

Houma-Terrebonne Regional Planning Commission

Daniel J. Babin.....Chairman
L. Arnold "Budd" Cloutier, O.D.....Vice-Chairman
Marsha Williams.....Secretary/Treasurer
Beryl A. Amedée.....Member
Richard Elfert.....Member
James A. Erny.....Member
Keith Kurtz.....Member
John Navy.....Member
W. Alex Ostheimer.....Member

JUNE 18, 2009, THURSDAY

6:00 P.M.

**TERREBONNE PARISH COUNCIL MEETING ROOM
Government Tower, 8026 Main Street, 2nd 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. APPROVAL OF MINUTES:

1. Approval of Minutes of Zoning and Land Use Commission for the Regular Meeting of May 21, 2009

D. COMMUNICATIONS

E. NEW BUSINESS:

1. Planning Approval
 - a) Refuge Restoration Outreach Ministry, C-2 (General Commercial District) zoning district; 6905 Alma Street, Houma, Terrebonne Parish, Louisiana; Floyd Lawson, applicant
2. Preliminary Approvals:
 - a) Rezone from R-1 (Single-Family Residential District) & C-3 (Neighborhood Commercial District) to R-3 (Multi-Family Residential District) 102-222 Mid City Court, Terrebonne Parish, Louisiana; Mid-City Court Properties, L.L.C., c/o Judy & Franklin Bishop, applicants
 - b) Rezone from C-3 (Neighborhood Commercial District) to R-1 (Single-Family Residential District) Lot 1-B, Block 3, Daigle Place Subdivision, Sections 6, 7, & 98, T17S-R17E, Houma, Terrebonne Parish, Louisiana; Doyle Properties, Inc., c/o Brad Doyle, applicant

H. STAFF REPORT

1. Review and possible recommendation for tow trucks in residentially-zoned areas

I. COMMISSION COMMENTS:

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

I. PUBLIC COMMENTS

J. ADJOURN

II. CONVENE AS THE REGIONAL PLANNING COMMISSION

A. INVOCATION & PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. ACCEPTANCE OF MINUTES:

1. Houma-Terrebonne Regional Planning Commission Minutes for the Regular Meeting of May 21, 2009
2. Zoning & Land Use Commission Minutes for the Regular Meeting of May 21, 2009

D. APPROVE EMITTENCE OF PAYMENT FOR JUNE 18, 2009 INVOICES AND TREASURER'S REPORT OF MAY 2009

E. COMMUNICATIONS

F. APPLICATIONS:

1. a) Subdivision: Plat creating Lot 1 & Lot 2 (remaining property) of David A. Stoufflet, Jr. Property
Approval Requested: Process D, Minor Subdivision
Location: Section 14, T18S-R18E, Terrebonne Parish, LA
Government Districts: Council District 8 / Little Caillou Fire District
Developer: David A. Stoufflet, Jr.
Surveyor: Acadia Land Surveying, L.L.C.

b) Public Hearing
c) Consider Approval of Said Application
2. a) Subdivision: Four Seasons Mobile Home Park
Approval Requested: Process B, Mobile Home Park
Location: Section 9, T16S-R17E, Terrebonne Parish, LA
Government Districts: Council District 4 / Bayou Cane Fire District
Developer: Kevin & Jenny Do
Surveyor: Charles L. McDonald Land Surveyors, Inc.

b) Public Hearing
c) Consider Approval of Said Application
3. a) Subdivision: Redivision of Lot 1, Block 3 of Daigle Place Subdivision
Approval Requested: Process D, Minor Subdivision
Location: Sections 6, 7, & 98, T17S-R17E, Terrebonne Parish, LA
Government Districts: Council District 5 / City of Houma Fire District
Developer: Brad Doyle
Surveyor: Charles L. McDonald Land Surveyors, Inc.

b) Public Hearing
c) Consider Approval of Said Application
4. a) Subdivision: Plan showing Tracts "A" & "B", A Redivision of Property belonging to Patricia Gouner Gilbert
Approval Requested: Process D, Minor Subdivision
Location: Sections 27 & 28, T17S-R16S, Terrebonne Parish, LA
Government Districts: Council District 2 / Bayou Black Fire District
Developer: Patricia Gouner Gilbert
Surveyor: Keneth L. Rembert Land Surveyors

b) Public Hearing
c) Consider Approval of Said Application
5. a) Subdivision: Redivision of Tract A, A portion of Tract 32 of Terrebonne Project LA-12 into Tracts A1, A2, and A3 belonging to Diane Blanchard
Approval Requested: Process D, Minor Subdivision
Location: Section 84, T15S-R16E, Terrebonne Parish, LA
Government Districts: Council District 6 / Schriever Fire District
Developer: Diane Blanchard
Surveyor: David A. Waitz Engineering and Surveying, Inc.

b) Public Hearing
c) Consider Approval of Said Application
6. a) Subdivision: Burnette Place Subdivision
Approval Requested: Process C, Major Subdivision-Engineering
Location: Section 105, T17S-R17E, Terrebonne Parish, LA
Government Districts: Council District 1 / City of Houma Fire District
Developer: Dale C. Thompson, Sr.
Engineer: GSE Associates, Inc.

b) Public Hearing
c) Consider Approval of Said Application

G. STAFF REPORT

H. ADMINISTRATIVE APPROVALS:

1. Map showing the Redivision of Lots 1, 2, & 3, Block 3 of Fanguy Suidivision, Section 24, T18S-R18E, Terrebonne Parish, LA
2. Plan showing Revised Tracts "A" & "B", A Redivision of Tracts "A" & "B", Property belonging to Jason R. Lyle, et us, Section 42, T18S-R18E, Terrebonne Parish, LA

I. COMMITTEE REPORTS:

1. Subdivision Regulations Review Committee
Public Hearing
 - a) Planned Building Group approvals
2. Comprehensive Master Plan Update Committee

J. COMMISSION COMMENTS:

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

K. PUBLIC COMMENTS

L. ADJOURN

MINUTES
HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION (HTRPC)
ZONING & LAND USE COMMISSION
MEETING OF MAY 21, 2009

- A. The Chairman called the meeting of May 21, 2009 of the HTRPC, convening as the Zoning and Land Use Commission, to order at 6:02 p.m. in the Terrebonne Parish Council Meeting Room with the Invocation led by Dr. L.A. "Budd" Cloutier and the Pledge of Allegiance led by Mr. James Erny.
- B. Upon Roll Call, present were: Mrs. Beryl Amedée; Dr. L.A. "Budd" Cloutier, Vice-Chairman; Daniel Babin, Chairman; Mr. Richard Elfert; Mr. James Erny; Mr. Keith Kurtz; Mr. John Navy; Mr. Alex Ostheimer; and Mrs. Marsha Williams, Secretary/Treasurer. Absent at the time of Roll Call were: None. Also present were Patrick Gordon, Director and Jennifer Robinson, Senior Planner, Department of Planning & Zoning; and Laddie Freeman, Legal Advisor.
- C. Dr. Cloutier moved, seconded by Ms. Williams: "THAT the HTRPC, convening as the Zoning & Land Use Commission, accept the minutes, as written, of the Zoning and Land Use Commission for the regular meeting of April 23, 2009."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

D. COMMUNICATIONS:

1. Mrs. Robinson read a letter from David A. Waitz Engineering and Surveying, Inc. dated May 18, 2009 requesting the rezoning application by South Hollywood Properties #1, L.L.C. be withdrawn [See ATTACHMENT A].

E. OLD BUSINESS:

Dr. Cloutier moved, seconded by Mrs. Amedée and Mrs. Williams: "THAT the HTRPC, convening as the Zoning & Land Use Commission, remove Item E1 from the table to be considered at this time."

1. The Chairman stated the next item on the agenda was an application by James & Vicky Chaisson requesting to rezone from R-1 (Single-Family Residential District) to C-2 (General Commercial District) westernmost $\pm 18'$ of Lot A, Lots B, C, & D of property belonging to James & Vicky Chaisson, 402 Grand Caillou Road and 1602, 1608, & 1614 Morris Street.
 - a) The Chairman recognized Mr. Arthur Eschete, 410 Grand Caillou Road, who expressed opposition to the rezoning request.
 - b) The Chairman recognized Ms. Betty Verdin, 1605 Morris Street, who expressed opposition to the rezoning request.
 - c) The Chairman recognized Ms. Jennifer Vasquez, 420 Leona Street, who expressed opposition to the rezoning request.
 - d) Dr. Cloutier moved, seconded by Mrs. Williams: "THAT the HTRPC, convening as the Zoning and Land Use Commission, recommend denial of the application to rezone from R-1 (Single-Family Residential District) to C-2 (General Commercial District) westernmost $\pm 18'$ of Lot A, Lots B, C, & D of property belonging to James & Vicky Chaisson, 402 Grand Caillou Road and 1602, 1608, & 1614 Morris Street to the Terrebonne Parish Council.
 - e) Discussion was held with regard to correspondence from Eddie Pullaro's office, a special exception approval from the Board of Adjustments, and circumstances involving the property use as commercial and/or residential.
 - f) Discussion ensued with regard to the Board of Adjustments authorizing a special exception of the property, the existing use not being grandfathered in unless the Board of Adjustments approves the special exception, and the correspondence from Mr. Pullaro's office.

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, Mr. Ostheimer, and Mrs. Williams; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: None. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- g) The Chairman stated the matter would now be forwarded to the Parish Council for final consideration.

NOTE: Mrs. Williams left the meeting at this time – 6:25 p.m.

F. PUBLIC HEARINGS:

1. The Chairman called to order the public hearing for an application by Michelle Parsons Properties, L.L.C. to Rezone from R-2M (Two-Family Residential District, High Density) to R-3M (Multi-Family Townhouse Condominium District) Lots 1-10, Village Square Subdivision.

- a) No one from the public was present.
- b) Ms. Amedée moved, seconded by Dr. Cloutier: “THAT the public hearing be closed.”

The Chairman called for a vote on the motion offered by Mrs. Amedée. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

- c) Mr. David Waitz, David A. Waitz Engineering & Surveying, Inc., representing Ms. Parsons, discussed the rezoning request.
- d) Ms. Robinson discussed the Staff Report and stated Staff recommended approval.
- e) Discussion was held with regard to the rezoning request being a correction due to the inclusion of zoning in the area.
- f) Mr. Ostheimer moved, seconded by Dr. Cloutier: “THAT the HTRPC, convening as the Zoning and Land Use Commission, recommend approval of the application to Rezone from R-2M (Two-Family Residential District, High Density) to R-3M (Multi-Family Townhouse Condominium District) Lots 1-10, Village Square Subdivision to the Terrebonne Parish Council.”

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

2. WITHDRAWN [See ATTACHMENT A] South Hollywood Properties #1, L.L.C.
3. The Chairman called to order the public hearing for an application by James J. Buquet, III requesting to Rezone from C-2 (General Commercial District) to I-1 (Light Industrial District) Parcel 1, Tracts 1, 2, D, BDC-1, JB-1, and JB-2 of Property belonging to James Buquet, Jr., or assigns.

- a) No one from the public was present to speak.
- b) Dr. Cloutier moved, seconded by Mrs. Amedée: “THAT the public hearing be closed.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

- c) No one was present to represent the application.
- d) Ms. Robinson discussed the Staff Report and stated Staff recommended approval.
- e) Discussion was held with regard to the rezoning request being a correction due to the inclusion of zoning in the area.
- f) Mr. Ostheimer moved, seconded by Dr. Cloutier: “THAT the HTRPC, convening as the Zoning and Land Use Commission, recommend approval of the application to Rezone from C-2 (General Commercial District) to I-1 (Light Industrial District) Parcel 1, Tracts 1, 2, D, BDC-1, JB-1, and JB-2 of Property belonging to James Buquet, Jr., or assigns to the Terrebonne Parish Council.”
- g) Discussion was held with regard to the proposed expansion, additional proposed uses on the tract in case of new ownership, and the proximity of the nearby school.

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

G. NEW BUSINESS:

1. Home Occupation:

- a) The Chairman stated the next item under new business was an application by Steven Boudreaux requesting home occupation approval for a proposed limousine business in a C-2 (General Commercial District) at 600 Sixth Street.
- (1) The Chairman recognized Mr. Steve Boudreaux, 600 Sixth Street, who discussed the request for home occupation.
 - (2) Mrs. Robinson discussed the Staff Report and stated Staff recommended approval.
 - (3) Dr. Cloutier moved, seconded by Mr. Kurtz & Mrs. Amedée: “THAT the HTRPC, convening as the Zoning & Land Use Commission, approve the home occupation application for a proposed limousine business in a C-2 (General Commercial District) at 600 Sixth Street.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

2. Planned Building Group Approvals:

- a) The Chairman stated the next item under new business was an application by Guidry Brothers Rental Properties, LLC requesting planned building group approval for the placement of three (3) duplexes and one (1) apartment; 720 & 724 Bayou Gardens Boulevard, Terrebonne Parish, Louisiana.
- (1) The Chairman recognized Morille Guidry, 13290 Palm Street, Vacherie, applicant, who discussed his request for planned building group approval. He stated he revised the plans due to the previous denial to accommodate a play area upon their request.
 - (2) Ms. Robinson discussed the Staff Report and stated Staff recommended approval of the request for planned building group at 720 & 724 Bayou Gardens Boulevard.
 - (3) The Commission commended Mr. Guidry on his accommodations per their request.
 - (4) Mr. Elfert moved, seconded by Dr. Cloutier and Mr. Erny: THAT the HTRPC, convening as the Zoning and Land Use Commission, approve the planned building group application for the placement of three (3) duplexes and one (1) apartment; 720 & 724 Bayou Gardens Boulevard, Terrebonne Parish, Louisiana.”

The Chairman called for a vote on the substitute motion offered by Mr. Elfert. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- b) The Chairman stated the next item under new business was an application by Guidry Brothers Rental Properties, LLC requesting planned building group approval for the placement of five (5) duplexes; Lots 9, 10, & 11, Block 24, Bayou Gardens Subdivision, Addendum No. 3, Terrebonne Parish, Louisiana.
- (1) The Chairman recognized Morille Guidry, 13290 Palm Street, Vacherie, applicant, who discussed his request for planned building group approval.
 - (2) Ms. Robinson discussed the Staff Report and stated Staff recommended approval of the request for planned building group.
 - (3) Mr. Elfert requested Mr. Guidry meet with the Bayou Cane Fire District per an email he received from them regarding the development.
 - (4) Dr. Cloutier moved, seconded by Mr. Erny: THAT the HTRPC, convening as the Zoning and Land Use Commission, approve the planned building group application for the placement of five (5) duplexes; Lots 9, 10, & 11, Block 24, Bayou Gardens Subdivision, Addendum No. 3, Terrebonne Parish, Louisiana.”

- (5) Discussion was held with regard to the entrance/exit to the complex.

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

G. STAFF REPORT:

1. Mrs. Robinson informed the Commission that a letter had been submitted to Terrebonne General Medical Center indicating no need to change any parking requirements [See *ATTACHMENT B*]. She stated she requested the hospital submit an overall parking plan for the entire TGMC campus be submitted to the Zoning Commission for approval before any expansions to the hospital take place.

H. COMMISSION COMMENTS:

1. Chairman's Comments: None.
2. Planning Commissioners' Comments: None.

I. PUBLIC Comments: None.

- J. Dr. Cloutier moved, seconded by Mr. Kurtz and Mrs. Amedée: "THAT there being no further business to come before the Zoning and Land Use Commission, the meeting be adjourned at 6:54 p.m."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

Daniel J. Babin, 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 21, 2009.

**PATRICK GORDON, DIRECTOR
PLANNING & ZONING DEPARTMENT**

DAVID A. WAITZ ENGINEERING AND SURVEYING, INC.

Civil Engineers & Professional Land Surveyors

1107 Canal Blvd.

P.O. Box 1203

Thibodaux, Louisiana 70302

(985) 447-4017 (phone) (985) 447-1998 (fax)

David A. Waitz, P.E., P.L.S.

May 18, 2009

Houma-Terrebonne Regional
Planning Commission
P. O. Box 1446
Houma, LA 70361-1446

Attention: Ms. Becky Becnel,
Secretary/Planning Commission

RE: REQUEST FOR REMOVAL OF ITEMS FROM AGENDA OF THE ZONING AND LAND USE COMMISSION SCHEDULED FOR MAY 21, 2009 - HOLLYGROVE SUBDIVISION -AND- CONCORD BUSINESS PARK - LOCATED IN SECTION 104, T17S-R17E, TERREBONNE PARISH, LOUISIANA - DEVELOPER: SOUTH HOLLYWOOD PROPERTIES #1, L.L.C. - ENGINEER'S PROJECT NO. 2009-009

Dear Becky:

We are requesting that Hollygrove Subdivision and Concord Business Park that are listed on the Agenda for the Thursday, May 21, 2009 Meeting of the Zoning and Land Use Commission be removed from this agenda as instructed by the developer and our client, South Hollywood Properties, #1, L.L.C. We apologize for this inconvenience; however the developer intends to re-submit this matter at a later date.

Thank you in advance for your cooperation and assistance in this matter. Please advise me if you should have any questions or require additional information.

Sincerely,

DAVID A. WAITZ
ENGINEERING AND SURVEYING, INC.



David A. Waitz, P.E., P.L.S.

DAW/dth
Cc: File & Reading File



P.O. BOX 6097
HOUMA, LOUISIANA 70361
(985) 868-5050



P.O. BOX 2768
HOUMA, LOUISIANA 70361
(985) 868-3000

**TERREBONNE PARISH
CONSOLIDATED GOVERNMENT**

CERTIFIED MAIL RETURN RECEIPT REQUESTED

May 19, 2009

MAY 20 2009

Terrebonne General Medical Center
Attn: Mr. Kevin Ghirardi, VP of Support Services
Post Office Box 6037
Houma, Louisiana 70361

Dear Mr. Ghirardi:

Subject: Terrebonne General Medical Center (TGMC) Parking Inventory

This letter is intended as a follow-up to our meeting on May 1, 2009 and your subsequent letter dated May 7, 2009 regarding Terrebonne General Medical Center's (TGMC) current inventory of parking. As stated in the Terrebonne Parish Zoning Ordinance, TGMC's campus is required to provide one (1) space per two (2) beds in the main hospital building, and one (1) parking space per two hundred (200) square feet of floor area in the adjacent medical office buildings.

A careful review by the Planning and Zoning Department staff of the documentation provided with your May 7, 2009 letter confirms that TGMC is required to provide 820 parking spaces. As your current parking inventory indicates TGMC currently provides 1,989 parking spaces throughout 23 lots, TGMC is currently providing an excess of 1,169 parking spaces.

As discussed, the Parish understands that TGMC is currently in the preliminary stages of planning a new addition to your main hospital building to house a cancer center and a parking garage. As stated in Section 28-136(f) of the Terrebonne Parish Zoning Ordinance, any development requiring fifty (50) or more parking spaces be provided shall submit a parking plan for review by the Zoning & Land Use Commission. The Parish respectfully requests the submittal of a parking plan for the TGMC's entire campus at the time a building permit for the hospital addition and parking garage is submitted.

Should you have any questions or require any assistance with this matter, please feel free to contact me at (985) 873-6406.

Sincerely,

Patrick Gordon,
Parish Manager
Terrebonne Parish Consolidated Government

cc: Mr. Michel Claudet, Parish President
Mr. Johnny Pizzolatto, District 5 Councilman
Ms. Jennifer Robinson, Senior Planner
HTRPC Commissioners
Parish Council Reading File
TGMC Parking File

**Houma-Terrebonne Regional Planning Commission
Zoning & Land Use Commission**

P.O. Box 1446
Houma, Louisiana 70361-1446
Bus (985) 873-6793 - Fax (985) 580-8141

2/20/09/18
Dist. 3

**Zoning & Land Use Commission
Application**

Name: FLOYD LAWSON / Refuge Restoration
Address: 511 BRANDYWINE THIBODAUX LA 70301
Phone: 985-413-1832

Application For: Planning Approval \$10.00/application
 Home Occupation \$10.00/application
 Parking Plan \$50.00/plan
 Special Plan \$10.00/application

The premises affected are situated at 6905 ALMA in a C-2 Zoning District. The legal description of the property involved in this application is: OUTREACH MINISTRY

Has any previous application been filed in connection with these premises? Yes No

Applicant's interest in the premises affected: Renter

Approximate cost of work involved: NONE

Explanation of property use: _____

Plot Plan attached: Yes No Drainage Plan attached: Yes No

Ground Floor Plan and Elevations attached: Yes No

Address of adjacent property owners:

- Rabe Developments, L.L.C.
230 Midway Drive
River Ridge LA 70123
- Carol Bruno's Extream Cheernastics
6909 Alma St.
Houma LA 70364
- Duke Properties LLC
1620 Savanne Rd.
Houma LA 70364
- Mary E. Frazier
329 Garden View
Houma LA 70364

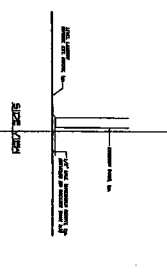
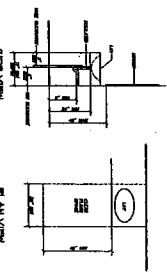
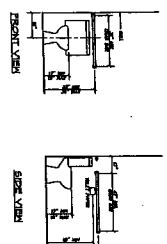
Pastor Floyd
Signature of Applicant or Agent

985-413-1832
Phone Number

The undersigned is the owner of the entire land area included in the proposal and, in signing, indicates concurrence with the application.

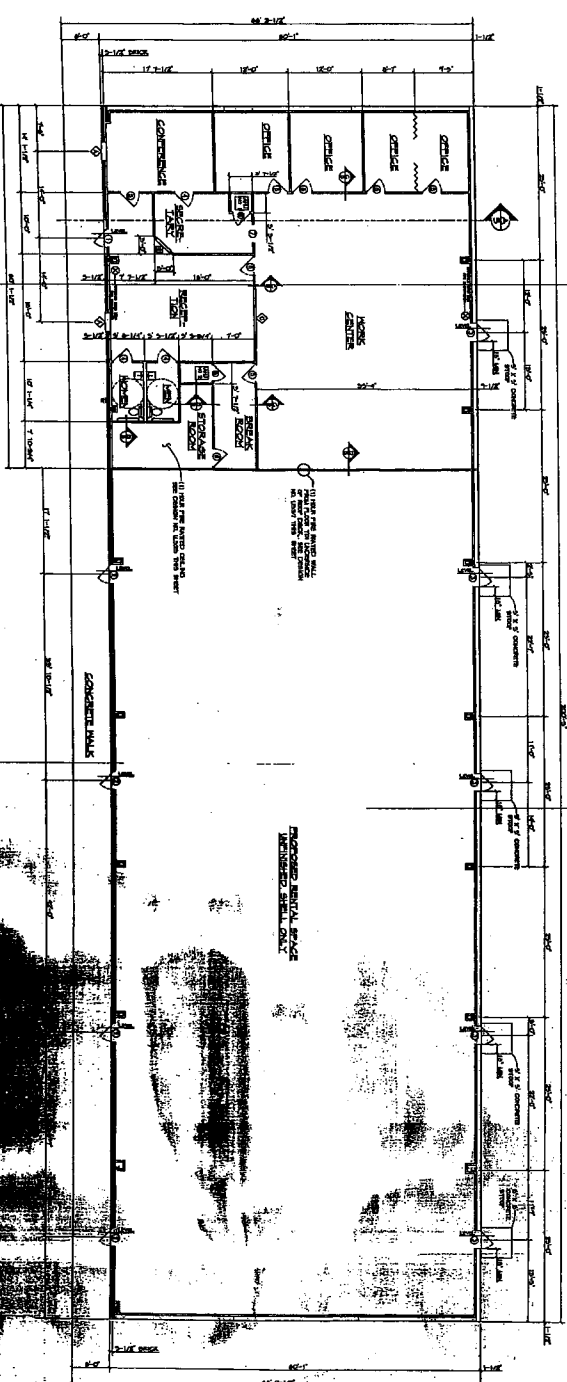
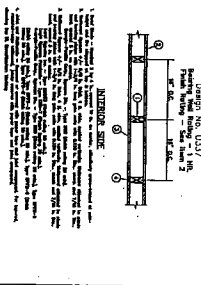
Pastor Paul
Signature of Applicant or Agent

5-129-109
ZELL
E1
revised 3/1/06



GENERAL NOTES:

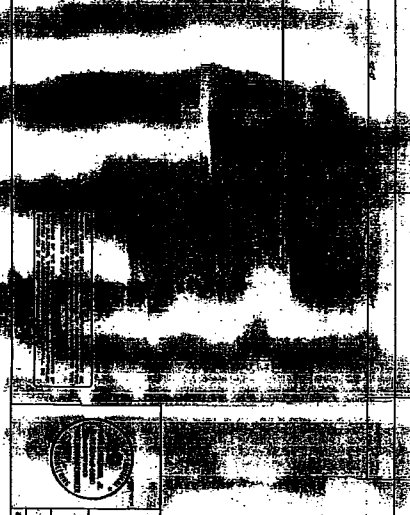
1. REFER TO ALL OTHER DRAWINGS FOR DETAILS AND MATERIALS.
2. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES AND REGULATIONS.
3. ALL MATERIALS SHALL BE APPROVED BY THE ARCHITECT PRIOR TO INSTALLATION.
4. ALL WORK SHALL BE COMPLETED TO THE SATISFACTION OF THE ARCHITECT.
5. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
6. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
7. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
8. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
9. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
10. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.



FLOOR PLAN

SCHEDULE OF OPENINGS

NO.	SIZE	LOCATION	REMARKS
1	3'0" x 7'0"	OFFICE	CONCRETE
2	3'0" x 7'0"	OFFICE	CONCRETE
3	3'0" x 7'0"	OFFICE	CONCRETE
4	3'0" x 7'0"	OFFICE	CONCRETE
5	3'0" x 7'0"	OFFICE	CONCRETE
6	3'0" x 7'0"	OFFICE	CONCRETE
7	3'0" x 7'0"	OFFICE	CONCRETE
8	3'0" x 7'0"	OFFICE	CONCRETE
9	3'0" x 7'0"	OFFICE	CONCRETE
10	3'0" x 7'0"	OFFICE	CONCRETE
11	3'0" x 7'0"	OFFICE	CONCRETE
12	3'0" x 7'0"	OFFICE	CONCRETE
13	3'0" x 7'0"	OFFICE	CONCRETE
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25	3'0" x 7'0"	OFFICE	CONCRETE
26	3'0" x 7'0"	OFFICE	CONCRETE
27	3'0" x 7'0"	OFFICE	CONCRETE
28	3'0" x 7'0"	OFFICE	CONCRETE
29	3'0" x 7'0"	OFFICE	CONCRETE
30	3'0" x 7'0"	OFFICE	CONCRETE
31	3'0" x 7'0"	OFFICE	CONCRETE
32	3'0" x 7'0"	OFFICE	CONCRETE
33	3'0" x 7'0"	OFFICE	CONCRETE
34	3'0" x 7'0"	OFFICE	CONCRETE
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43	3'0" x 7'0"	OFFICE	CONCRETE
44	3'0" x 7'0"	OFFICE	CONCRETE
45	3'0" x 7'0"	OFFICE	CONCRETE
46	3'0" x 7'0"	OFFICE	CONCRETE
47	3'0" x 7'0"	OFFICE	CONCRETE
48	3'0" x 7'0"	OFFICE	CONCRETE
49	3'0" x 7'0"	OFFICE	CONCRETE
50	3'0" x 7'0"	OFFICE	CONCRETE



COMMERCIAL DEVELOPMENT
 1400 WEST 10TH STREET
 DENVER, COLORADO 80202
 303.733.1111

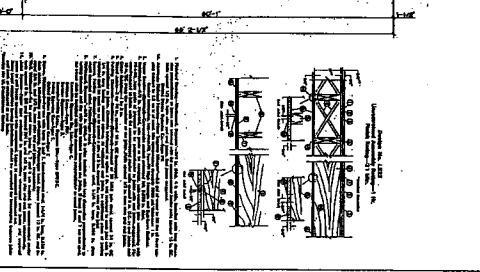
WERNER & ASSOCIATES, INC.
 1400 WEST 10TH STREET
 DENVER, COLORADO 80202
 303.733.1111

ARCHITECT
 1400 WEST 10TH STREET
 DENVER, COLORADO 80202
 303.733.1111

10-08-00
 WERNER & ASSOCIATES, INC.
 1400 WEST 10TH STREET
 DENVER, COLORADO 80202
 303.733.1111

GENERAL NOTES:

1. REFER TO ALL OTHER DRAWINGS FOR DETAILS AND MATERIALS.
2. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES AND REGULATIONS.
3. ALL MATERIALS SHALL BE APPROVED BY THE ARCHITECT PRIOR TO INSTALLATION.
4. ALL WORK SHALL BE COMPLETED TO THE SATISFACTION OF THE ARCHITECT.
5. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
6. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
7. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
8. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
9. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
10. ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.



**PRELIMINARY
HEARING
ONLY**

PUBLIC HEARING
scheduled for:

Thursday, July 16, 2009

@ 6:00 p.m.

Z&LU / E2(a)

***Houma-Terrebonne Regional Planning Commission
Zoning & Land Use Commission***

P.O. Box 1446

Houma, Louisiana 70361-1446

Bus (985) 873-6793 - Fax (985) 580-8141

Dist 5

Upon receipt of an application for amendment, the office of the Zoning Administrator shall examine the application and shall make such investigation as is necessary. Within fifteen (15) days of receipt of an application, the office of the Zoning Administrator shall transmit the application, together with its report and recommendation, to the Zoning Commission. The Zoning Commission then shall hold a preliminary hearing on the application within thirty-five (35) days after receipt of such application for amendment and shall notify the applicant and the office of the Zoning Administrator of the time and place of such hearing. After holding a preliminary hearing, the Commission shall certify the application for public hearing, and shall notify the applicant of the time and place of such public hearing. The Commission shall fix a reasonable time of a public hearing and shall give public notice, as required by law, as well as notice to the applicant and to the office of the Zoning Administrator.

This ordinance, including the zoning map, is based on comprehensive studies, and is intended to carry out the objective of a sound, stable, and desirable development.

Please return the application and supporting plans to the office of the Zoning Administrator.

PLEASE COMPLETE THE FOLLOWING - NO APPLICATION ACCEPTED UNLESS COMPLETE

Date: June 1, 2009

Judy E. Franklin Bishop - Mid-City Court Properties, LLC
Applicant's Name

2103 Laban Avenue Houma LA 70363
Address City State Zip

(985) 876-7272 (985) 855-9640
Telephone Number (Home) (Work) Cell

100%
Interest in Ownership (Owner, etc.)

102-222 Mid-City Court - Legal Description Attached
Address of Property to be Rezoned & Description (Lot, Block, Subdivision)

Zoning Classification Request:

From: C-3 & R-1 To: R-3

Previous Zoning History: X No Yes

If Yes, Date of Last Application: _____

AMENDMENT POLICY

1. **REASONS FOR THIS AMENDMENT:**

It is recognized that casual change of the ordinance would be detrimental to the achievement of stable development. It is public policy, therefore, to amend this ordinance only when one or more of the following conditions prevail:

PLEASE CHECK ONE OR MORE:

_____ **ERROR.** There is a manifest error in the ordinance.

_____ **CHANGE IN CONDITIONS.** Changed or changing conditions in a particular area or in the metropolitan area generally make a change in the ordinance necessary and desirable.

_____ **INCREASED NEED FOR SITES FOR BUSINESS OR INDUSTRY.** Increased or increasing needs for business or industrial sites, in addition to sites that are available, make it necessary and desirable to rezone an area or to extend the boundaries of an existing district.

_____ **SUBDIVISION OF LAND.** The subdivision or eminent subdivision of open land into urban building sites make reclassification necessary and desirable.

2. Please state on a separate sheet why this proposal complies with either one or more of the above checked conditions for rezoning.

EXHIBITS REQUIRED

1. **LEGAL PLAT OF PROPERTY TO BE REZONED:** On the required plat, please include:

- a. Land area to be affected;
- b. Present zoning classification of area to be affected and zoning classification of abutting districts;
- c. Public rights-of-way and easements bounding and intersecting the designated area and abutting districts;
- d. All existing and proposed structures with supporting open facilities;
- e. The specific ground area to be provided and continuously maintained for the proposed structure or structures.

2. List names and addresses or property owners within three hundred (300') feet of the fronting corners of the property to be rezoned.

3. **Legal Description:** The legal description of only the property to be rezoned.

4. **Market Information:** Applicable only if the following conditions are met:

- a. If the proposed amendment would require rezoning an area from an existing residential district to a freestanding commercial district;
- b. If the proposed amendment would require more than double the area of an existing district existing totally surrounded by residential districts;
- c. Finally, if the proposed amendment would enlarge an area of existing commercial district by more than eight (8) areas;

The market information shall include a written description of the market area to be served by the development, the population thereof, the effective demand for the proposed facilities and any other information describing the relationship of the proposed development to the needs of the applicable area.

5. **Development Schedule:** Indicate a time schedule for the beginning and completion of development planned by the applicant:

6 months - 1 year to complete expansion of existing
mobile home park

6. **Effect of the Amendment:** On a separate sheet, include a report giving the nature, description, and effect of the proposed amendment on surrounding land use and properties.

SIGNATURES REQUIRED

1. Names and addresses along with interest of every person, firm, or corporation represented by the applicant:

Mid-City Court Properties, LLC / Judy & Franklin Bishop

2. The undersigned is owner(s) of the entire land area included within the proposed district and, in signing, indicates concurrence with application:

Judy Bishop
Franklin Bishop

3. Signatures and addresses of all holders of encumbrances, liens, mortgages, etc.:

N/A

4. Signature of applicant indicates that the applicants are all the owners and encumbrance holders of the designated area, and have both the means and ability to undertake and complete the proposed development:

Judy Bishop
Franklin Bishop

APPLICATION FEE SCHEDULE

The City of Houma has adopted the following fee schedule:

1. Map Amendment: \$25.00 / first acre
\$ 3.50 / every acre thereafter, up to fifteen (15) acres

Minimum Charge - \$25.00;

Maximum Charge - \$100.00

I (We) own 2.8 acres. A sum of \$31.30 dollars is enclosed and made a part of this application.

DECLARATION

I (We) declare that, to be the best of my (our) knowledge and belief, all matters stated herein are true and correct.

Judy Bishop
Franklin Bishop 06/01/09
Signature of Owner or Authorized Agent

EXHIBIT "A"

A certain tract of land situated in the Parish of Terrebonne, Louisiana, at about three-fourths (3/4) of a mile from the City of Houma, measuring a front of 119.10 feet on the North side of West Park Avenue, which line has a bearing of S 59° 25' 30" E, by depth of 1296 feet on its West line, which has a bearing of S 46° 45' W, and a depth of 1296 feet on its East line, which has a bearing of N 44° 50' 30" E, and measuring 78.51 feet on the rear or North line which has a bearing of N 57° 42' 30" W, as shown on the "Map Showing Survey of Property Belonging to Dennis Cenac Within City of Houma in Section 6, T17S-R17E, Terrebonne Parish, Louisiana", made by Wm. Clifford Smith, C.E., on February 12, 1963, recorded in COB 397, folio 62, Entry No. 279,778, Terrebonne Parish; together with all buildings and improvements thereon, and all rights, ways, privileges and servitudes thereunto belonging or in anywise appertaining.

**FOR PRIOR TITLE SEE ENTRY NUMBER 968708 OF THE
PUBLIC RECORDS OF TERREBONNE PARISH, LOUISIANA.**

**MUNICIPAL ADDRESS: 122 MID CITY COURT
HOUMA, LOUISIANA 70360**

**PRELIMINARY
HEARING
ONLY**

PUBLIC HEARING
scheduled for:

Thursday, July 16, 2009

@ 6:00 p.m.

Z&LU / E2(b)

***Houma-Terrebonne Regional Planning Commission
Zoning & Land Use Commission***

P.O. Box 1446

Houma, Louisiana 70361-1446

Bus (985) 873-6793 - Fax (985) 580-8141

Upon receipt of an application for amendment, the office of the Zoning Administrator shall examine the application and shall make such investigation as is necessary. Within fifteen (15) days of receipt of an application, the office of the Zoning Administrator shall transmit the application, together with its report and recommendation, to the Zoning Commission. The Zoning Commission then shall hold a preliminary hearing on the application within thirty-five (35) days after receipt of such application for amendment and shall notify the applicant and the office of the Zoning Administrator of the time and place of such hearing. After holding a preliminary hearing, the Commission shall certify the application for public hearing, and shall notify the applicant of the time and place of such public hearing. The Commission shall fix a reasonable time of a public hearing and shall give public notice, as required by law, as well as notice to the applicant and to the office of the Zoning Administrator.

This ordinance, including the zoning map, is based on comprehensive studies, and is intended to carry out the objective of a sound, stable, and desirable development.

Please return the application and supporting plans to the office of the Zoning Administrator.

PLEASE COMPLETE THE FOLLOWING - NO APPLICATION ACCEPTED UNLESS COMPLETE

Date: June 1, 2009

Brad Doyle - Doyle Properties, Inc.

Applicant's Name

7731 Park Avenue Houma LA 70364
Address City State Zip

985-868-7575 (985) 209-2846
Telephone Number (Home) office (Work) Cell

100%
Interest in Ownership (Owner, etc.)

7731 Park Avenue Houma, LA 70364 / Lot 1-B, Block 3
Address of Property to be Rezoned & Description (Lot, Block, Subdivision)

of Daigle Place Subdivision located in Sec.'s 6, 7 & 98, T17S-R17E

Zoning Classification Request:

From: C-3 To: R-1

Previous Zoning History: _____ No _____ Yes

If Yes, Date of Last Application: _____

AMENDMENT POLICY

1. **REASONS FOR THIS AMENDMENT:**

It is recognized that casual change of the ordinance would be detrimental to the achievement of stable development. It is public policy, therefore, to amend this ordinance only when one or more of the following conditions prevail:

PLEASE CHECK ONE OR MORE:

_____ **ERROR.** There is a manifest error in the ordinance.

CHANGE IN CONDITIONS. Changed or changing conditions in a particular area or in the metropolitan area generally make a change in the ordinance necessary and desirable.

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_____ **SUBDIVISION OF LAND.** The subdivision or eminent subdivision of open land into urban building sites make reclassification necessary and desirable.

2. Please state on a separate sheet why this proposal complies with either one or more of the above checked conditions for rezoning.

EXHIBITS REQUIRED

1. **LEGAL PLAT OF PROPERTY TO BE REZONED:** On the required plat, please include:

- a. Land area to be affected;
- b. Present zoning classification of area to be affected and zoning classification of abutting districts;
- c. Public rights-of-way and easements bounding and intersecting the designated area and abutting districts;
- d. All existing and proposed structures with supporting open facilities;
- e. The specific ground area to be provided and continuously maintained for the proposed structure or structures.

2. List names and addresses of property owners within three hundred (300') feet of the fronting corners of the property to be rezoned.

3. **Legal Description:** The legal description of only the property to be rezoned.

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- b. If the proposed amendment would require more than double the area of an existing district existing totally surrounded by residential districts;
- c. Finally, if the proposed amendment would enlarge an area of existing commercial district by more than eight (8) areas;

The market information shall include a written description of the market area to be served by the development, the population thereof, the effective demand for the proposed facilities and any other information describing the relationship of the proposed development to the needs of the applicable area.

5. **Development Schedule:** Indicate a time schedule for the beginning and completion of development planned by the applicant:

NIA

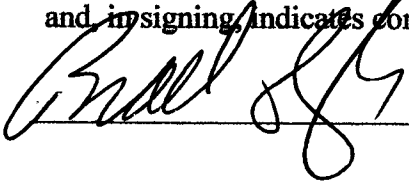
6. **Effect of the Amendment:** On a separate sheet, include a report giving the nature, description, and effect of the proposed amendment on surrounding land use and properties.

SIGNATURES REQUIRED

1. Names and addresses along with interest of every person, firm, or corporation represented by the applicant:

Doyle Properties, Inc. - Brad Doyle

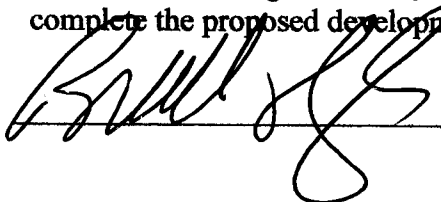
2. The undersigned is owner(s) of the entire land area included within the proposed district and insigning indicates concurrence with application:



3. Signatures and addresses of all holders of encumbrances, liens, mortgages, etc.:

Costal Commerce

4. Signature of applicant indicates that the applicants are all the owners and encumbrance holders of the designated area, and have both the means and ability to undertake and complete the proposed development:



APPLICATION FEE SCHEDULE

The City of Houma has adopted the following fee schedule:

1. Map Amendment: \$25.00 / first acre
\$ 3.50 / every acre thereafter, up to fifteen (15) acres

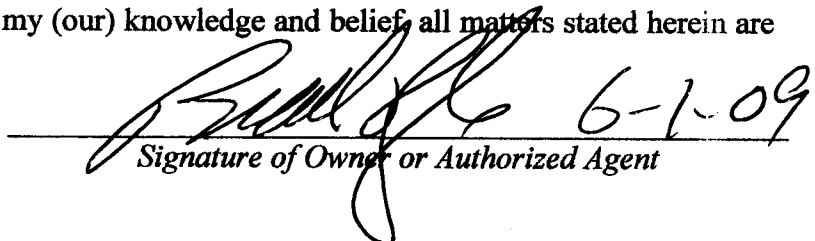
Minimum Charge - \$25.00;

Maximum Charge - \$100.00

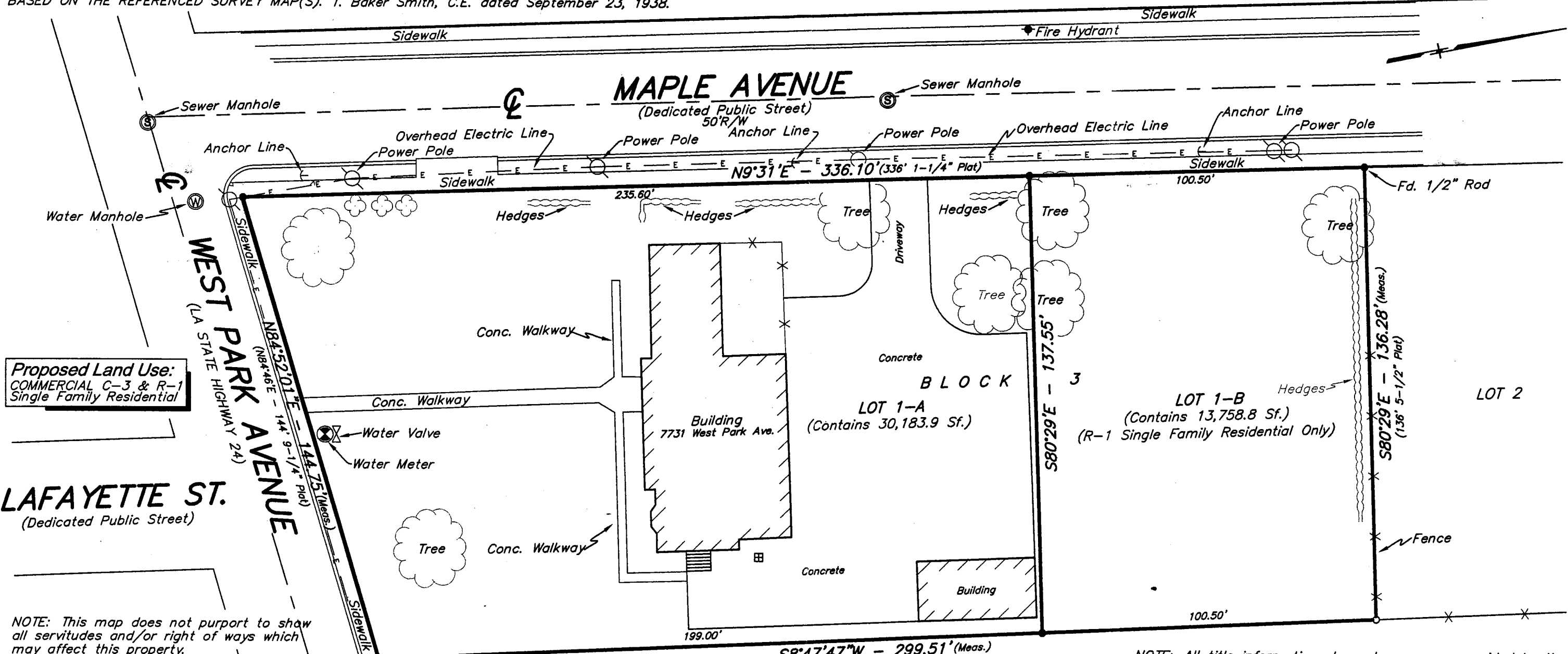
I (We) own ≈ .32 acres. A sum of 25⁰⁰ dollars is enclosed and made a part of this application.

DECLARATION

I (We) declare that, to be the best of my (our) knowledge and belief, all matters stated herein are true and correct.

 6-1-09
Signature of Owner or Authorized Agent

NOTE: BEARINGS INDICATED HEREON ARE BASED ON THE REFERENCED SURVEY MAP(S). Reference Map: "DAIGLE PLACE SUBDIVISION" prepared by T. Baker Smith, C.E. dated September 23, 1938.



Proposed Land Use:
COMMERCIAL C-3 & R-1
Single Family Residential

LAFAYETTE ST.
(Dedicated Public Street)

NOTE: This map does not purport to show all servitudes and/or right of ways which may affect this property.

NOTE: This property is situated within ZONE "C", as shown on the F.E.M.A. Flood Insurance Rate Map dated May 19, 1981. (Map No. 220220 0005 C)

APPROVED AND ACCEPTED THIS DATE: _____
BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION

BY: _____ FOR _____ APPROVAL

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

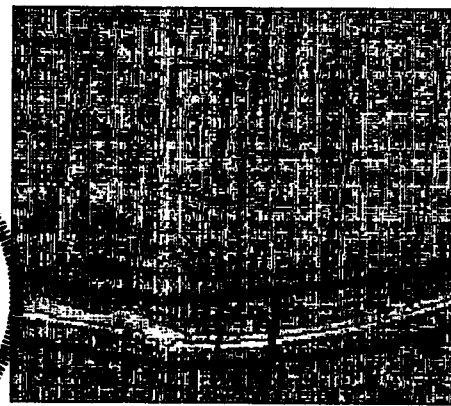
APPROVED: *Charles L. McDonald*

REG. P.L.S. No. 3402

- LEGEND**
- Indicates 3/4" Pipe Fd. Unless Noted
 - Indicates 1/2" Rod Set Unless Noted
 - ☁ Indicates Bush



WIDOW AND HEIRS OF L. H. JASTREMSKI,
or assigns



VICINITY MAP

NOTE: All title information shown hereon was provided by the client and there was no additional title research done by Charles L. McDonald, Land Surveyor, Inc.

**MAP SHOWING THE REDIVISION OF
LOT 1, BLOCK 3 OF
DAIGLE PLACE SUBDIVISION* LOCATED
IN SEC.'S 6, 7 & 98, T17S-R17E,
TERREBONNE PARISH, LOUISIANA**

SCALE: 1" = 30'

9 JUNE 2008
Revised 29 MAY 2009

CHARLES L. McDONALD
LAND SURVEYOR, INC.
HOUMA, LOUISIANA

ARLANDA J. WILLIAMS, CHAIRWOMAN

JOHNNY PIZZOLATTO, VICE-CHAIRMAN

DISTRICT 1
ALVIN TILLMAN, SR.
DISTRICT 2
ARLANDA J. WILLIAMS
DISTRICT 3
BILLY HEBERT
DISTRICT 4
TERI CAVALIER

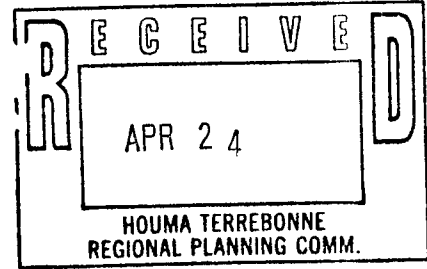
PARISH COUNCIL
PARISH OF TERREBONNE
POST OFFICE BOX 2768 - HOUMA, LOUISIANA 70361
Government Towers, 8026 Main Street, Suite 600
Houma, Louisiana 70360
PHONE (985) 873-6519 - FAX (985) 873-6521
plabat@tpcg.org www.tpcg.org

PAUL A. LABAT, CLERK

DISTRICT 5
JOHNNY PIZZOLATTO
DISTRICT 6
KEVIN VOISIN
DISTRICT 7
CLAYTON J. VOISIN
DISTRICT 8
JOEY CEHAN
DISTRICT 9
PETE LAMBERT

April 23, 2009

Mr. Danny Babin, Chairman
Houma-Terrebonne Regional Planning Commission
347 Tulip Drive
Houma, LA 70360



RE: Large Tow Trucks

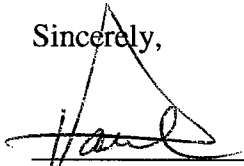
Dear Danny,

At last evening's meeting of the Terrebonne Parish Council, two gentlemen addressed the Council asking that two trucks be declared emergency vehicles and therefore allowed in areas zoned R-1. One particular tow truck owner was recently cited for housing his vehicle at his home in an R-1 property. The Council discussed this issue briefly, but decided that the Zoning Commission should really review it first.

The attached letter from Mr. Cantrelle explains the position of the tow truck owners and may give some insight to the commissioners when they address this issue. The Council is asking that you review the issue and send your recommendation back to the Council.

Please contact me if there is anything else you may need in order for the Zoning Commission to review this topic.

Sincerely,



PAUL A. LABAT

PAL

Attachment

cc: Mr. Pat Gordon (with attachment)
Ms. Becky Becnel (with attachment)

Z¹LU
H1

April 13, 2009

To: Terrebonne Parish Council Members
From: Terrebonne Parish Area Tow Truck Companies
Re: Commercial Vehicle (Tow Truck) parking

Dear Council Members:

I would like to take this opportunity to bring this situation to the attention of the Council. I received a certified letter from the TPCG concerning a violation regarding parking a tow truck in a R@ Zoned area. I would like to state the importance of parking this vehicle on my property and the importance of parking for all Tow Truck Companies.

Tow trucks spend the day working in the field towing vehicles and are taken home by the drivers at night. The tow trucks are operated on a call@out basis and are on 24hr call. Tow trucks are on call for the Louisiana State Police, Terrebonne Parish Sheriff's Office, Houma Police Department and any other law enforcement as well as individuals needing assistance. We are called out for accidents, breakdowns, DWI, narcotics, no insurance violations and various other causes. The expected response time from these agencies is 30 minutes.

In order for the driver of the tow truck to respond in a timely manner when called, the tow truck must be with the driver at all times. This means that it will be parked at the driver's home at night. There are drivers that live and drive the tow trucks throughout the parish. If the tow trucks have to be parked where the business is located, the response time would be significantly increased. For example, if an accident is on Hwy 311 and Hollywood Road at 5:30pm on a Friday night, the driver would have to leave his home, drive to the place of business through Houma traffic, possibly even past the accident site, then head to the accident site. No one wants to be stuck in traffic any longer than necessary and this would increase the response time to clear the highway greatly. The tow trucks play an important roll in emergency response.

We are asking for your consideration in declaring tow trucks as emergency response vehicles. We are asking that a conditional use permit providing an exception for on@all emergency response vehicles be considered. The conditional use permit would provide the opportunities for the parking of commercial vehicle tow trucks in a residential zoned property. This type of permit could be issued to a specific vehicle and displayed in the front windshield of the permitted vehicle at all times while parked in the prohibited residential area. The tow truck must be registered to a permanent tow truck business, with a valid Business License. The tow truck operator must register the location of all residences where the tow trucks will be parked. I have discussed this matter with the companies listed below in alphabetical order and have their endorsement on this matter.

We appreciate your time and consideration in this matter. I would appreciate having a few minutes of your time at the council meeting to explain and answer any questions. Please let me know when this would be possible.

Sincerely,

Abel Cantrelle

Abel Cantrelle
Advantage Collision Center, Inc.
841 Bayou Gardens Blvd.
Houma, LA
985 872 6300
Contact cell #985 665 1111
crashcar@bellsouth.net

Advantage Collision Center, Inc.
841 Bayou Gardens Blvd.
Houma, LA
985@72@300
Fax # 985@72@007

Alvin's Towing
4832 Hwy 56
Chauvin, LA
985@94@343
Fax # 985@94@353

Berry's Towing
3633 West Main St.
Gray, LA
985@68@449
Fax # 985@68@151

Coastal Towing
2439 Bayou Blue Rd.
Houma, LA
985@76@395

Cyrus Towing
5475 Hwy 56
Chauvin, LA
985@94@785
Fax # 985@94@006

J&J Towing & Recovery
1208 East Tunnel Blvd.
Houma, LA
985@76@040
Fax # 985@76@040

Jimmy's Towing & Recovery
415 North Hollywood Rd
Houma, LA
985@73@153
Fax # 985@73@518

Kevin's Towing
4569 Hwy 56
Chauvin, LA
985@94@101
Fax # 985@94@057

Marie's Wrecker Service
6834 W Park Ave
Houma, LA
985@51@121
Fax # 985@68@699

Schriever Towing
3017 W Park Ave
Gray, LA
985@76@706
Fax # 985@76@638

MINUTES

HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION (HTRPC)

MEETING OF MAY 21, 2009

- A. The Chairman, Daniel Babin, called to order the regular meeting of May 21, 2009 of the Houma-Terrebonne Regional Planning Commission (HTRPC) at 7:59 p.m. in the Terrebonne Parish Council Meeting Room with the Invocation led by Dr. Budd Cloutier and the Pledge of Allegiance led by Mr. Keith Kurtz.
- B. Upon Roll Call, present were: Beryl Amedée; Daniel Babin, Chairman; L. Arnold "Budd" Cloutier, Vice-Chairman; Richard Elfert; James Erny; Keith Kurtz; John Navy; and Alex Ostheimer. Absent at the time of Roll Call were: Marsha Williams, Secretary/Treasurer. Also present were Pat Gordon, Director, and Jennifer Robinson, Senior Planner, Department of Planning and Zoning and Laddie Freeman, Legal Advisor.
- C. ACCEPTANCE OF MINUTES:
1. Dr. Cloutier moved, seconded by Mr. Erny and Mrs. Amedée: "THAT the HTRPC accept the minutes, as written, for the Regional Planning Commission for the regular meeting of April 23, 2009."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
 2. Dr. Cloutier moved, seconded by Mrs. Amedée: "THAT the HTRPC accept the minutes, as written, for the Zoning & Land Use Commission for the regular meeting of April 23, 2009."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
- D. Dr. Cloutier moved, seconded by Mrs. Amedée: "THAT the HTRPC emit payment for the May 21, 2009 invoices and approve the Treasurer's Report of April 2009."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
- E. COMMUNICATIONS: None.
- F. OLD BUSINESS:
1. The Chairman stated the next item on the agenda under old business was an application by South Hollywood Properties #1, L.L.C. requesting conceptual and preliminary approval for Process C, Major Subdivision for Hollygrove Subdivision.
 - a) Dr. Cloutier moved, seconded by Mr. Erny: "THAT the HTRPC remove Item F1 from the table to be considered at this time."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
 - b) Mr. David Waitz, David A. Waitz Engineering and Surveying, Inc., discussed the location and division of property.
 - c) Mr. Gordon discussed the Staff Report and stated photos were received indicating the style of homes proposed and stated the subdivision name was changed due to duplication. He stated Staff recommended conditional approval provided upon the submittal of utility letters.
 - d) Mr. Erny moved, seconded by Mr. Ostheimer: "THAT the HTRPC grant conceptual and preliminary approval of the application for Process C, Major Subdivision for Palm Gardens Subdivision (Phase A) conditioned upon the submittal of all utility letters."

- e) Discussion was held with regard to architectural controls for PUDs, site plans depicted on plats for PUDs, and the regulations as it pertains to PUDs.
 - f) The Chairman called for a vote on the motion offered by Mr. Erny. **THERE WAS RECORDED: YEAS: Mrs. Amedée, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Dr. Cloutier; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**
2. The Chairman stated the next item on the agenda under old business was an application by Kevin & Jenny Do requesting approval for Process B, Mobile Home Park for Four Seasons Mobile Home Park.
- a) Dr. Cloutier moved, seconded by Mrs. Amedée: “THAT the HTRPC remove Item F1 from the table to be considered at this time.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. **THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**
 - b) Mr. Galen Bollinger, Charles L. McDonald Land Surveyors, Inc., discussed the location and division of property. He stated he revised the plat to allow for emergency vehicles and requested a variance of 5’ from the setback requirements and suggested a note on the plat stating any replacement of mobile homes comply with the setback requirement.
 - c) Mr. Gordon discussed the Staff Report and stated Staff recommended approval with the note on the plat and the variance was up to the Commission.
 - d) Discussion was held with regard to a designated place for garbage
 - e) The Chairman allowed Mr. Harold Monnier, 164 Oscar Court, to speak; whereas, he expressed opposition due to crowdedness and requested fencing.
 - f) Discussion ensued with regard to allowing the variance to be considered regardless of it being depicted on the agenda.
 - g) Mr. Freeman clarified that if no motion was made and no action taken, the mobile home park would be approved.
 - h) Mr. Ostheimer moved, seconded by Mr. Kurtz: “THAT the HTRPC deny the application for Process B, Mobile Home Park for Four Seasons Mobile Home Park based on it not conforming to the regulations.”

The Chairman called for a vote on the motion offered by Mr. Ostheimer. **THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Elfert; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.**

G. APPLICATIONS:

- 1. The Chairman called to order the Public Hearing for an application by Charles W. Carter requesting approval for Process D, Minor Subdivision for the Division of Tract 43, Lot C of Greenwood-Oak Forest Plantation Estate into Tract 43, Loc C-1 and Lot C-2.
 - a) Mr. Brian Brunet, Leonard Chauvin P.E., P.L.S., Inc., discussed the location and division of property.
 - b) The Chairman recognized Ms. Tonya Givens, 5058 North Bayou Black Drive, who expressed opposition to the division of property due to parking for the proposed church and no fire hydrant present.
 - c) Dr. Cloutier moved, seconded by Mrs. Amedée: “THAT the Public Hearing be closed.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. **THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.**

- d) Mr. Gordon stated the development was located outside of the zoning district and a fire hydrant was present. He discussed the Staff Report and stated Staff recommended conditional approval provided upon an approval letter from the Board of Health.
- e) Discussion was held with regard to the length of the roadway.
- f) Mr. Elfert moved, seconded by Dr. Cloutier: "THAT the HTRPC grant approval to the application for Process D, Minor Subdivision for the Division of Tract 43, Lot C of Greenwood-Oak Forest Plantation Estate into Tract 43, Loc C-1 and Lot C-2 conditioned upon an approval letter from the Board of Health."
- g) Discussion was held with regard to looking into the zoning issues in the Gibson area and possible land use regulations.

The Chairman called for a vote on the motion offered by Mr. Elfert. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- 2. The Chairman called to order the Public Hearing for an application by Terrebonne Parish Fire Protection District #10 requesting approval for Process D, Minor Subdivision for the Survey of Tract A being a Division of the Property belonging to Mary Frederick, et al.

- a) Mr. Terral Martin, GSE Associates, Inc., discussed the location and division of property. He stated the Board of Health requested the development be held in abeyance until the existing house is demolished.
- b) No one was present from the public to speak.
- c) Dr. Cloutier moved, seconded by Mr. Erny: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

- d) Mr. Gordon discussed the Staff Report and stated Staff recommended approval with no conditions.
- e) Discussion was held with regard to the creation of two (2) lots and requiring a servitude for drainage.
- f) Mr. Ostheimer moved, seconded by Mrs. Amedée and Mr. Erny: "THAT the HTRPC grant approval to the application for Process D, Minor Subdivision for Survey of Tract A being a Division of the Property belonging to Mary Frederick, et al conditioned plat be noted and corrected to show two (2) lots and that a servitude in favor of revised Tract A be shown over the adjoining property so that the runoff can get to a public ditch with no harassment."

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- 3. The Chairman called to order the Public Hearing for an application by Remwood Park, L.L.C. requesting approval for Process B, Mobile Home Park for Remwood Mobile Home Park, Addendum No. 1.

- a) Mr. Ken Rembert, Keneth L. Rembert Land Surveyors, discussed the location and division of property.
- b) No one was present from the public to speak.
- c) Mrs. Amedée moved, seconded by Dr. Cloutier: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mrs. Amedée. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

- d) Mr. Gordon discussed the Staff Report and stated Staff recommended conditional approval provided he depict the trailers that would be allowed on each lot with setbacks and parking and he depict elevations on each of the lots that are in a flood zone.
- e) Mr. Ostheimer moved, seconded by Mr. Erny: “THAT the HTRPC grant approval to the application for Process B, Mobile Home Park for Remwood Mobile Home Park, Addendum No. 1 per Staff’s recommendations; conditional approval provided he depict the trailers that would be allowed on each lot with setbacks and parking and he depict elevations on each of the lots that are in a flood zone.”

The Chairman called for a vote on the motion offered by Mr. Ostheimer. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- 4. The Chairman called to order the Public Hearing for an application by Olympian Machine, L.L.C. requesting approval for Process D, Minor Subdivision for the Survey of Tracts 3-A & 3-B, A Redivision of Revised Tract 3 belonging to Olympian Machine, L.L.C.

- a) Mr. Ken Rembert, Keneth L. Rembert Land Surveyors, discussed the location and division of property.
- b) No one was present from the public to speak.
- c) Dr. Cloutier moved, seconded by Mrs. Amedée: “THAT the Public Hearing be closed.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

- d) Mr. Gordon discussed the Staff Report and stated Staff recommended approval.
- e) Discussion was held with regard to Tract 3B added to Tract 3-A administratively previously.
- f) Mr. Erny moved, seconded by Dr. Cloutier: “THAT the HTRPC grant approval to the application for Process D, Minor Subdivision for the Survey of Tracts 3-A & 3-B, A Redivision of Revised Tract 3 belonging to Olympian Machine, L.L.C.”

The Chairman called for a vote on the motion offered by Mr. Erny. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

H. STAFF REPORT:

- 1. Mr. Gordon stated the status of the Master Plan and goals for the upcoming year for the 2008 Houma-Terrebonne Regional Planning Commission Annual Report and would stated more involvement from the Commission would take place next year.
 - a) Mr. Erny moved, seconded by Dr. Cloutier and Mrs. Williams: “THAT the HTRPC approve the 2008 Houma-Terrebonne Regional Planning Commission Annual Report and forward to the Parish President and Parish Council.”

The Chairman called for a vote on the motion offered by Mr. Erny. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
 - b) Mr. Gordon read a letter from the Parish Council indicating that the Council overrode the Planning Commission’s decision to deny the conceptual and preliminary for Hollygrove and Concord Business Park [See ATTACHMENT A].
 - c) Mr. Gordon read a letter from Judy Quinilty to Senator David Vitter regarding Hollygrove and Concord Business Park concerning the proposed slip [See ATTACHMENT B].

- I. Dr. Cloutier moved, seconded by Mr. Erny: “THAT the HTRPC acknowledge for the record the following Administrative Approvals 1-11.”
1. Survey of Revised Lots 6 & 7, Block 1, Eustice Pitre Subdivision and Tract A-B-C-D-E'-F'-A, Property of Ronnie J. Pitre, et al, Sections 87 & 88, T16S-R17E, Terrebonne Parish, LA
 2. Survey of Revised Tracts "B" and 2, Property belonging to Jules Cenac, et ux, Section 63, T16S-R17E, Terrebonne Parish, Louisiana
 3. Plat showing Tract "D" belonging to Walter Land Company, Sections 5, 17, 18, 19, & 20, T17S-R18E, Terrebonne Parish, Louisiana
 4. Survey of Revised Lots 6, 7, & 11 of Bernard Subdivision and Revised Lot 7, Block 1 of Addendum No. 1 - Phase "C" to Enterprise Commercial Place, Section 4, T17S-R17E, Terrebonne Parish, LA
 5. Revised Lots 8 & 12, Addendum No. 1 to North Terrebonne Commercial Park
 6. Parcels 19, 20, 21, 22, & 23, Property of Matherne Realty Partnership, Sections 5, 101, & 102, T17S-R17E, Terrebonne Parish, LA
 7. Tracts 1, 2, & 3, Property of Urbain J. Fournier, Section 26, T17S-R18E, Terrebonne Parish, LA
 8. Survey of Revised Lots 13 thru 16, Block 1 of Addendum No. 2, Terra Cane Heights Subdivision, Section 104, T17S-R17E, Terrebonne Parish, LA
 9. Survey of Revised Lots "B" & "C" in Block 5 of Barrow Subdivision, Section 105, T17S-R17E, Terrebonne Parish, LA
 10. Map showing Revised Tracts A & B of the Redivision of Property belonging to Acme Refrigeration Supplies, LLC, Section 101, T17S-R17E, Terrebonne Parish, LA
 11. Map showing the Redivision of Tract No. 4 of the Partition of Property belonging to Alcee A. Allemand, Section 7, T16S-R17E, Terrebonne Parish, LA

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

J. COMMITTEE REPORTS:

1. The Chairman called to order the Public Hearing for the Subdivision Regulations Review concerning lot development on right-of-ways, altering drainage plan after development is completed, lapse between conceptual/preliminary approvals and engineering approval, and access to major subdivisions.
 - a) The Chairman recognized Mr. S.P. LaRussa, 120 Progressive Blvd., who stated he was representing the majority of developers in Terrebonne Parish. He stated he objected to the item regarding access to major subdivisions with a certain number of lots and it being an added expense to developers. He also requested public hearings be held for all future recommendations in the future.
 - b) Mr. Gordon stated that this was only the beginning of the subdivision regulations review process and more public hearings would be held at the Council level.
 - c) Discussion was held with regard to subdivisions with boulevards and costs to developers and other issues of the same.
 - d) Dr. Cloutier moved, seconded by Mrs. Amedée: “THAT the Public Hearing be closed.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.
 - e) Dr. Cloutier moved, seconded by Mr. Ostheimer: “THAT the HTRPC accept all four (4) items of the HTRPC Subdivision Regulations Review Committee; lot development on right-of-ways, altering drainage plan after development is completed, lapse between conceptual/preliminary approvals and engineering approval, and access to major subdivisions; and forward to the Terrebonne Parish Council and table the public hearing on Planned Building Group Approvals until the next regular meeting of June 18, 2009.”
 - f) Mr. Erny requested a presentation on Planned Building Groups at the next meeting with regard to different types and what is actually being considered.

- g) Mrs. Robinson stated the next meeting of the HTRPC Subdivision Regulation Review Committee was on Tuesday, June 16, 2009, two (2) days prior to the regular meeting. She stated they may not have any new information prepared for the meeting but would present at the July meeting.

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

- 2. Mr. Gordon stated Mr. Black is still working on the preliminaries for the Comprehensive Master Plan Update and should be at the next meeting or in July.

- a) Mrs. Robinson also mentioned the citizen survey that Providence developed will be placed on the website in the near future. She also stated an invoice submitted by Providence needs to be reviewed and/or approved for payment.

- b) Mr. Erny moved, seconded by Mrs. Amedée: “THAT the HTRPC authorize payment of Invoice No. 0013317 by Providence Engineering and Environmental Group, LLC. in the amount of \$2,389.50.”

The Chairman called for a vote on the motion offered by Mr. Erny. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

K. COMMISSION COMMENTS:

- 1. CHAIRMAN’S COMMENTS: None.

- 2. PLANNING COMMISSIONERS’ COMMENTS:

- a) Mr. Elfert discussed a meeting with a group of developers and engineering firms that would help with development in the parish. He discussed concerns of the engineering approval process and ongoing discussions/meeting.

- (1) Mr. Gordon stated Mr. Bush was presently working on researching other parish’s procedures and would keep the Commission informed.

- b) Mr. Ostheimer discussed lengthy meetings and applications at the end of the agenda not getting the same treatment as ones at the beginning.

- (1) The Chairman disagreed with Mr. Ostheimer’s viewpoint and felt all applicants were treated the same.

- (2) Mr. Erny suggested special meetings be held for any controversial items.

- (3) Discussion ensued with regard to there not being many meetings in the past that have lasted approximately 5½ hours.

L. PUBLIC COMMENTS: None.

- M. Dr. Cloutier moved, seconded by Mr. Erny: “THAT there being no further business to come before the Houma-Terrebonne Regional Planning Commission, the meeting be adjourned at 8:13 p.m.”

The Chairman called for a vote on the motion offered by Dr. Cloutier. THERE WAS RECORDED: YEAS: Mrs. Amedée, Dr. Cloutier, Mr. Elfert, Mr. Erny, Mr. Kurtz, Mr. Navy, and Mr. Ostheimer; NAYS: None; ABSTAINING: Mr. Babin; ABSENT: Mrs. Williams. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

*Becky M. Becnel, Minute Clerk
Houma-Terrebonne Regional Planning Commission*

ARLANDA J. WILLIAMS, CHAIRWOMAN
JOHNNY PIZZOLATTO, VICE-CHAIRMAN
DISTRICT 1
ALVIN TILLMAN, SR.
DISTRICT 2
ARLANDA J. WILLIAMS
DISTRICT 3
BILLY HEBERT
DISTRICT 4
TERI CAVALIER


PARISH COUNCIL
PARISH OF TERREBONNE
POST OFFICE BOX 2768 - HOUMA, LOUISIANA 70361
Government Towers, 8026 Main Street, Suite 600
Houma, Louisiana 70360
PHONE (985) 873-6519 - FAX (985) 873-6521
plabat@tpcg.org www.tpcg.org

Becky
PAUL A. LABAT, CLERK

DISTRICT 5
JOHNNY PIZZOLATTO
DISTRICT 6
KEVIN VOISIN
DISTRICT 7
CLAYTON J. VOISIN
DISTRICT 8
JOEY CEHAN
DISTRICT 9
PETE LAMBERT

May 14, 2009

Mr. Danny Babin, Chairman
Houma-Terrebonne Regional Planning Commission
Post Office Box 1446
Houma, LA 70361

RE: Hollygrove Subdivision
Concord Business Park Subdivision

Dear Mr. Babin:

As you know, the Terrebonne Parish Council conducted appeal hearings on the Planning Commission's actions to deny the conceptual and preliminary phases of the above referenced two developments. Although you were present at this meeting, I've attached certified copies of the two motions adopted by the Council, which over rode the Planning Commission's decision.

I believe the motions are self-explanatory, but please feel free to contact me if you have any questions regarding the Council's decision.

Sincerely,



PAUL A. LABAT

PAL

Attachment

cc: Mr. Patrick Gordon (with attachment)
Mr. Laddie Freeman (with attachment)
Mrs. Becky Becnel (with attachment)
Mr. David Waitz (with attachment)

May 20, 2009

Dear Senator Vitter:

As another hurricane season approaches you are well aware of the problems in Terrebonne Parish with coastal erosion and hurricane protection. We are always pleading for state and federal dollars for these needs. The Terrebonne Parish Council (7 - 2 vote) has just approved a deliberate removal of what is the equivalent of 10 football fields of land. They approved development plans that would include a 100 foot canal coming off the Intracoastal Canal adjoining a 150 foot canal. The development will abut existing subdivisions. The 2 canals join to make a right angle 400 feet from Mulberry Elementary School (800 plus students). This intrusion into our land is in close proximity to the intersection of the Intracoastal Canal and the Houma Navigational Canal (our MRGO). This seems counterproductive to your efforts to keep us safe, and those of Senator Landrieu and our other elected officials.

I am aware of your reluctance to intervene in a local issue. I am afraid the credibility of Terrebonne Parish is a stake when our parish council allows this deliberate loss of land. We then turn around and expect you and our other representatives to ask for Federal and State money to stop coastal erosion and flooding in our parish. It seems to me this council decision would undermine these efforts. We would appreciate any help you could give us in getting the council to reverse this decision and save our land.

Thank you very much.



Judy Quinilty
408 Buena Vista Blvd.
Houma, LA 70360
985 868 7102 985 688 3853

Cc: Senator Landrieu Governor Jindal
 Congressman Melancon State Senator Baldone
 Representative Dove Tab Benoit
 Terrebonne Parish Council State Senator Reggie Dupree
 Terrebonne Parish Regional Planning Commission
 Parish President Michel Claudet

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. Raw Land
 Re-Subdivision
- B. Mobile Home Park
- C. Major Subdivision
 Conceptual
 Preliminary
 Engineering
 Final
- D. Minor Subdivision

Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Lot 1 and 2 (The Remaining Property) of the David A. Stoufflet Jr. Property
- Developer's Name & Address: David A. Stoufflet Jr., 4503 Bayou Drive, Chauvin, LA 70344
*Owner's Name & Address: David A. Stoufflet Jr., 4503 Bayou Drive, Chauvin, LA 70344
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: Acadia Land Surveying, LLC

SITE INFORMATION:

- Physical Address: 4503 Bayou Drive
- Location by Section, Township, Range: 14, T18S, R18E
- Purpose of Development: to create to two lots of record
- Land Use:
 Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial
- Sewerage Type:
 Community
 Individual Treatment
 Package Plant
 Other
- Drainage:
 Curb & Gutter
 Roadside Open Ditches
 Rear Lot Open Ditches
 Other
- Date and Scale of Map: May 27, 2009 & 1"=30'
- Council District: 8 - Cehan / Little Caillou Fire
- Number of Lots: 2
- Filing Fees: \$135.50

I, David Stoufflet, certify this application including the attached data to be true and correct.

MICHAEL P. BLANCHARD
Print Applicant or Agent

[Signature]
Signature of Applicant or Agent

05/27/2009
Date

The undersigned certifies: DS 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or DS 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

DAVID STOFFLET JR
Print Name

[Signature]
Signature

5-27-09
Date

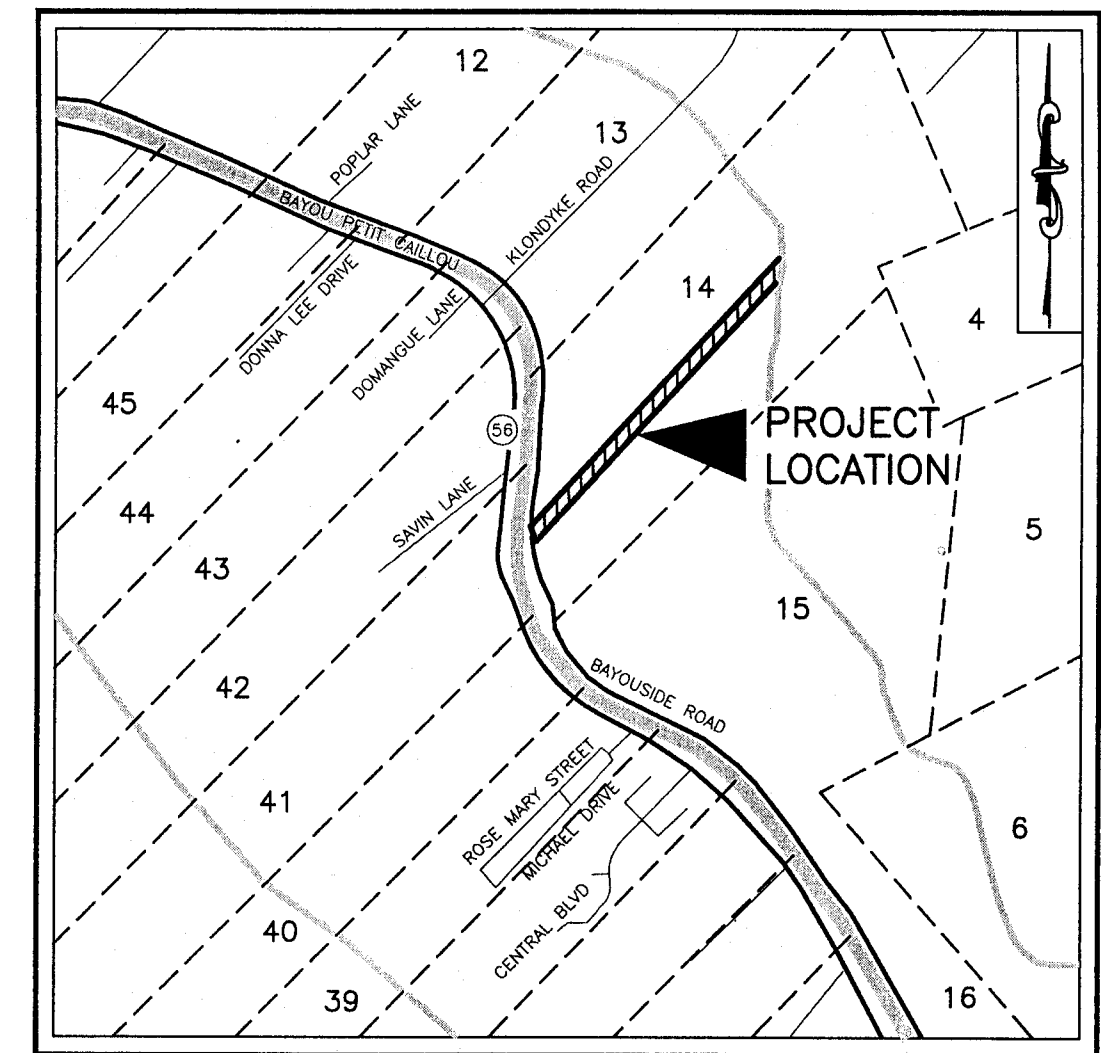
PC09/ 16 - 1 - 316

Record # 31

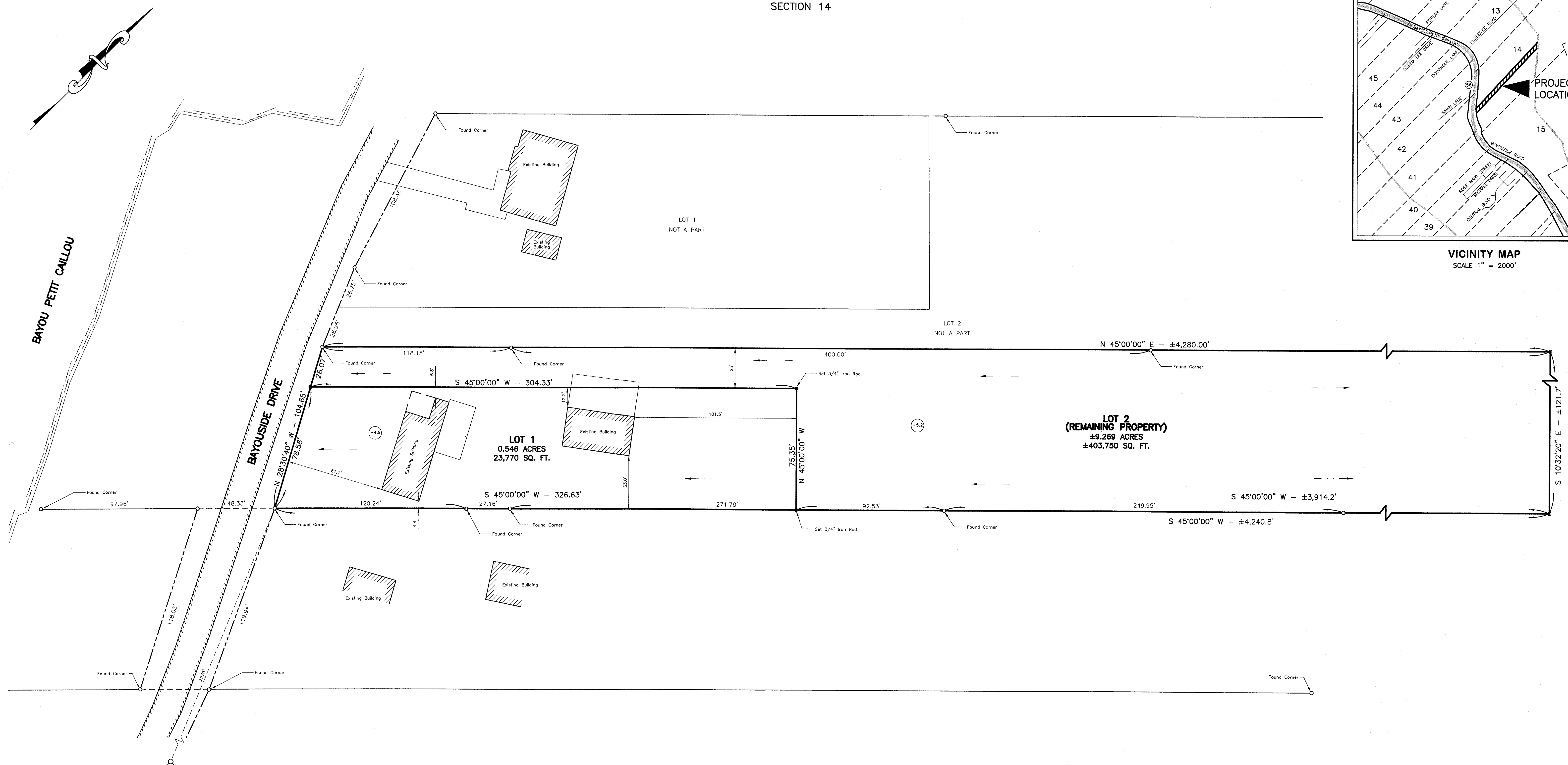
Rev 5/3/07

PC/F1

T 18 S - R 18 E
SECTION 14



VICINITY MAP
SCALE 1" = 2000'



- NOTES:**
- Zoning: N/A
 - Reference Maps:
 - Plat creating Lot 1 and Lot 2 (The remaining Property) of the Lanny Boudreaux Estate, located in Section 14, Township 18 South, Range 18 East, Terrebonne Parish, Louisiana for Lanny Boudreaux.
Prepared by: Acadia Land Surveying, LLC. Revised: November 09, 2007
 - Map Showing Survey and Partition of Property Now or Formerly Belonging to David A. Stofflet, Sr., Located in Section 14, T18S-R18E, Terrebonne Parish, Louisiana.
Prepared by: T. Baker Smith & Sons, Inc. Dated: April 10, 1975
 - Basis of Bearing Referenced to Reference Map "A."
 - Flood Note: In accordance with FEMA Flood Insurance Rate Map Panel Number 225206 0120 C, dated May 1, 1985, for Terrebonne Parish, Louisiana; The property hereon is located in Flood Zone "A7 (EL7) (12/16/1980)" (Areas of 100-year flood; base flood elevations and flood hazard factors determined).
In accordance with Panels LA-0106 and LA-0107 dated February 23, 2006 of the new Advisory Base Flood Elevation (ABFE) Maps for Terrebonne Parish. The site is located inside the limits of the "ABFE Zone AE EL 8".
The FEMA FIR maps are used in conjunction with insurance rates for homeowners and the ABFE's are used for permitting & construction purposes.
 - Utilities: Acadia Land Surveying, L.L.C. made no attempt to locate visible or buried utilities as part of this survey.
 - No attempt has been made by Acadia Land Surveying, L.L.C. to verify title, actual legal ownership, deed restrictions servitudes, easements, alleys, right-of-ways or other burdens on the property, other than that furnished by the client or his representative. There is no representation that all applicable servitudes and restrictions are shown hereon. The surveyor has made no title search or public record search in compiling the data for this survey.
 - Acadia Land Surveying, L.L.C. has not and does not provide Delineation of Jurisdictional Wetlands.
 - The words "Certify," "Certifies" or "Certification" as used herein is understood to be an expression of professional opinion by the surveyor, based upon his best knowledge, information, and belief, as such, it does not constitute a guarantee nor a warranty, expressed or implied.

DRAINAGE NOTES:

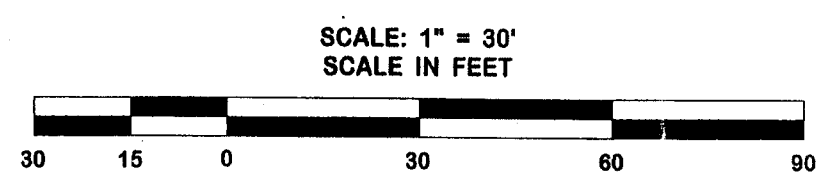
--- Apparent direction of drainage flow

Lot 1 and the front portion of Lot 2 sheet flows into the roadside ditch along Bayou Drive that is maintained by Terrebonne Parish. The rear portion of Lot 2 sheet flows into the Terrebonne Parish forced drainage system.

LEGEND:

Ω EXISTING FIRE HYDRANT

(+4.9) EXISTING GROUND ELEVATION



CERTIFICATION:
APPROVE AND ACCEPTED THIS DATE _____ BY THE HOUMA
TERREBONNE REGIONAL PLANNING COMMISSION.

APPROVED: _____

FOR: _____

STATEMENT OF OWNERSHIP:

I, THE UNDERSIGNED PARTY DO HEREBY OWN THE HEREIN DESCRIBED PROPERTY FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES THAT WOULD OTHERWISE PREVENT THE SALE OF SAID PROPERTY IN ACCORDANCE WITH THE LAWS OF THE STATE OF LOUISIANA

OWNER _____ DATE _____

CERTIFICATION:
This is to certify to Rodney and Angela Matherne that this survey was done by me or under my direct supervision and control, that the survey was done on the ground and was done in accordance with the most recent Minimum Standards of Practice for Land Surveyors as set forth by the State of Louisiana, Board of Registration for Professional Engineers and Land Surveyors and that the accuracy specification and positional tolerances are in accordance with Class "C" surveys indicated in the above standards. I also certify there are no encroachments across any property lines except as shown.

Michael P. Blanchard *Rodney Matherne*
Michael P. Blanchard, P.L.S. Reg. No. 4881
This survey plat is not valid without the raised seal and signature of the Registered Land Surveyor.

PLAT CREATING LOT 1 AND
LOT 2 (THE REMAINING PROPERTY)
OF THE
DAVID A. STOFFLET JR. PROPERTY
LOCATED IN SECTION 14,
TOWNSHIP 18 SOUTH - RANGE 18 EAST
TERREBONNE PARISH, LOUISIANA
FOR
RODNEY AND ANGELA MATHERNE

ACADIA
LAND SURVEYING, L.L.C.

Phone: (985) 449-0094 402 North Canal Boulevard, Suite D
Fax: (985) 449-0085 Thibodaux, Louisiana 70301
Email: ACADIA@ACADIALANDSURVEYING.COM

DATE	REVISION DESCRIPTION	INT.

DATED: MAY 6, 2009 ALS FILE: 2009/RODNEY.DWG

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. _____ Raw Land
_____ Re-Subdivision
- B. ** Mobile Home Park
- C. _____ Major Subdivision
_____ Conceptual
_____ Preliminary
_____ Engineering
_____ Final
- D. _____ Minor Subdivision

_____ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Four Seasons Mobile Home Park
- Developer's Name & Address: Kevin & Jenny Do 127 Bryce Lane Houma, LA 70360
*Owner's Name & Address: Kevin & Jenny Do.
[* All owners must be listed, attach additional sheet if necessary]
- Name of Surveyor, Engineer, or Architect: Charles L. McDonald, Land Surveyor, Inc.

SITE INFORMATION:

- Physical Address: 320 & 322 Marie Louise (West Main St)
- Location by Section, Township, Range: Section 9, T16S-R17E
- Purpose of Development: Creates 4 lot Mobile Home Park
- Land Use:
** Single-Family Residential
_____ Multi-Family Residential
_____ Commercial
_____ Industrial
- Sewerage Type:
*** Community
_____ Individual Treatment
_____ Package Plant
_____ Other
- Drainage:
_____ Curb & Gutter
** Roadside Open Ditches
_____ Rear Lot Open Ditches
_____ Other
- Date and Scale of Map: 30 March 2009 1" = 30'
- Council District: 4 Cavalier / Bayou Cane Fire
- Number of Lots: 4
- Filing Fees: \$ 140.75

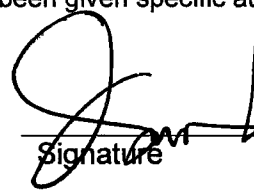
I, Galen Bollinger, certify this application including the attached date to be true and correct.

Galen Bollinger
Print Applicant or Agent
30 March 2009
Date


Signature of Applicant or Agent

The undersigned certifies: _____ 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or _____ 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

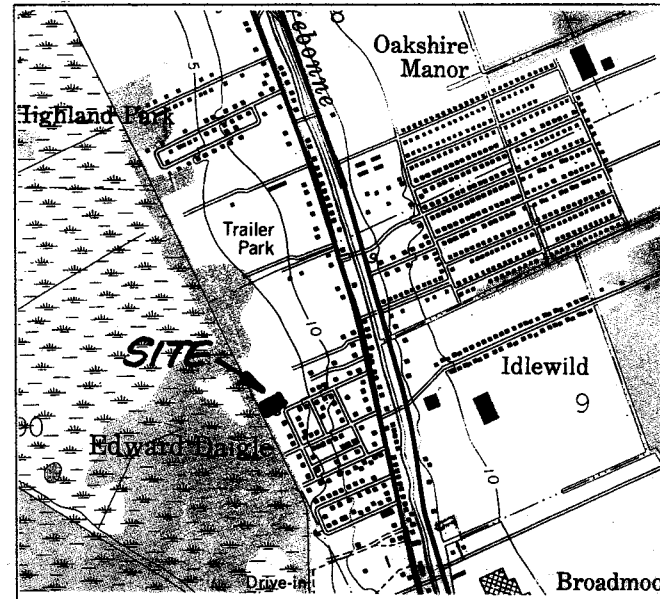
JENNY DO
Print Name
4/22/09
Date


Signature
PC/F2

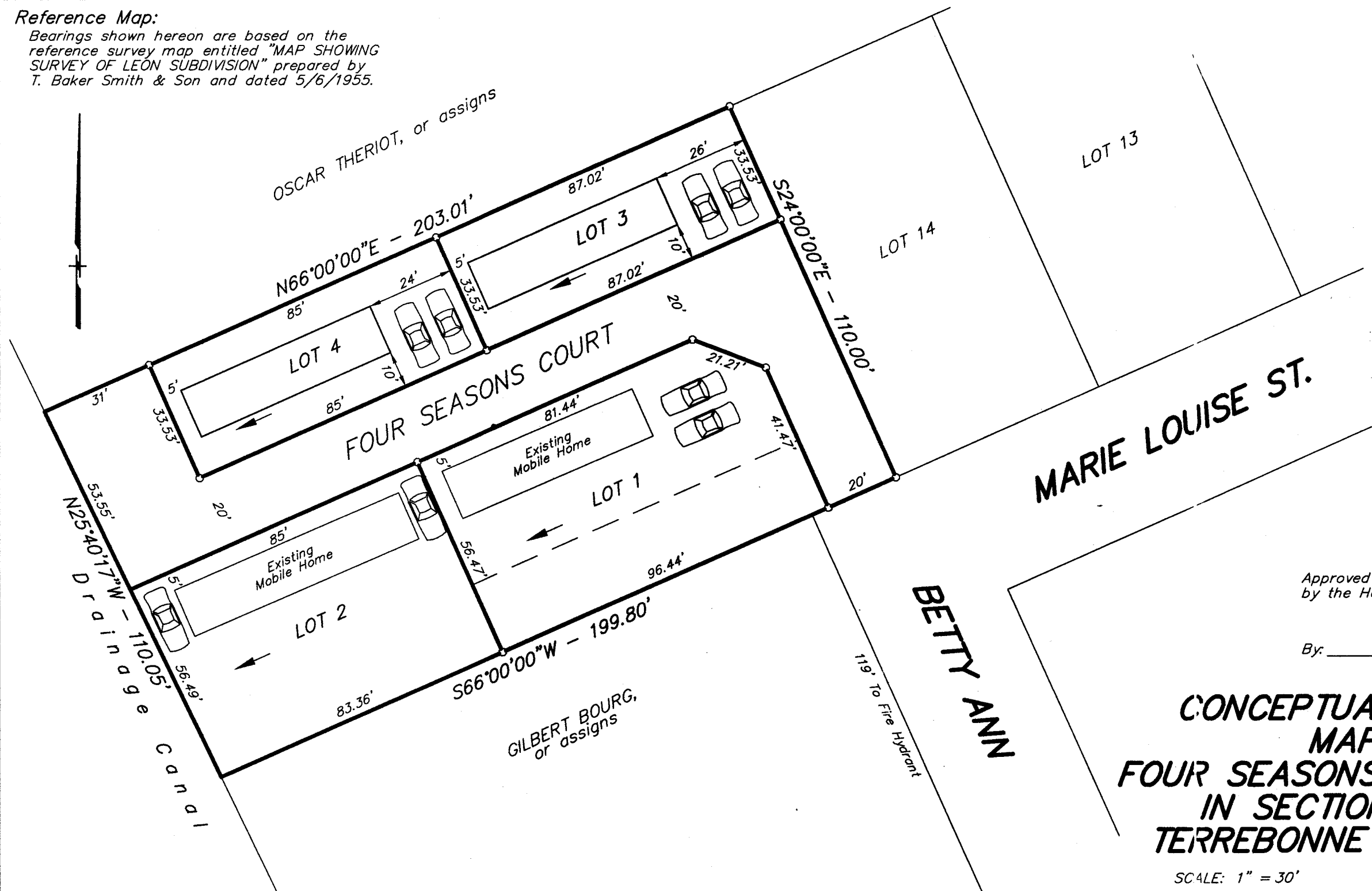
PC09/ 6 - 2 - 37
Record # 38

Reference Map:

Bearings shown hereon are based on the reference survey map entitled "MAP SHOWING SURVEY OF LEON SUBDIVISION" prepared by T. Baker Smith & Son and dated 5/6/1955.



Vicinity Map



Approved and accepted this date: _____
by the Houma Terrebonne Regional Planning Commission

By: _____ For Conceptual & Preliminary

**CONCEPTUAL & PRELIMINARY
MAP SHOWING
FOUR SEASONS MOBILE HOME PARK
IN SECTION 9, T16S-R17E,
TERREBONNE PARISH, LOUISIANA**

SCALE: 1" = 30' 30 MARCH 2009

CHARLES L. McDONALD
LAND SURVEYOR, INC.
HOUMA, LOUISIANA

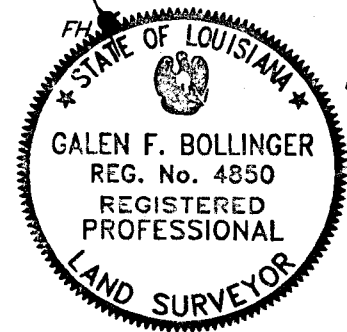
Notes:

This map does not purport to show any pipelines, servitudes and/or rights of ways which may affect this property.

This property is within Zone "A1" (EL5) as shown on the F.E.M.A. Flood Insurance Rate Map dated 5/1/1985. (Map No. 225206 0410 C) The FEMA Advisory Base Flood Elevation Map shows this property to be outside of the limits of the ABFEs. (Map No. LA-S101)

Proposed Land Use:
Mobile Home Park

- Legend:**
- Indicates 1/2" iron rod to be set unless noted
 - Drainage Flow



Preliminary Map:

THIS MAP WAS PREPARED FOR INFORMATIONAL PURPOSES ONLY, FOR SUBMITTAL TO THE HOUMA TERREBONNE REGIONAL PLANNING COMMISSION. IT IS NOT IN FULL COMPLIANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS. THIS PRELIMINARY DOCUMENT SHALL NOT BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE, SALES OR AS THE BASIS FOR THE ISSUANCE OF A PERMIT.

APPROVED: REG. P.L.S. No. 4850

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. Raw Land
 Re-Subdivision
- B. Mobile Home Park
- C. Major Subdivision
 Conceptual
 Preliminary
 Engineering
 Final
- D. Minor Subdivision

Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Lot 1, Block 3, Daigle Place Subdivision
- Developer's Name & Address: Brad Doyle, 7731 Park Ave, Houma LA 70364
*Owner's Name & Address: Same
(* All owners must be listed, attach additional sheet if necessary)
- Name of Surveyor, Engineer, or Architect: Charles L. McDonald Land Surveyors

SITE INFORMATION:

- Physical Address: 7731 Park Ave.
- Location by Section, Township, Range: Sections 6, 7, & 9B
- Purpose of Development: Sale of lot as single-family residential
- Land Use:
 Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial
- Drainage:
 Curb & Gutter
 Roadside Open Ditches
 Rear Lot Open Ditches
 Other
- Number of Lots: 2
- Sewerage Type:
 Community
 Individual Treatment
 Package Plant
 Other
- Date and Scale of Map:
- Council District: 5-Pizzolatto / 0011 Fire District
- Filing Fees: \$140⁷⁵

I, Brad Doyle, certify this application including the attached data to be true and correct.

Brad Doyle
Print Applicant or Agent

June 1, 2009
Date

[Signature]
Signature of Applicant or Agent

The undersigned certifies: BD 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Brad Doyle
Print Name

June 1, 2009
Date

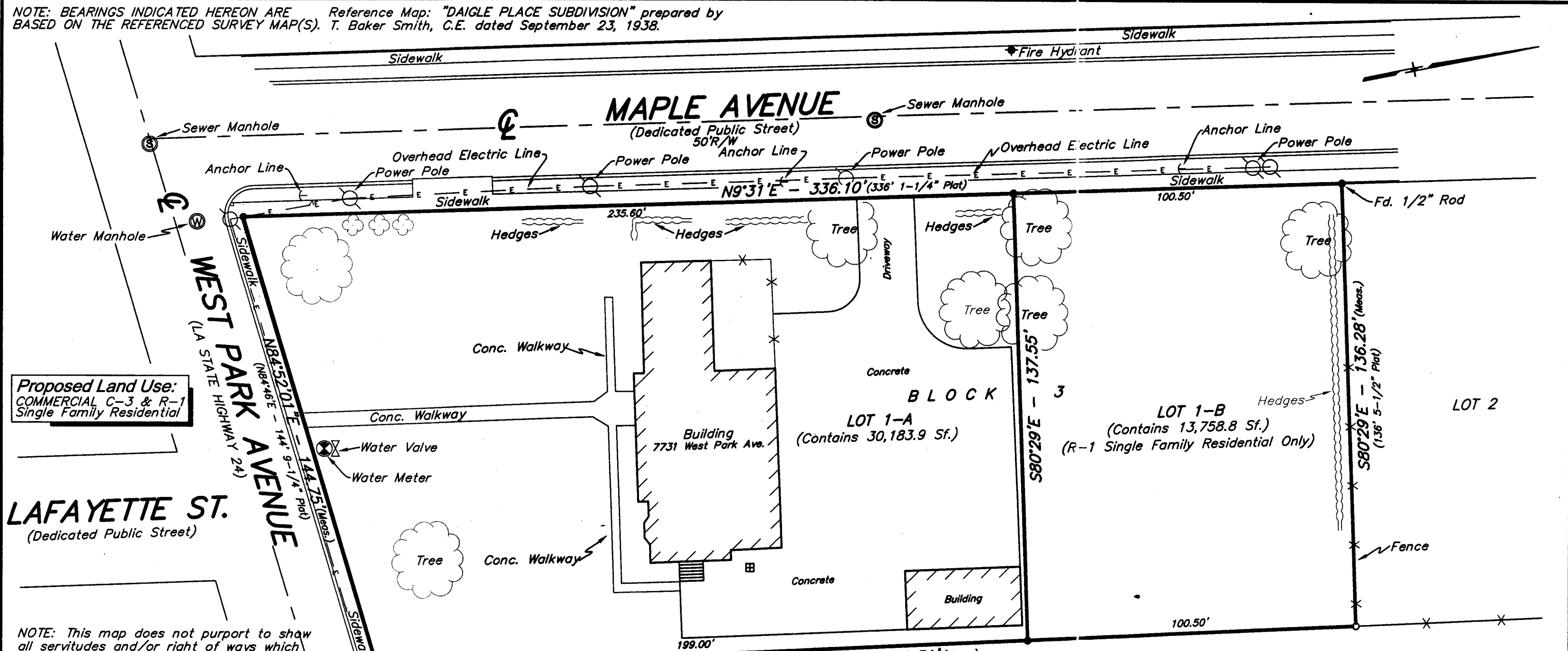
[Signature]
Signature

PC09/ 6 - 3 - 38

Record # 39

PC/F3
7/3/07

NOTE: BEARINGS INDICATED HEREON ARE BASED ON THE REFERENCED SURVEY MAP(S). Reference Map: "DAIGLE PLACE SUBDIVISION" prepared by T. Baker Smith, C.E. dated September 23, 1938.



Proposed Land Use:
COMMERCIAL C-3 & R-1
Single Family Residential

LAFAYETTE ST.
(Dedicated Public Street)

NOTE: This map does not purport to show all servitudes and/or right of ways which may affect this property.

NOTE: This property is situated within ZONE "C", as shown on the F.E.M.A. Flood Insurance Rate Map dated May 19, 1981. (Map No. 220220 0005 C)

APPROVED AND ACCEPTED THIS DATE: _____
BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION

BY: _____ FOR _____ APPROVAL

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS

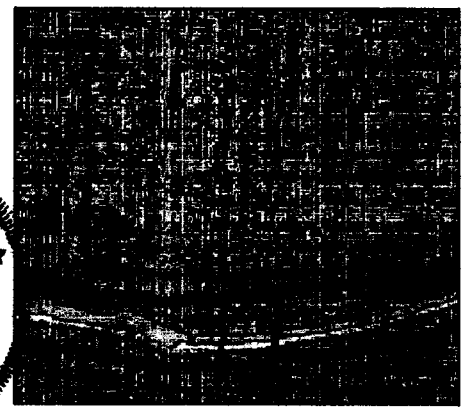
APPROVED: *Charles L. McDonald*

REG. P.L.S. No. 3402

- LEGEND**
- Indicates 3/4" Pipe Fd. Unless Noted
 - Indicates 1/2" Rod Set Unless Noted
 - ☁ Indicates Bush



WIDOW AND HEIRS OF L. H. JASTREMSKI,
or assigns



VICINITY MAP

NOTE: All title information shown hereon was provided by the client and there was no additional title research done by Charles L. McDonald, Land Surveyor, Inc.

**MAP SHOWING THE REDIVISION OF
LOT 1, BLOCK 3 OF
DAIGLE PLACE SUBDIVISION* LOCATED
IN SEC.'S 6, 7 & 98, T17S-R17E,
TERREBONNE PARISH, LOUISIANA**

SCALE: 1" = 30'

9 JUNE 2008
Revised 29 MAY 2009

CHARLES L. McDONALD
LAND SURVEYOR, INC.
HOUMA, LOUISIANA

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361

Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. _____ Raw Land
_____ Re-Subdivision
- B. _____ Mobile Home Park
- C. _____ Major Subdivision
_____ Conceptual
_____ Preliminary
_____ Engineering
_____ Final
- D. x Minor Subdivision

_____ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

1. Name of Subdivision: TRACTS "A" & "B", PROPERTY OF PATRICIA GOUNER GILBERT
PATRICIA GOUNER GILBERT 4532 N. BAYOU BLACK
2. Developer's Name & Address: DR., GIBSON, LA 70356
*Owner's Name & Address: SAME
[* All owners must be listed, attach additional sheet if necessary]
3. Name of Surveyor, Engineer, or Architect: KENETH L. REMBERT

SITE INFORMATION:

4. Physical Address: 4554 NORTH BAYOU BLACK DR.
5. Location by Section, Township, Range: SECTIONS 27 & 28, T17S-R16E
6. Purpose of Development: TENANT WANTS TO BUY PRESENT HOMESITE
7. Land Use:
 X Single-Family Residential
_____ Multi-Family Residential
_____ Commercial
_____ Industrial
8. Sewerage Type:
_____ Community
 X Individual Treatment
_____ Package Plant
_____ Other
9. Drainage:
_____ Curb & Gutter
 X Roadside Open Ditches
_____ Rear Lot Open Ditches
_____ Other
10. Date and Scale of Map: 5/7/09 SCALE: 1"=100'
11. Council District: 2 Williams / Bayou Black Fire Dist.
12. Number of Lots: 1 PLUS REMAINING PROPERTY
13. Filing Fees: \$167.00

I, KENETH L. REMBERT, certify this application including the attached date to be true and correct.

KENETH L. REMBERT

Print Applicant or Agent

5/29/09

Date

Keneth L. Rembert
Signature of Applicant or Agent

The undersigned certifies: *PK* 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or _____ 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority to each of the owners to submit and sign this Application on their behalf.

PATRICIA GOUNER GILBERT

Print Name

5/29/09

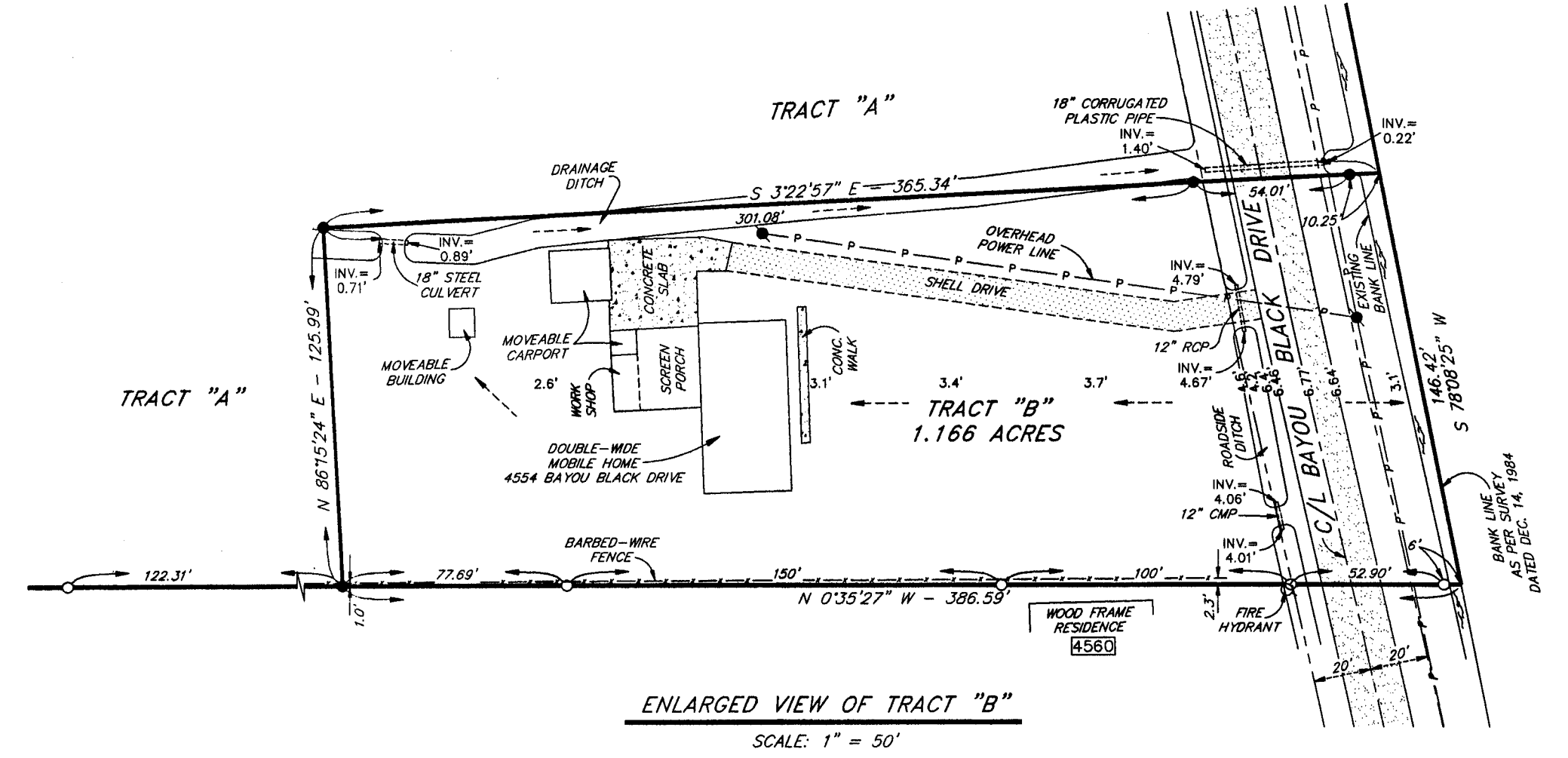
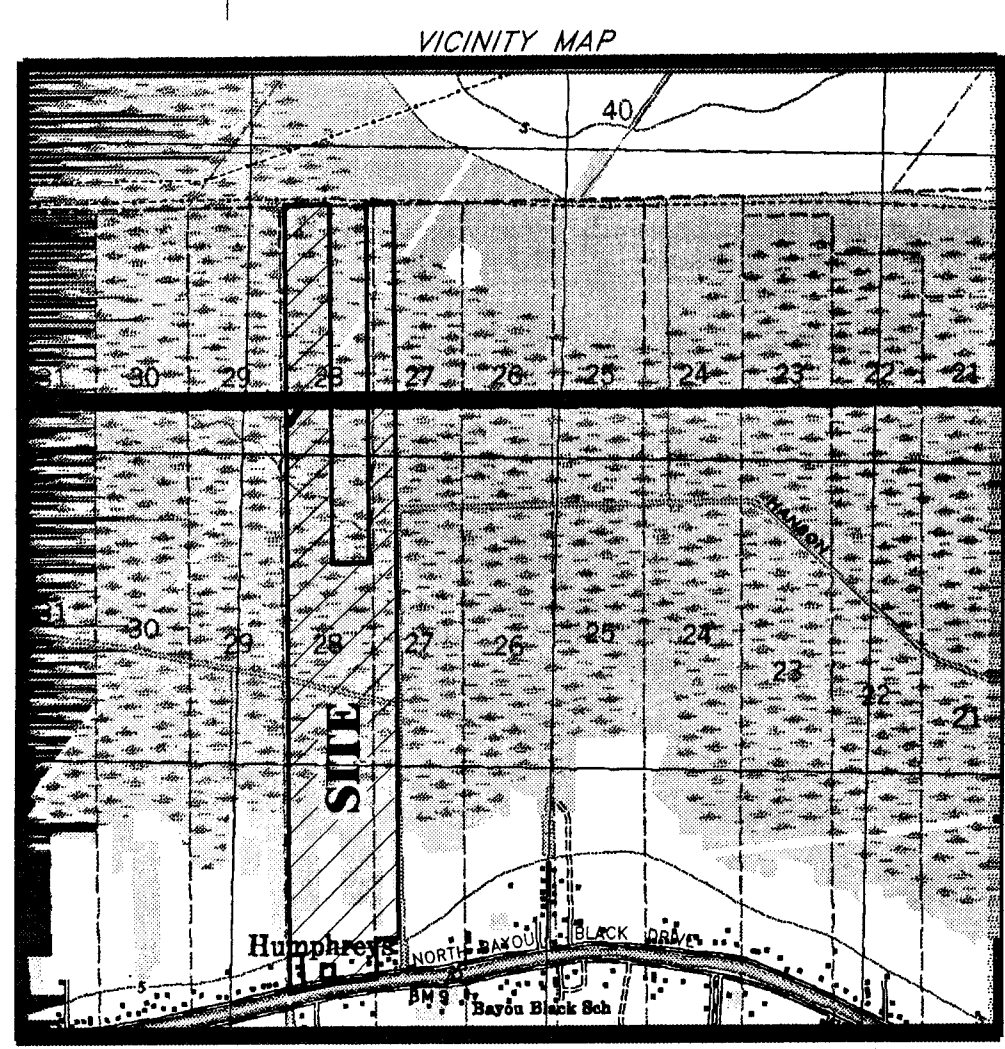
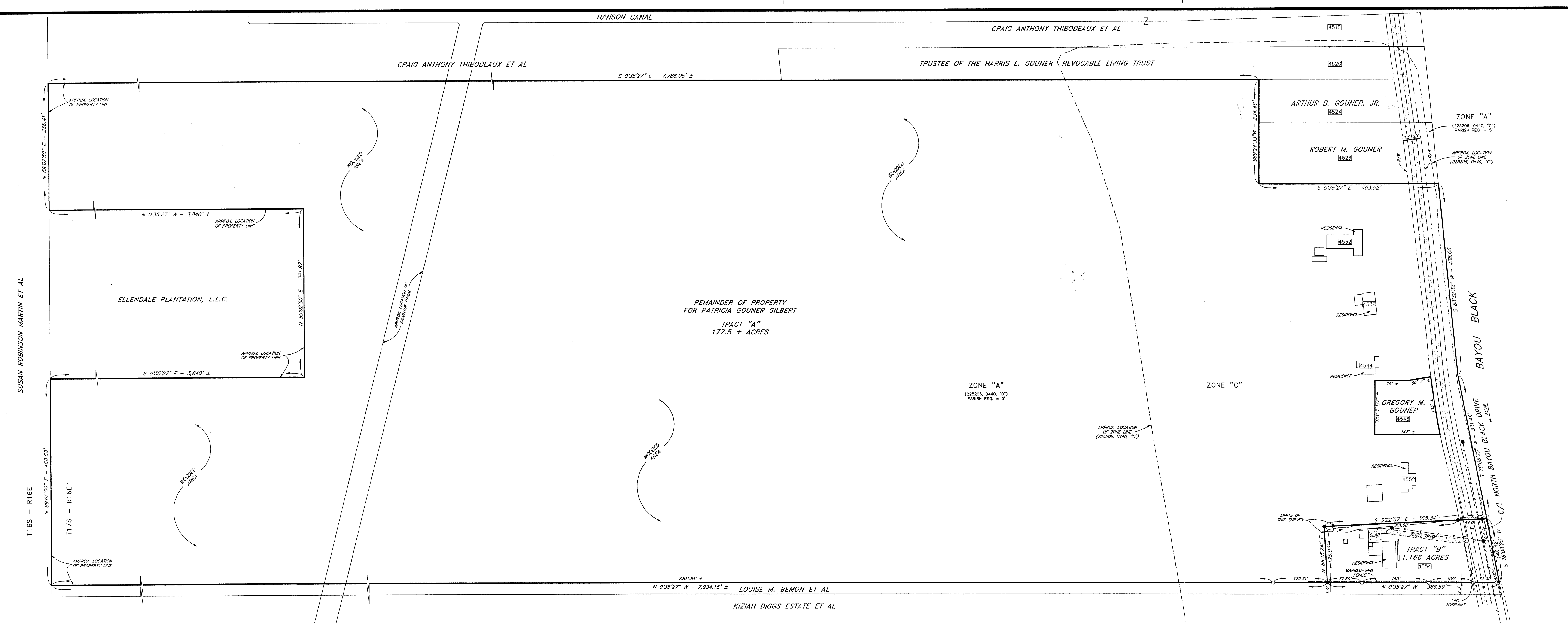
Date

Patricia Gouner Gilbert
Signature

PC09/ 6 - 4 - 39

Record # 40

PC/154



THIS MAP DOES NOT PURPORT TO SHOW ALL SERVICED, RIGHT-OF-WAYS, EASEMENTS OR OTHER PHYSICAL OBJECTS THAT MAY AFFECT THE TRACT SURVEYED.

THIS PROPERTY DRAINS TO ROADSIDE DITCH WHICH IS MAINTAINED BY TERREBONNE PARISH CONSOLIDATED GOVERNMENT, TO A DITCH IN THE REAR AND TO BAYOU BLACK WHICH NEEDS NO MAINTENANCE. THE OWNERS OF THESE TRACTS WILL PROVIDE AND PERPETUALLY MAINTAIN ALL DRAINAGE COURSES NECESSARY TO REACH THESE AREAS.

THIS SURVEY BASED ON MAP ENTITLED "SURVEY OF PROPERTY BELONGING TO H. L. GOUNER - LOCATED IN SEC. 27 & 28, T175-R16E, TERREBONNE PARISH, LOUISIANA" PREPARED BY T. BAKER SMITH & SON AND DATED DEC. 14, 1984 AND NO ADDITIONAL TITLE RESEARCH WAS MADE BY KENNETH L. REMBERT SURVEYORS. BEARINGS SHOWN HEREON ARE BASED ON SAID MAP.

FIELD WORK WAS PERFORMED ON APRIL 28, 2008, IN AN EFFORT TO REDUCE COST, SOME TOPOGRAPHY WAS TRACED FROM AERIAL PHOTOGRAPH.

THESE TRACTS ARE LOCATED IN ZONES "C" & "A" AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NO. 225206, PANEL NOS. 0420 & 0440, SUFFIX "C", AND DATED MAY 1, 1985. (ZONE "C" IS AN AREA OF MINIMAL FLOODING; ZONE "A" HAS A PARISH BASE FLOOD REQUIREMENT OF 5') F.E.M.A. 2006 ADVISORY PANEL NOS. LA-R9B & LA-S9B PLACES ALL OF THIS PROPERTY IN ZONE "A" WITH A BASE FLOOD REQUIREMENT OF 6'.

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

APPROVED AND ACCEPTED THIS DATE _____ BY THE HOUMA - TERREBONNE REGIONAL PLANNING COMMISSION

BY _____ FOR _____

- LEGEND:
- INDICATES 5/8" IRON ROD SET
 - INDICATES 3/4" IRON PIPE FOUND
 - EXISTING POWER POLE
 - EXISTING POWER POLE WITH LIGHT
 - ▲ EXISTING METER POLE
 - ⊙ EXISTING FIRE HYDRANT
 - 3.7' SPOT ELEVATION (BASED ON NAVD '88, 2006)
 - INDICATES DRAINAGE ARROWS
 - 4534 INDICATES MUNICIPAL ADDRESS

DEVELOPER: PATRICIA GOUNER GILBERT
 LAND USE: RESIDENTIAL

PLAN SHOWING TRACTS "A" & "B"
 A REDIVISION OF PROPERTY
 BELONGING TO PATRICIA GOUNER GILBERT
 LOCATED IN SECTIONS 27 & 28, T175-R16E,
 TERREBONNE PARISH, LOUISIANA
 MAY 7, 2009 SCALE: 1" = 100'

Kenneth L. Rembert
 KENNETH L. REMBERT, SURVEYOR
 635 SCHOOL ST., HOUMA, LA.



Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Ph. (985) 873-6793 - Fax (985) 580-8141

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. _____ Raw Land
_____ Re-Subdivision
- B. _____ Mobile Home Park
- C. _____ Major Subdivision
_____ Conceptual
_____ Preliminary
_____ Engineering
_____ Final
- D. X Minor Subdivision

_____ Variance(s) (detailed description):

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- REDIVISION OF TRACT "A", A PORTION OF TRACT 32 OF TERREBONNE*
- Name of Subdivision: PROJECT LA-12 INTO TRACTS A1, A2 & A3
 - Developer's Name & Address: DIANE BLANCHARD, P. O. BOX 110, SCHRIEVER, LA 70395
*Owner's Name & Address: DIANE BLANCHARD, P. O. BOX 110, SCHRIEVER, LA 70395
[* All owners must be listed, attach additional sheet if necessary]
 - Name of Surveyor, Engineer, or Architect: DAVID A. WAITZ ENGINEERING & SURVEYING, INC.

SITE INFORMATION:

- Physical Address: 415 BACK PROJECT ROAD, SCHRIEVER, LA 70395
- Location by Section, Township, Range: SECTION 84, T15S-R16E
- Purpose of Development: DIVISION OF PROPERTY FOR RESIDENTIAL USE
- Land Use:
 X Single-Family Residential
_____ Multi-Family Residential
_____ Commercial
_____ Industrial
- Sewerage Type:
_____ Community
 X Individual Treatment
_____ Package Plant
_____ Other
- Drainage:
 X Curb & Gutter
 X Roadside Open Ditches
_____ Rear Lot Open Ditches
_____ Other
- Date and Scale of Map: JUNE 1, 2009 1" = 50'
- Council District: COUNCIL DISTRICT NO. 6 Vaisin / Schriever
- Number of Lots: 3
- Filing Fees: \$167.00

I, DAVID A. WAITZ, AGENT, certify this application including the attached data to be true and correct.

DAVID A. WAITZ, AGENT

Print Applicant or Agent

6/1/09

Date

David Waitz
Signature of Applicant or Agent

The undersigned certifies: _____ 1) That he/she is the owner of the entire land included within the proposal, and concurs with the Application, or _____ 2) That he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

DIANE BLANCHARD

Print Name

Signature

Date

PC09/ 6 - 5 - 40

Record # 41

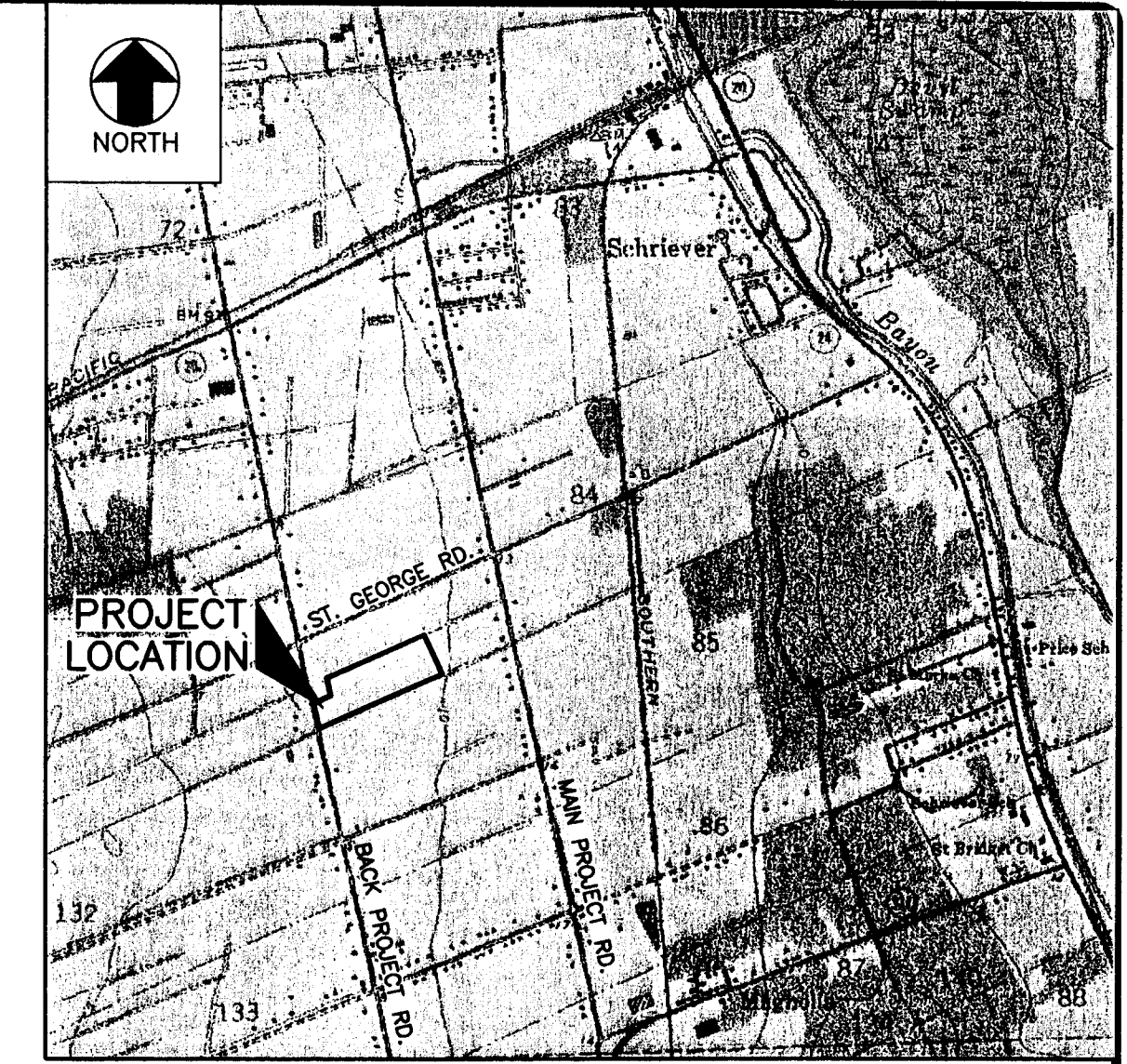
Revised 5/3

PC / F5

REFERENCE MAPS & BEARINGS:
 SURVEY OF TRACTS A-1, A-2, A-3, AND A-4
 A REDIVISION OF TRACT A
 A PORTION OF TRACT 32 OF TERREBONNE PROJECT LA-12
 LOCATED IN SECTION 84, T15S - R16E,
 TERREBONNE PARISH, LOUISIANA DATED: MARCH 10, 2009
 PREPARED BY: KENNETH L. REMBERT

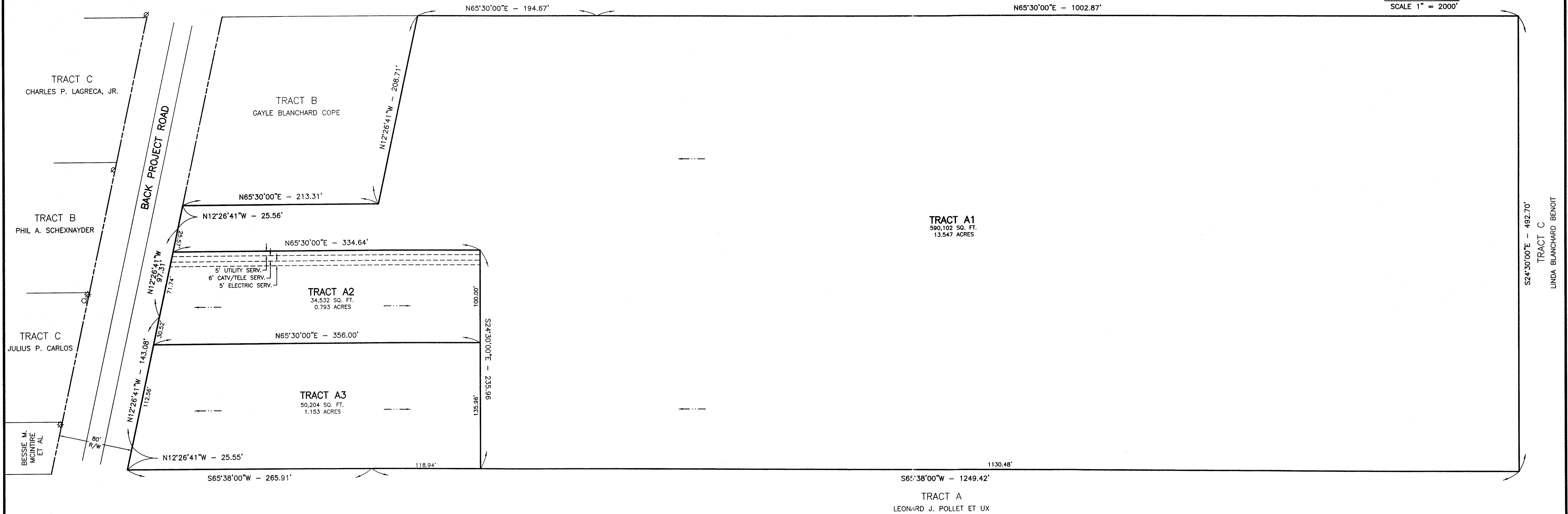
LEGEND

- FOUND PROPERTY MARKER ○
- SET 3/4" I.R. ●
- EXISTING WATER LINE — W —
- EXISTING GAS LINE — G —
- EXISTING SEWER LINE — S —
- EXISTING OVERHEAD POWER LINE — E —
- EXISTING TELEPHONE LINE — T —
- EXISTING FENCE — X —
- EXISTING POWER POLE W/ LIGHT ⚡
- EXISTING POWER POLE ⚡
- EXISTING ANCHOR →
- EXISTING TELEPHONE PEDESTAL ⊞
- EXISTING WATER VALVE ⊕WV
- EXISTING FIRE HYDRANT ⊕
- EXISTING WATER METER ⊕WM
- EXISTING GAS VALVE ⊕GV
- EXISTING GAS METER ⊕GM
- EXISTING SEWER MANHOLE ⊕
- EXISTING CATCH BASIN WITH SUBSURFACE DRAINAGE — — —



VICINITY MAP
 SCALE 1" = 2000'

RUBY ROGEF RICHARD ET AL



FEMA FLOOD ZONE AND HAZARDS
 THESE LOTS ARE LOCATED IN ZONE C. (ZONE C = NO B.F.E.)
 FEMA MAP COMMUNITY PANEL NUMBER 225208 0415 C, DATED: MAY 1, 1985
 TERREBONNE PARISH ADVISORY BASE FLOOD ELEVATION MAP #: LA-V99
 DATED: FEBRUARY 23, 2006; (A.B.F.E. = NO CHANGE)

NOTES:
 - THE ABOVE LOTS WILL HAVE INDIVIDUAL SEWER TREATMENT PLANTS.

NOTE: FOR AREAS OUTSIDE THE ABFE LIMITS, PLEASE REFER TO THE COMMUNITY'S EFFECTIVE FIRM FOR ADDITIONAL FLOOD HAZARD INFORMATION, WHERE APPLICABLE

CERTIFICATIONS
 THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL, THAT THE SURVEY WAS DONE ON THE GROUND AND WAS DONE IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS AS SET FORTH BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THAT THE ACCURACY SPECIFICATION AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH CLASS "C" SURVEYS INDICATED IN THE ABOVE STANDARDS.

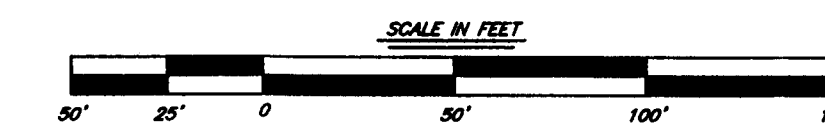
I ALSO CERTIFY THERE ARE NO UNLAWFUL PROPERTY LINES EXCEPT AS SHOWN

NOTE:
 THIS PLAT DOES NOT PURPORT TO SHOW ALL EASEMENTS, SERVITUDES AND/OR RIGHTS-OF-WAY THAT MAY OR MAY NOT EXIST ON THIS PROPERTY. THIS PLAT DOES NOT PURPORT TO SHOW ALL UNDERGROUND UTILITIES AND/OR PIPELINES THAT MAY OR MAY NOT EXIST ON THIS PROPERTY. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A COMPLETE ABSTRACT AND TITLE OPINION.

APPROVE AND ACCEPTED THIS DATE _____ BY THE HOUMA TERREBONNE REGIONAL PLANNING COMMISSION.

APPROVED BY: _____
 FOR: _____

APPROVALS
 OWNER _____ DATE _____



DATE	DESCRIPTION	BY

REDIVISION OF TRACT A; A PORTION OF TRACT 32 OF TERREBONNE PROJECT LA-12 INTO TRACTS A1, A2, AND A3 BELONGING TO DIANE BLANCHARD LOCATED IN SECTION 84, T15S - R16E TERREBONNE PARISH, LOUISIANA

DAVID A. WAITZ
 ENGINEERING AND SURVEYING, INC.
 Civil Engineers & Professional Land Surveyors
 Thibodaux, Louisiana

DESIGNED: DAW	DETAILED: JED	TRACED:
CHECKED: DAW	CHECKED: DAW	CHECKED:
DATED: JUNE 1, 2009		FILE: F:\DWG\2009\09-103\PLAT.DWG
JOB NO: 09-103		

APPROVED: **PRELIMINARY COPY**
 David A. Waitz Reg. No. 4744

Becky Becnel

From: Terral Martin [terral@gulf-south.com]
Sent: Thursday, June 11, 2009 3:44 PM
To: 'Becky Becnel'
Subject: RE: Burnette Place Subdivision

Just pull completely. We probably will modify layout.

Terral J. Martin Jr., L.S.I.T.
Manager, Survey Department
GSE Associates, Inc.
991 Grand Caillou Road
Houma, LA 70363
Phone: 985-876-6380
Fax: 985-876-0621

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From: Becky Becnel [mailto:bbecnel@tpcg.org]
Sent: Thursday, June 11, 2009 2:23 PM
To: 'Terral Martin'
Subject: RE: Burnette Place Subdivision

Are you requesting it be tabled until the July 16, 2009 meeting or pulled completely?

Becky M. Becnel, Minute Clerk
T.P.C.G. - Department of Planning & Zoning
Houma-Terrebonne Regional Planning Commission
(985) 873-6793 ~ Fax (985) 580-8141
bbecnel@tpcg.org ~ www.tpcg.org

This email is intended for the recipient only.
If you are not the intended recipient please disregard,
and do not use the information for any purpose.

-----Original Message-----

From: Terral Martin [mailto:terral@gulf-south.com]
Sent: Tuesday, June 09, 2009 3:59 PM
To: 'Becky Becnel'
Subject: Burnette Place Subdivision

Becky,

We need to pull Burnette Place Subdivision from the June 18th Planning Commission meeting.

Thanks,

Terral

Terral J. Martin Jr., L.S.I.T.
Manager, Survey Department
GSE Associates, Inc.
991 Grand Caillou Road
Houma, LA 70363
Phone: 985-876-6380
Fax: 985-876-0621

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PC / F6