

MINUTES OF THE REGULAR MEETING OF THE MAYOR AND CITY COUNCIL OF THE CITY OF YOUNGSVILLE, LOUISIANA HELD ON THURSDAY, JUNE 9, 2016 AT 6:00 PM AT YOUNGSVILLE CITY HALL

PRESENT: Mayor Ken Ritter & Councilmembers: Jamison Abshire (Division A), Lauren Michel (Division B), Matt Romero (Division C), Kenneth Stansbury (Division D), Dianne McClelland (Division E)

ABSENT: None

STAFF: Sally M. Angers (City Clerk), Simone Champagne (CAO), Ashley Sexton (City Treasurer), Tim Robichaux (Sports Complex Director), Charles Langlinais (Public Works Director); Rickey Boudreaux (Police Chief), Pamela Gonzales Granger (City Engineer),

SIGNED IN GUESTS: Gary P. Williams, Wade Choate, William Poskes, John M. Trahan, Gertrude Boudreaux, Frances Hicks, Donald Simon, Galen & Marietta LaBauve, Jared Bienvenu, Laura Romero, Megan Segura, Doyle Copell, Chandler Staples, Darrell Gully

Mayor Ritter called upon Pastor Caleb Clotiaux, Living Faith Church, to do the invocation and Cullen Fike to lead the Pledge of Allegiance.

Councilman Romero requested that Item No. 12 Staff Reports be moved up to be heard after the Finance Report. There was no objection from the Mayor or Council.

RECOGNITIONS

AGENDA ITEM 1. Judge Jimmy Genovese announced his candidacy for Louisiana Supreme Court District 3 Seat. The election to be held on November 8, 2016.

AGENDA ITEM 2. Recognize Youngsville Sports Complex Staff for the success of the Inaugural Recreation Program. Councilman Jamison Abshire introduced and recognized Director Tim Robichaux, Assistant Director Andre Boudreaux, Program Assistants Lauren Houston & Ryan Roger and the field staff at the Sports Complex for their role in making the inaugural Recreation Program a huge success.

AGENDA ITEM 3. Recognition of Mayor Ken Ritter and Mr. John C. Broussard for their donation to the Choices Program at Youngsville Middle. Councilman Stansbury explained the benefits of the Choices Program to the students and stated that the success at Youngsville Middle is because of the two (2) contributions received from Mayor Ken Ritter and Mr. John C. Broussard. He said it is because of their contributions and the volunteers that they were able to have this program. Mr. Stansbury then played a video of Mr. Leo Muller, CEO for Choices Education Group out of Seattle, Washington, giving a special thank you to Mayor Ritter and Mr. John C. Broussard.

MINUTES AND FINANCE REPORT

AGENDA ITEM 2. Acceptance of Council Meeting Minutes of May 12 and May 25, 2016. A motion was offered by Mr. Romero, seconded by Ms. McClelland, to accept the minutes of the meeting of May 12, 2016, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

A motion was offered by Ms. McClelland, seconded by Ms. Michel, to accept the minutes of the meeting of May 25, 2016, and the vote was as follows:

YEAS: Abshire, Michel, Stansbury, McClelland

NAYS: None

ABSENT: None

ABSTAIN: Romero

Motion was approved.

Mr. Romero asked that it be noted that he was absent from the May 25th meeting due to work.

AGENDA ITEM 3. Approval of finance report for May, 2016. A motion was offered by Ms. McClelland, seconded by Ms. Michel, to approve the finance report for May, 2016, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

AGENDA ITEM 12. Staff Reports

Assistant Fire Chief Byron Knott gave an update on the Fire Department as follows:

- Engine 63 is back in service.
- Department awarded an AFG Grant in the amount of \$76,905 for firefighting equipment
- Loan ready to be finalized for the new Fire Engine.
- New Fire Station: close to reducing cost to \$1 million mark
- Contract for hydrants has been awarded

Sports Complex – Director Tim Robichaux provided a written update to the Council of activities at the complex and there were no questions from the Council.

Engineering Report

- Savoy Road/Chemin Metairie Intersection Improvements will begin shortly. Vehicles traversing on Savoy adjacent to the Sports Complex heading toward Chemin Metairie will have to turn right. They will not be able to go straight across Chemin Metairie or turn left. Barriers will be installed and striping will take place.
- Hwy 92/N. Larriviere – Study is complete and the intersection has met the criteria to be added to the MPO plan to received funding for a roundabout. Currently waiting on the paperwork to hear when that will happen.
- Nezpique Bridge –Funding will be put in the budget for a new bridge while other avenues are being pursued to pursue the 10' easement where the temporary road is which would be a huge cost saving and much quicker and easier.
- Sidewalks: Avenue A – Iberia Street – Grant funding applications are due on July 1st. Projects have been engineered. Mayor Ritter stated that this was going to be a General Fund project before \$800,000 had to be utilized for the Recreation Facility Parking because State Capital Outlay Funding was pulled. He stated that he will put sidewalk funding in the budget if the Council chose or wait to see if grant funding becomes available. It was the consensus of the Council to wait.

OTHER BUSINESS

AGENDA ITEM 6. Bid Award for Détente Road Improvements Project. A motion was offered by Ms. McClelland, seconded by Mr. Romero, to award the bid for the Détente Road Improvements Project to the lowest responsible bidder Glenn Lege Construction, Inc. in the amount of \$492,739.50 all as recommended by Royal Engineering in a letter dated June 8, 2016, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

Prior to the vote on the motion, Ms. Granger stated that the original estimate was \$565,845 and this project does include the turning lane improvements at the intersection at the intersection of Détente and Chemin Metairie.

AGENDA ITEM 7. Mr. Billy Parker, Catherine Development, LLC – Request a one year extension to the Preliminary Plat Approval for Pecan Park Subdivision which was approved by the Council on June 11, 2015. A motion was offered by Ms. McClelland, seconded by Ms. Stansbury, to grant the one year preliminary plat approval extension for Pecan Park Subdivision with the condition that the Council reserves the right to require the developer to comply with any new changes to the city ordinances or fee schedule that are in effect prior to final plat approval, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

Prior to the motion, Mallory Comeaux with Comeaux Engineering representing the developer, stated that the ordinance reads that an extension can be requested due to extenuating circumstances and the developer Mr. Billy Parker believes that the state of the economy warrants the extension.

AGENDA ITEM 8. Mr. Doyle Copell – Request variance to Youngsville Land Use Ordinance No. 357.1-2013, Section 5, Paragraph C – reduction to 50’ greenbelt variance at 2800 East Milton Ave.

Mr. Doyle Copell stated that he is requesting the greenbelt variances to be able to construct a sports bar at similar to the one he has in New Iberia called Bourbon Hall and will need the variances in order to have enough property to do it.

Mr. Chandler Staples, engineer for Mr. Copell, stated in a letter dated May 30, 2016 that was presented to the Mayor and Council that he owns a 52’ x 3013’ lot located at 2800 E. Milton Avenue with existing General Business to the east and south and existing residential to the west. The business that he is wanting to open is a bar and would have a Conflict Level of 5 according to the City’s land use ordinance. Mr. Staples said that Mr. Copell is requesting from the 50’ greenbelt requirement on the residential side and the 15’ greenbelt variance on the Metairie Centre side. Mr. Staples also presented a letter from Mr. & Mrs. David Hebert, who own the residential property adjacent to Mr. Copell, indicating that they have no objection to the 50’ buffer or to the requirement for a fence.

Mr. Eric Rosen, owner of Metairie Center, objected to the granting of the 15’ variance adjacent to his property. He said that he has not had a chance to study what is being proposed or what the impact will be. Mr. Rosen stated that if the Council wants consistency and good development in the community they cannot continue to just grant variances and let greenbelts go. Mr. Rosen suggested that the Council take no action on the Metairie Centre side and let him work something out with Mr. Copell.

After much discussion, a motion was offered by Mr. Romero, seconded by Ms. Michel, to grant a variance to Land Use Ordinance No. 357.1-2013, at 2800 East Milton Ave. allowing for the reduction of the 50’ greenbelt variance to 5’ on the residential western property line and still require fencing or a similar approved barrier, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

A motion was offered by Mr. Romero, seconded by Ms. Michel, to grant variance to Youngsville Land Use Ordinance No. 357.1-2013, at 2800 East Milton Ave. allowing for the reduction of the 15' greenbelt buffer to 5' on the eastern property line, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

AGENDA ITEM 9. Mr. Wade Choate, O'Reilly Auto Parts – Request variance to Sign Ordinance 280.6 to allow for an increase in sign size from 55.70 sq. ft. to 71.12 sq. ft. at 3014 W. Milton Avenue. A motion was offered by Ms. McClelland, seconded by Mr. Abshire, to deny O'Reilly Auto Parts variance request to Sign Ordinance 280.6 to allow for a sign size increase from 55.70 sq. ft. to 71.12 sq. ft. at 3014 W. Milton Avenue, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

AGENDA ITEM 10. Approval of The Daily Advertiser as the Official Journal for the City of Youngsville, for the period of July 1, 2016 thru June 30, 2017. A motion was offered by Mr. Stansbury, seconded by Mr. Romero, to approve the Daily Advertiser as the Official Journal for the City of Youngsville for the period of July 1, 2016 thru June 30, 2017, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

AGENDA ITEM 11. Discuss the creation of a Recreation Advisory Board. Mayor Ritter stated that there has been discussion as to whether the City should look into transitioning from the current Recreation Advisory Committee to be an appointed one. He said this would not be to create another layer of bureaucracy but a board or committee that would be of help and assistance to the Director and the staff and allow for the citizens to get involved and be ambassadors for the Complex.

Councilman Stansbury suggested that the Mayor and Council have a say in appointing members and the terms be staggered.

Councilman Abshire stated that this Board/Committee would ensure sustainability for the Sports Complex. He also said that he knows many within and outside the City limits that would be willing to serve.

Councilman Romero stated that no Councilmember should be a voting member on the committee.

Mayor Ritter stated that he agrees with Mr. Abshire about residency requirements because if there is a key player who can make something successful and he lives a couple of blocks down Savoy Road right outside the city limits he would not want to exclude him/her from participating on the board, especially since their children can participate in the programs.

Director Tim Robichaux stated that the key to a successful advisory committee would be to appoint the right people that will keep things going in the right direction and not put more burden on the staff.

Mayor Ritter asked that Councilman Stansbury work with City Clerk Sally Angers on the wording for the resolution.

ORDINANCE FOR INTRODUCTION

AGENDA ITEM 13. ORDINANCE NO. 384-2016 - An ordinance of the City of Youngsville, Louisiana regarding the placing, location, and minimum standards of Recreational Vehicle Parks to be located within the corporate limits of the City of Youngsville.

The following changes were recommended to the introductory ordinance and there were no objections:

- DEFINITION: Proximity Zone. The distance from the property line of the RV Park to any residential development on the same side of the road.
- Delete “or month” in Recreational Vehicle Park or RV Park definition on Page 2
- Section 4.2: NOTICES, HEARINGS AND ORDERS (b) Appeal of notice. On line 3 change “ten (10 days)” to “three (3) business days”.
- Section 5.1: LOCATION AND FENCING (b): add on the 3rd line after the word waived “by variance approved by the City Council” and on the 5th line add the word “mature” before trees.
- Section 5.1: LOCATION AND FENCING Add (c) In addition to the requirements in the Land Use Ordinance No. 357.1-2013, the RV Park property line shall have a 150’ proximity zone.
- Section 5.2: SIZE AND DENSITY: change on the 1st line the minimum size from “two (2) acres” to “four (4) acres”.
- Section 5.4: STREET ACCESS; STREET LIGHTING (a) add after “adequate curb radius.” “Developer shall be required to demonstrate RV turning movements with “Autoturn” program and shall be required to demonstrate RVs can turn out of the park without encroaching into oncoming traffic lane. Developer shall be required to construct any improvements to the City streets and connecting drainage systems necessary for the safe turning on to City streets without encroachment to oncoming traffic lanes. The internal roadways of the RV park...”
- Section 11.3: REGISTRATION OF GUESTS: Add the verbiage: “RV Owner/Manager must keep a writer registration log, which shall be made available for review or designee and shall contain the following information:”
- Section 11.4: Add the word “ANIMALS” before the word “INSECTS” in the title and add (b) “Animals are not allowed to run at large”.
- Section 12: Permanent Occupancy Prohibited: in the 4th line, change “period of forty-eight hours” to “period of ninety-six (96) hours”

City Engineer Pamela Granger was asked about the permitting process when subdividing of property is not an issue and she replied as follows:

- Submit preliminary plans, drainage study and all the required reports that are in the development guide for review and pay the fee.
- Information would be reviewed for conformance with City ordinances and returned with any revisions that need to be met if any.
- Applicant would re-submit a set of plans with any revisions.

Mayor Ritter stated that the Council has a choice to either adopt an ordinance to regulate RV parks, adopt an ordinance to not allow RV parks within the City Limits of Youngsville or do nothing and let the Land Use ordinance regulate.

Persons speaking in opposition to RV Parks in the City Limits: Francis Hicks, Tara Gaspard, Drew Barras
Persons speaking in favor of RV Parks: Gary Williams, John Trahan, Tia Trahan

A motion was offered by Ms. McClelland, seconded by Mr. Abshire, to introduce Ordinance No. 384-2016 an ordinance of the City of Youngsville, Louisiana regarding the placing, location, and minimum standards of Recreational Vehicle Parks to be located within the corporate limits of the City of Youngsville, and the vote was as follows:

YEAS: Abshire, Michel, Stansbury, McClelland

NAYS: Romero

ABSENT: None

Motion was approved.

A motion was offered by Mr. Romero, seconded by Ms. Michel, to expand the agenda to consider a moratorium on the permitting of RV Parks, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury

NAYS: McClelland

ABSENT: None

Motion failed due to an expansion of the agenda has to be a unanimous vote.

A very lengthy discussion took place on Agenda Item 13 which can be heard on the meeting tape.

AGENDA ITEM 14. ORDINANCE NO. 388-2016 – An ordinance amending the annual operating budget of revenues and expenditures for the City of Youngsville, Louisiana for Fiscal Year 2015-2016. A motion was offered by Ms. McClelland, seconded by Mr. Stansbury, to introduce Ordinance No. 388-2016 an ordinance amending the annual operating budget of revenues and expenditures for the City of Youngsville, Louisiana for Fiscal Year 2015-2016, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

AGENDA ITEM 15. ORDINANCE NO. 389-2016 – An ordinance adopting the annual operating budget of revenues and expenditures for the City of Youngsville, Louisiana for Fiscal Year 2016-2017. A motion was offered by Mr. Romero, seconded by Ms. Michel, to introduce Ordinance NO. 389-2016 an ordinance adopting the annual operating budget of revenues and expenditures for the City of Youngsville, Louisiana for Fiscal Year 2016-2017, and the vote was as follows:

YEAS: Abshire, Michel, Romero, Stansbury, McClelland

NAYS: None

ABSENT: None

Motion was approved.

Mayor Ritter stated that the public hearing and the Special Meeting for budget adoption will be held on Monday, June 27, 2016 at 6:00 pm.

AGENDA ITEM 16. **MAYOR & COUNCIL ANNOUNCEMENTS**

- Council on Aging Senior Exercise Classes at the Recreation Center. Councilwoman McClelland announced that she is instructing the Council on Aging Exercise Class at the Sports Complex for Seniors 55 or older on Mondays at 10:00 am. The theme of the class is “Keeping Youngsville Young and Fun” and she invited everyone to come and join her for some fun and exercise and the class is free.
- Councilman Romero announced that the next Movie in the Park is set for Saturday, August 13, 2016. Opens at 6:30 with the movie starting at dusk and the movie is Zootopia. He said they are trying to get face painting and some other fun things for the kids and it will be a Back to School event.

ADJOURNMENT

There being no further business to come before the Council, a motion to adjourn was offered by Ms. McClelland, seconded by Ms. Michel, and unanimously adopted.

/s/ Ken Ritter
Ken Ritter, Mayor

/s/ Sally M. Angers
Sally M. Angers, City Clerk