Brown stated there are residential houses on the other lots. Attorney Brad Cascio stated they meet the road frontage and are required to come to the Planning Commission due to it being a named development.

1. **Call to Order**- Meeting was called to order by Chairman Aron Walker.
2. **Invocation & Pledge of Allegiance** - Invocation - Commissioner Walker.  
Pledge - All Commissioner recited the pledge.
3. **Roll Call** - **Members present** were Charlie Bollinger, Christina Bougere, Rick Durham, Jack Gautreaux, Wade Smith, Aaron Walker and Adrien Wells. **Members absent** -Julius Scott.

*Move here.*



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4. **Adoption of Minutes** - *Commissioner Gautreaux made a motion to approve the minutes from the August 6, 2024 meeting, seconded by Commissioner Durham. Roll call was taken with 7 yeas, Bollinger, Bougere, Durham, Gautreaux, Smith, Walker and Wells. 0 nays. **Motion passed.***
5. **Public Comment** - *None*
6. **Variance Request** – *Southern Tire Mart (Owners) -Mrs. Tracie presented, she stated this is only approving the recommendation for council not the development. The development was asked by the Sewer District to grant a 15' easement on the north side of the property for upgrades to nearby sewer facilities. If they grant the easement the site will have to be configured such that the building will have to be placed closer to the south property line. The upgrade to the sewer facilities will help the mobile home park nearby which is having some sewer issues. Commissioner Bollinger made a motion to approve the recommendation for a variance, seconded by Commissioner Gautreaux. Roll call was taken with 7 yeas, Bollinger, Bougere, Durham, Gautreaux, Smith, Walker and Wells. 0 nays. **Motion passed.***
7. **Commercial Development** -
  - **Footprints Christian Academy of Dance** - *Commissioner Durham made a motion to approve the development, seconded by Commissioner Smith. Roll call was taken with 7 yeas, Bollinger, Bougere, Durham, Gautreaux, Smith, Walker and Wells. 0 nays. **Motion passed.***
  - **Boat Stuf Holdings LLC** - *Commissioner Bollinger made a motion to approve the development, seconded by Commissioner Gautreaux. Roll call was taken with 7 yeas, Bollinger, Bougere, Durham, Gautreaux, Smith, Walker and Wells. 0 nays. **Motion passed.***
  - **Daniel Brown - Serenity Acres - Mini Partition** - *Commissioner Gautreaux made a motion to approve the development, seconded by Commissioner Durham. Roll call was taken with 7 yeas, Bollinger, Bougere, Durham, Gautreaux, Smith, Walker and Wells. 0 nays. **Motion passed.***
8. **Preliminary** - *None*
9. **Final** - *None*
10. **Other Business** - *None*

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11. **Planning Department Update:** *Mrs. Tracie stated the RFP has hired a consultant, Desire Line. We are having a meeting on September 24. All of the Commissioners are welcome to join the meeting.*

12. **Commissioner's Privileges** - *None*

13. **Adjourn** - *Meeting was adjourned at 6pm by Commissioner Bollinger, seconded by Commissioner Smith..*

*Aron Walker -Chairman  
Kim Morse - Secretary*

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