

PUBLIC HEARING OF THE TANGIPAHOA PARISH COUNCIL ON MAY 13, 2024, AT 5:30 P.M. AT THE TANGIPAHOA PARISH GORDON A BURGESS GOVERNMENTAL BUILDING, 206 EAST MULBERRY STREET, AMITE, LOUISIANA Mr. Vial, Chair made it known a public hearing was being held on the following:

T.P. Ordinance No. 24-14, T.P. Ordinance No. 24-15, T.P. Ordinance No. 24-16 - no one from the public asked to speak on these matters

MINUTES OF THE TANGIPAHOA PARISH COUNCIL
MAY 13, 2024 MEETING

The Tangipahoa Parish Council met on the 13th day of May 2024 in Regular Session and was called to order by Mr. David Vial, Chairman following the public hearing at 5:30pm. The Chair asked that all cell phones be muted or turned off.

The Invocation was given by Councilwoman Hyde and the Pledge of Allegiance was led by Councilman Wells.

The following members were PRESENT: Darrell Sinagra, John Ingraffia, Louis Joseph, Joseph Havis, Buddy Ridgel, Joey Mayeaux, Lionell Wells, David Vial, Brigitte Hyde, Strader Cieutat

ADOPTION OF MINUTES Motion by Mrs. Hyde, seconded by Mr. Wells to adopt the minutes for regular meeting dated April 22, 2024. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat

PUBLIC INPUT - No one from the public asked to speak.

PARISH PRESIDENT'S REPORT

Mr. Joe Thomas, CAO, presented the parish president's report on behalf of Mr. Miller.

1. APPROVAL OF BID(S) – Motion by Mr. Ingraffia, seconded by Mr. Mayeaux to approve the low bid by Kool Tech in the amount of \$8000.00 each / \$16,000.00 total for Two (2) Convection Oven B-Series Gas for Jail Kitchen. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
2. APPROVAL OF BID(S) – Mr. Thomas made it known the lowest bidder did not meet the required specs therefore the bid would go to the second lowest bidder, Alack. Motion by Mr. Ridgel, seconded by Mr. Wells to approve the second lowest bid by Alack in the amount of \$43,777.00 for One (1) Tilting Floor Kettle Gas Model DH-20/40/60C/A/C2T for Jail Kitchen. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
3. APPROVAL OF CHANGE ORDER #1 – Mr. Thomas made it known there was more damage to the electrical than anticipated once the contractor started work therefore requiring the change order. Motion by Mr. Havis, seconded by Mr. Ingraffia to approve Change Order #1 for installation of Electrical at the Region 9 Distribution Warehouse for an increase of \$38,637.00. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
4. APPROVE TO PIGGYBACK OFF ASCENSION PARISH CONTRACT – Motion by Mr. Wells, seconded by Mr. Havis to approve to piggy back off Ascension Parish contract for Motorola Catalog Equipment for the LWIN Tower Project. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat

REGULAR BUSINESS

5. NOTIFICATION OF INDEBTEDNESS for Recreation District No. 3 - Jim Ryan made it known this is a notice to refinance the bonds for a lower interest rate. No action required at this time.
6. NOTIFICATION OF INDEBTEDNESS for Tangipahoa Water District - Jim Ryan made it known this is a notice to borrow money for the rehabilitation of Eastern Heights Water System they are acquiring. The rehabilitation will cost approximately \$8.5 million. No action is required at this time.

ADOPTION OF ORDINANCES

7. ADOPTION of T.P. Ordinance No. 24-14 - An Ordinance of the Tangipahoa Parish Council-President Government approving an ad valorem tax exemption of up to \$2,500 of the assessed valuation of property receiving Homestead Exemption that is owned and occupied by a qualified First Responder pursuant to Article VII, Section 21(O) of the Louisiana Constitution. - The following ordinance which was previously introduced in written form required for adoption at a regular meeting of the Tangipahoa Parish Council on April 22, 2024, a summary thereof having been published in the Official Journal together with a notice of public hearing, which was held in accordance with said public notice, was brought up for final passage on May 13, 2024. Motion by Mr. Joseph, seconded by Mrs. Hyde to adopt T.P. Ordinance No. 24-14. Roll call vote as follows: YEA: Sinagra, Ingraffia, Joseph, Havis, Ridgel, Mayeaux, Wells, Vial, Hyde, Cieutat

T. P. Ordinance No. 24-14

AN ORDINANCE OF THE TANGIPAHOA PARISH COUNCIL-PRESIDENT GOVERNMENT APPROVING AN AD VALOREM TAX EXEMPTION OF UP TO \$2,500 OF THE ASSESSED VALUATION OF PROPERTY RECEIVING HOMESTEAD EXEMPTION THAT IS OWNED AND OCCUPIED BY A QUALIFIED FIRST RESPONDER PURSUANT TO ARTICLE VII, SECTION 21(O) OF THE LOUISIANA CONSTITUTION

WHEREAS, in its 2023 Regular Session, the Louisiana Legislature passed Act No.179 which proposed an amendment to the Louisiana Constitution to authorize the local governing authority of a parish to provide an ad valorem tax exemption for qualified first responders (as defined therein); and

WHEREAS, the electors of the State of Louisiana at the statewide election held on November 18, 2023, approved the proposed constitutional amendment which added Article VII, Section 21(O); and

WHEREAS, Article VII, Section 21(O)(3) provides that the ad valorem tax exemption for qualified first responders “shall only apply in a parish if it is approved by the parish governing authority;” and

NOW THEREFORE BE IT ORDAINED, the Tangipahoa Parish Council-President Government, as the governing authority for the Parish of Tangipahoa, does hereby approve and make applicable in the Parish of Tangipahoa an ad valorem tax exemption of up to \$2,500 (two thousand five hundred dollars) of the assessed valuation of property receiving the homestead exemption that is owned and occupied by a qualified first responder pursuant to Article VII, Section 21(O) of the Louisiana Constitution.

BE IT FURTHER ORDAINED that this ordinance shall become effective immediately upon signature of the Parish President and all previous ordinances in conflict with said ordinance are hereby repealed.

This ordinance, having been submitted in writing, having been introduced at a public meeting of the Tangipahoa Parish Council, discussed at a public hearing of said council and was submitted to an official vote of the Tangipahoa Parish Council.

8. ADOPTION of T.P. Ordinance No. 24-15 - An Ordinance to grant a variance to Section 36-90-Minor Subdivision Standards, (A)(4)(B)(III) - 5 acre parcels for C&S Properties, LLC, Assessment #6091741 in District 2 - The following ordinance which was previously introduced in written form required for adoption at a regular meeting of the Tangipahoa Parish Council on April 22, 2024, a summary thereof having been published in the Official Journal together with a notice of public hearing, which was held in accordance with said public notice, was brought up for final passage on May 13, 2024. Motion by Mr. Ingraffia, seconded by Mr. Joseph to adopt T.P. Ordinance No. 24-15. Roll call vote as follows: YEA: Sinagra, Ingraffia, Joseph, Havis, Ridgel, Mayeaux, Wells, Vial, Hyde, Cieutat

T. P. Ordinance No. 24-15

AN ORDINANCE TO GRANT A VARIANCE TO SECTION 36-90-MINOR SUBDIVISION STANDARDS, (A)(4)(B)(III)-5 ACRE PARCELS FOR C&S PROPERTIES, LLC, ASSESSMENT #6091741 IN DISTRICT 2 WHEREAS, C&S Properties, LLC is requesting a variance to divide 27.646 acres in 5 lots of record CS-1 (3.930acres); CS-2 (5.000acres); CS-3 (5.000acres); CS-4 (6.858acres); CS-5 (6.858acres) located in Section 38 of T4S-R8E, Assessment #6091741; and WHEREAS, C&S Properties, LLC, owns 27.646 acres with two existing family dwellings with road frontage to each dwelling and with the current location of the dwellings the division of property creates a U shaped division for 3 lots (*as per drawing dated February 21, 2024 by Kyle Sharp*) with CS-1 to be 3.930 acres for a shortage of 1.07 acres of the required 5 acres; and WHEREAS, the Tangipahoa Parish Code of Ordinances read in Chapter 36 Planning and Development, Article IV Standards for Subdivision of Property, Section 36-90 Minor subdivision standards (a) General standards for minor subdivisions pertaining to the division and partition of property, (4) *Residential minor partitions*. A minimum 60-foot width must be provided for any new right-of-way or private road for road access, drainage, utilities and sewage. This must be provided for any new lots not fronting on an existing publicly-maintained road, or existing private road. Lots may be allowed on existing publicly maintained roadways or on existing private recorded with the 911 office prior to the date of the adoption of the ordinance (January 23, 2023) from which this chapter is derived, provided each type meets the minimum infrastructure requirements. Future divisions proposed within 10 years of original approval must follow all major subdivision regulations including planning commission approval. (b) *Mini partitions fronting on a private road*. A private road can be existing with a minimum of 60 foot width in accordance with Chapter 42 and Appendix C. The road must be recognized by 911 and public works. A 20 foot wide easement dedicated for sewer leading to a publicly maintained waterway shall be required to be identified on an existing private road. These proposed subdivisions as defined in this subsection shall meet the standards of section 36-89(d), subsection (a) of this section. The survey must include a note saying, "After this property division, no further division is allowed within 10 years or until the private road is upgraded to parish construction standards." Roads in this type of partition may be paved or gravel surfaced. Prospective owners must be advised of public service restrictions as stated in section 36-89(d). Previous Planning Department approved divisions of property must have lapsed 10 years from approval date to allow any future divisions. (iii) A tract of land consisting of twenty (20) to thirty-five (35) acres and fronting on a private road may be subdivided into no more than seven (7) parcels of at least (5) acres with each parcel having a minimum of 250 feet of frontage on least (5) acres with each parcel having a minimum of 250 feet of frontage on the private road.; and WHEREAS, on April 9, 2024, the Planning Commission voted to recommend approval of the variance request by C&S Properties, LLC, to allow for the creation of 5 lots located in Section 38 of T4S-R8E, Assessment #6091741 with CS-1 being 3.930 acres due to the position of the house and the lot frontage being on the north side of the property, the new driveway access will cause a shortage of required lot size for the adjacent lot; and THEREFORE BE IT ORDAINED by the Tangipahoa Parish Council-President Government, governing authority of Tangipahoa Parish, State of Louisiana, that a variance to the section of the Tangipahoa Parish Code of Ordinances, Parish of Tangipahoa, State of Louisiana, be granted to C&S Properties, LLC to allow for the creation of 5 lots of record located in Section 38 of T4S-R8E, Assessment #6091741 with CS-1 being 3.930 acres, once all other requirements have been satisfied;

This ordinance having been submitted in writing, having been introduced at a public meeting of the Tangipahoa Parish Council, discussed at a public hearing of said council and was submitted to an official vote of the Tangipahoa Parish Council.

9. ADOPTION of T.P. Ordinance No. 24-16 - An Ordinance to grant a variance to Section 36-90-Minor Subdivision Standards, (A)(2) Frontage for C&S Properties, LLC, Assessment #6091741 in District 2 - The following ordinance which was previously introduced in written form required for adoption at a regular meeting of the Tangipahoa Parish Council on April 22, 2024, a summary thereof having been published in the Official Journal together with a notice of public hearing, which was held in accordance with said public notice, was brought up for final passage on May 13, 2024. Motion by Mr. Ingraffia, seconded by Mr. Joseph to adopt T.P. Ordinance No. 24-16. Roll call vote as follows: YEA: Sinagra, Ingraffia, Joseph, Havis, Ridgel, Mayeaux, Wells, Vial, Hyde, Cieutat

T. P. Ordinance No. 24-16

AN ORDINANCE TO GRANT A VARIANCE TO SECTION 36-90-MINOR SUBDIVISION STANDARDS, (A)(2) FRONTAGE FOR C&S PROPERTIES, LLC, ASSESSMENT #6091741 IN DISTRICT 2 WHEREAS, C&S Properties, LLC is requesting a variance to divide 27.646 acres in 5 lots of record CS-1 (3.930acres); CS-2 (5.000acres); CS-3 (5.000acres); CS-4 (6.858acres); CS-5 (6.858acres) located in Section 38 of T4S-R8E, Assessment #6091741; and WHEREAS, C&S Properties, LLC, owns 27.646 acres with two existing family dwellings with road frontage to each dwelling and with the current location of the dwellings the division of property creates a U shaped division for 3 lots (*as per drawing dated February 21, 2024 by Kyle Sharp*) with CS-1 to have road frontage of 51.19' for a shortage of 73.81' of the required 125' road frontage; and

WHEREAS, the Tangipahoa Parish Code of Ordinances read in Chapter 36 Planning and Development, Article IV Standards for Subdivision of Property, Section 36-90 Minor subdivision standards (a) General standards for minor subdivisions pertaining to the division and partition of property, (2) *Frontage*. Lots shall have a minimum road frontage of 125 feet on a publicly maintained road or existing private road as recorded with the parish's 911 office prior to the date of the adoption of the ordinance on January 23, 2023; and
 WHEREAS, on April 9, 2024, the Planning Commission voted to recommend approval of the variance request by C&S Properties, LLC, to allow for the creation of 5 lots located in Section 38 of T4S-R8E, Assessment #6091741 with CS-1 having a road frontage of 51.19' due the driveway serving both structures that are vacant. The house needs a separate driveway due to a small culvert crossing a drainage ditch interior in the property and cannot handle traffic for 2 structures. Dividing the property will allow for a more conforming lot for the mobile home and the house.; and
 THEREFORE BE IT ORDAINED by the Tangipahoa Parish Council-President Government, governing authority of Tangipahoa Parish, State of Louisiana, that a variance to the section of the Tangipahoa Parish Code of Ordinances, Parish of Tangipahoa, State of Louisiana, be granted to C&S Properties, LLC to allow for the creation of 5 lots of record located in Section 38 of T4S-R8E, Assessment #6091741 with CS-1 having a road frontage of 51.19', once all other requirements have been satisfied;
 This ordinance having been submitted in writing, having been introduced at a public meeting of the Tangipahoa Parish Council, discussed at a public hearing of said council and was submitted to an official vote of the Tangipahoa Parish Council.

INTRODUCTION OF ORDINANCES

10. INTRODUCTION of T.P. Ordinance No. 24-17 - An Ordinance to Amend Chapter 18-Fire Prevention and Protection, Section 18-3-Fire Prevention Bureau – Motion by Mrs. Hyde, seconded by Mr. Ingraffia to introduce T.P. Ordinance No. 24-17 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
11. INTRODUCTION of T.P. Ordinance No. 24-18 - An Ordinance to Amend Chapter 34-Offenses and Miscellaneous Provisions, Section 34-16-Prohibiting the Sale of Mitragyna Speciosa Korth (Kratom) and/or Any of its Analog in Tangipahoa Parish – Discussion ensued in regard to this substance not being regulated by any state or federal agency which allows distribution to any age. Motion by Mrs. Hyde, seconded by Mr. Mayeaux to introduce T.P. Ordinance No. 24-18 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
12. INTRODUCTION of T.P. Ordinance No. 24-19 - An Ordinance to Amend and Enact Chapter 36-Planning and Development, Article VIII-Developments with Special Provisions, Sec 36-220 General Standards and Sec 36-225 Solid Waste Disposal Facilities - C&D Sites – Jeremy Anthony, 11210 Hwy 40 West, Independence, spoke in opposition of C&D Sites; Steve Burnham, Trinity Business Group, gave comments on specific sections of concern in the language. After discussion the chair made known the language would go back to the Development Regulations Committee for further review and asked for a motion to TABLE the Introduction. Motion by Mrs. Hyde, seconded by Mr. Joseph to **TABLE** T.P. Ordinance No. 24-19 and re-introduce on Tuesday, May 28, 2024. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
13. INTRODUCTION of T.P. Ordinance No. 24-20 - An Ordinance to Amend Chapter 38-Solid Waste – Motion by Mrs. Hyde, seconded by Mr. Sinagra to introduce T.P. Ordinance No. 24-20 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
14. INTRODUCTION of T.P. Ordinance No. 24-21 - An Ordinance to acquire ownership of Right of Ways for the H. Cologne Road Widening Project in Loranger, Louisiana, to authorize the Parish President to sign and execute all necessary documents to provide for the recordation and to provide copies to all involved parties – Motion by Mr. Ingraffia, seconded by Mr. Havis to introduce T.P. Ordinance No. 24-21 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
15. INTRODUCTION of T.P. Ordinance No. 24-22 - An Ordinance to acquire ownership of Right of Ways for the State Project #H.014265 N. River Road Bridge over Irving Branch Bridge Replacement Project in Kentwood, Louisiana, to authorize the Parish President to sign and execute all necessary documents to provide for the recordation and to provide copies to all involved parties – Motion by Mr. Sinagra, seconded by Mr. Joseph to introduce T.P. Ordinance No. 24-22 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat
16. INTRODUCTION of T.P. Ordinance No. 24-23 - An Ordinance declaring surplus TPG Asset #Misc0243, 22357 Brignac Road, Robert, Assessment #2306603 and to authorize the Parish President or his authorized designee to sign any and all documents in regard to the sale and transfer of said property in District 2 – Mr. Thomas made known this property is Deed Restricted. Motion by Mr. Ingraffia, seconded by Mr. Sinagra to introduce T.P. Ordinance No. 24-23 and set public hearing for Tuesday, May 28, 2024, at 5:30pm for the purpose of receiving input on the adoption thereof. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat

ADOPTION OF RESOLUTION

17. ADOPTION of T.P. Resolution No. R24-14 - A Resolution of the Tangipahoa Parish Council-President Government for accepting the voluntary transfer/consolidation of the Kentwood Housing Choice Voucher Program (LA206) into Tangipahoa Parish Government Housing Choice Voucher Program (LA207)

WHEREAS, the provision for safe, decent, and affordable housing for low-income families is of critical importance to the Parish of Tangipahoa; and

WHEREAS, currently the Town of Kentwood Housing Choice Voucher Program (LA206) consist of 73 baseline vouchers that provide many of the same services and operate in the same jurisdictions; and

WHEREAS, the Housing Choice Voucher Program has continued to be under-funded, and The U. S. Department of Housing and Urban Development (HUD) encourages smaller programs to consolidate with other programs in an effort to maintain program participants and reduce administrative costs; and

WHEREAS, it is the desire of the agency to voluntarily transfer/consolidate its Housing Choice Voucher Program along with the budget authority to the Tangipahoa Parish Government Housing Choice Voucher Program effective July 1, 2024.

BE IT RESOLVED, the Tangipahoa Parish Council-President Government accepts and approves the transfer/consolidation of the Town of Kentwood Housing Choice Voucher Program (LA206) to the Tangipahoa Parish Government Housing Choice Voucher Program (LA207) effective July 1, 2024.

On motion by Mr. Joseph and seconded by Mr. Wells, the foregoing resolution was hereby declared adopted on this the 13th day of May 2024 by the following roll-call vote: YEAS: Sinagra, Ingraffia, Joseph, Havis, Ridgel, Mayeaux, Wells, Vial, Hyde, Cieutat

BOARD APPOINTMENT

18. AMITE AREA RECREATION DISTRICT NO. 3 – Mr. Joseph made it known new information has been discovered and he would like to REMOVE this item for further review. Motion by Mr. Joseph, seconded by Mr. Sinagra to REMOVE the new appointment on the Amite Area Recreation District No. 3 board. Roll call vote as follows: YEA: Mr. Sinagra, Mr. Ingraffia, Mr. Joseph, Mr. Havis, Mr. Ridgel, Mr. Mayeaux, Mr. Wells, Mr. Vial, Mrs. Hyde, Mrs. Cieutat

BEER, WINE, AND LIQUOR PERMITS – None

LEGAL MATTERS – None

COUNCILMEN’S PRIVILEGES

Mr. Joseph wanted to make everyone aware the month of May is Military Appreciation month. May 30th is Memorial Day and a day to honor all the deceased veterans and asked for the nation to pause for 1 minute at 3:00pm on May 30th for those who died in combat while serving.

Mrs. Cieutat congratulated all the graduating seniors and wished all students and faculty a happy and restful summer.

ADJOURN

With no further discussion, Motion by Mr. Joseph to adjourn the meeting. No opposition.

S/Jill DeSouge, Council Clerk
Tangipahoa Parish Council

S/David P. Vial, Chairman
Tangipahoa Parish Council