



MINUTES OF THE ST. TAMMANY PARISH COUNCIL MEETING  
THURSDAY, FEBRUARY 02, 2023 AT 6:00 PM  
ST. TAMMANY GOVERNMENT COMPLEX  
21490 KOOP DRIVE, MANDEVILLE, LA.

CALL TO ORDER BY THE HONORABLE JACOB "JAKE" AIREY

PLEDGE OF ALLEGIANCE BY MS. O'BRIEN

INVOCATION BY MR. FITZGERALD

ROLL CALL:

Marty Dean  
David Fitzgerald  
Martha Jenkins Cazaubon  
Michael R. Lorino, Jr.  
Rykert O. Toledano, Jr.  
Cheryl Tanner  
James "Jimmie" Davis, III  
Christopher Canulette  
Michael "Mike" Maxwell Smith  
Maureen "MO" O'Brien  
Arthur Laughlin  
Jerry Binder  
Jacob "Jake" Airey  
Ronald Randolph

**PUBLIC COMMENT: A three (3) minute time limit is established for each member of the public wishing to speak (for or against) an item on the Agenda, except Appeals.**

**To ensure that all speakers are heard please hold cheers and applause. Anyone who wishes to place a comment in the record but who does not wish to speak at the podium may fill out a speaker card and check the box indicating they do not wish to speak.**

\*\*Canulette was granted a point of personal privilege to present a certificate of recognition to Larry Gay.

**PRESENTATIONS**

- Airey - 1. Presentation of proclamation to St. Tammany Parish Government Employee of the Month. (President Cooper)
- President Cooper – present Julian Graves from the Permits and Inspections department with the Employee of the Month proclamation.

**APPOINTMENTS**

- Airey - 1. Resolution to appoint Briton Richardson to replace David Talmage (resigned) on the Board of Commissioners for Sewerage Dist. No. 1 Board. (Lorino)
- Lorino – moved to appoint, seconded by Davis. Unanimous with no one absent; becomes Resolution C.S. No. C-6722.
- Airey - 2. Resolution to appoint Bob Skillern to replace Andrew Johnson (resigned) on the Board of Commissioners for the Sub-Drainage Dist. No. 3 of Gravity Drainage District No. 5. (Toledano)
- Toledano – moved to appoint, seconded by Lorino. Unanimous with no one absent; becomes Resolution C.S. No. C-6723.
- Airey - 3. Resolution to appoint Bart Soileau to replace Matt Ray (term expired) and Scott Newton to replace Ann Boushie (term expired) on the Board of Commissioners for Recreation District No. 11. (Fitzgerald/Toledano/Tanner)
- Fitzgerald – moved to appoint, seconded by Cazaubon. Unanimous with no one absent; becomes Resolution C.S. No. C-6724.
- Airey - 4. Resolution to appoint Chief Mike Ferrell to replace Chief Randy Fandal (resigned) on the Board of Commissioners for Communications District No. 1. (Parishwide) (Davis)
- Davis – moved to appoint, seconded by Tanner. Unanimous with no one absent.
- Davis – moved to suspend the rules and appoint, seconded by Tanner. Unanimous with no one absent; becomes Resolution C.S. No. C-6725.
- Airey - 5. Resolution to appoint Donna McDonald to replace Ronald Randolph (resigned) and Paul Blair to replace Bernie Willie (resigned) on the Board of Commissions for the Planning and Zoning Commission. (Parishwide) (Binder/Cazaubon)
- Airey – opened the floor to accept nominations to fill Bernie Willie’s seat.
- Cazaubon – moved to appoint Paul Blair, seconded by Tanner. Unanimous with no one absent.
- Cazaubon – moved to suspend the rules and appoint, seconded by Tanner. Unanimous with no one absent; becomes Resolution C.S. No. C-6726.
- Blair made comments.
- Airey – opened the floor to accept nominations to fill Ronald Randolph’s seat.
- Binder – said he nominated Donna McDonald, but she needs to withdraw.
- Davis – moved to nominate Carlo Hernandez, seconded by Lorino.
- Laughlin – moved to nominate l’Ema Gillum, seconded by Canulette.
- Canulette – moved to close nominations. Council unanimously voted yea.
- Dean – asked about where nominees lived.
- Gillum – introduced herself and stated that she would like to serve on any level.
- Hernandez – introduced himself and said he believes he is familiar with regulations.
- Council voted via paper vote sheet.

-Airey - 6. Resolution to reappoint Katherine Diemont (term expired) on the Board of Commissioners for the St. Tammany Parish Tourist and Convention Commission. (Parishwide) (Toledano)

-Toledano – moved to appoint, seconded by Davis. Unanimous with no one absent.

-Toledano – moved to suspend the rules and appoint, seconded by Davis. Unanimous with no one absent; becomes Resolution C.S. No. C-6728.

-Airey - 7. Resolution to appoint Christopher Canulette to replace T. J. Smith, Jr. (resigned) on the Board of Commissioners for the Regional Planning Commission. (Parishwide) (Airey)

-Tanner – moved to appoint, seconded by O’Brien. Motion passes with 13 yeas and 1 abstention (Canulette).

-Tanner – moved to suspend the rules and appoint, seconded by O’Brien. Motion passes with 13 yeas and 1 abstention (Canulette); becomes Resolution C.S. NO. C-6729.

**CONSENT CALENDAR**  
(PAGES 2 THROUGH 4)

Any items not pulled from the Consent Calendar are automatically approved in whole by one vote. Items pulled from the Consent Calendar are discussed and voted upon individually. A majority vote of the entire Council (8) is required to adopt the Consent Calendar.

ITEMS TO PULL

Ordinances for Introduction	Resolutions
1. Ord. Cal. No. 7174	1. Reso. C.S. No. C-6680 4. Reso. C.S. No. C-6721

**MINUTES**

December 29, 2022

Council Special Meeting Minutes

January 05, 2023

Council Meeting Minutes

**ORDINANCE FOR INTRODUCTION**

(Public Hearing: March 02, 2023)

**MORATORIUM ORDINANCES**

2. Ord. Cal. No. 7188 - Ordinance to extend for six (6) months the moratorium on the receipt of submissions by the Parish Zoning and Planning Commissions for the rezoning or re-subdivision of property and/or on the issuance of permits for construction or placement of any building structures on property south of Interstate 12, north of Highway 190, west of Highway 11, and east of the Precinct S19 boundary line within unincorporated boundaries of Ward 9 in District 14. (Randolph)
3. Ord. Cal. No. 7189 - Ordinance to extend for six (6) months the moratorium on issuance of building or conditional use permits for construction or placement of building structures on property within a portion of unincorporated Town of Alton Subdivision. (Ward 9, District 14) (Randolph)

4. Ord. Cal. No. 7190 - Ordinance to extend for six (6) months the moratorium on receipt of submissions by the Parish Planning and Zoning Commission for the re-subdivision or re-zoning of certain property and/or on the issuance of certain permits by the Parish Department of Planning and Development/Permits for the construction or placement of certain building structures on property in the area bounded by S. Military Road, Gause Blvd E, Amber St, Lake Village Blvd, Cross Gates Blvd, Hwy 1090, E. Porters River Rd, Porters River, West Pearl River, and Doubloon Branch (Ward 8, District 9). (M. Smith)

#### **DEVELOPMENT ORDINANCES**

5. Ord. Cal. No. 7191 - Ordinance to enter the Tammany Trace for the purpose of constructing a five (5) foot concrete walkway and culvert to connect to the Trace Parkway at the northern edge of the Tammany Trace 1600 feet west of South Tranquility Road, in association with the development of the Oaklawn Trace Subdivision, located in Ward 7, District 11 (TRC23-01-001) (Laughlin/Cooper)
6. Ord. Cal. No. 7192 - Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of Commercial Drive, north of Browns Village Road, Slidell and which property comprises a total of 1.07 acres of land more or less, from its present NC-6 (Public, Cultural and Recreational District) to I-2 (Industrial District). (Ward 9, District 14) (2022-3130-ZC) (Randolph/Cooper)
7. Ord. Cal. No. 7193 - Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of Commercial Drive, north of Browns Village Road, Slidell and which property comprises a total of 1.07 acres of land more or less, from its present NC-6 (Public, Cultural and Recreational District) to I-2 (Industrial District). (Ward 9, District 14) (2022-3131-ZC) (Randolph/Cooper)
8. Ord. Cal. No. 7194 - Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the east side of Henderson Road, south of Gottschalk Road, Covington and which property comprises a total of 1 acres of land more or less, from its present A-1 (Suburban District) to an A-2 (Suburban District) (Ward 1, District 3) (2022-3139-ZC) (Cazaubon/Cooper)
9. Ord. Cal. No. 7195 - An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located at the southeast intersection of 4th Street and LA Highway 36, Abita Springs and which property comprises a total of .25 acres of land more or less, from its present A-4A (Single-Family Residential District) to an HC-1 (Highway Commercial District) (Ward 3, District 2) (2022-3152-ZC) (Fitzgerald/Cooper)

#### **PUBLIC WORKS ORDINANCES**

10. Ord. Cal. No. 7196 - Ordinance to correct the Road and Drainage Inventory to include Desoto St. (R09J56) (Ward 9, District 12) (Binder/Cooper)
11. Ord. Cal. No. 7197 - Ordinance accepting finalized subdivisions into the Road and Drainage Inventories, specifically Terra Bella, Ph. 1A4 (Ward 1, District 1). (Dean/Cooper)

#### **FINANCE ORDINANCES**

12. Ord. Cal. No. 7198 - Ordinance to amend the 2023 Grants Budget - Amendment No. 1. (Airey/Cooper)
13. Ord. Cal. No. 7199 - Ordinance to amend the 2023 Capital Improvement Budget and Capital Assets – Amendment No. 3 Economic Development Capital Projects. (Laughlin/Cooper)
14. Ord. Cal. No. 7200 - Ordinance to amend the 2023 Capital Improvement Budget and Capital Assets - Amendment No. 4 - Parishwide Roads & Drainage Capital Projects. (Dean/Cooper)

**ADJUDICATION ORDINANCE**

15. Ord. Cal. No. 7201 - Ordinance to declare a tax-adjudicated property as surplus property and to authorize the Parish to proceed with the process for the advertising and sale of such adjudicated property. (Ward 3, District 2) (Fitzgerald/Cooper)

**GROWTH MANAGEMENT AGREEMENT ORDINANCES**

16. Ord. Cal. No. 7202 - Ordinance to renew and revise the Growth Management, Annexation, And Revenue Sharing Agreement between St. Tammany Parish Government, Sales Tax District No. 3, and the City of Mandeville, and to provide for other matters in connection therewith (Ward 1, Districts 4, 5, 7, And 10). (Lorino)
17. Ord. Cal. No. 7203 – Ordinance to renew and revise the Growth Management, Annexation, and Revenue Sharing Agreement between St. Tammany Parish Government, Sales Tax District No. 3, and the Village of Folsom, and to provide for other matters in connection therewith (Ward 2, District 3). (Cazaubon)
18. Ord. Cal. No. 7204 - Ordinance to renew and revise the Growth Management, Annexation, and Revenue Sharing Agreement between St. Tammany Parish Government, Sales Tax District No. 3, and the Town of Pearl River, and to provide for other matters in connection therewith (Ward 8, Districts 6, 9, 11 and 14). (Smith)

**RESOLUTIONS**

**RESOLUTION FROM LAST MONTH’S APPEAL**

2. Reso. C.S. No. C-6719 - Resolution to concur with the Zoning Commission approval with waivers on November 02, 2022 on a parcel of land located on the east side of LA Highway 21, north of Pinnacle Parkway, Covington with a lot use size of 4,130 sq. ft. for the proposed use of a Take 5 Carwash: new construction currently zoned HC-2 (Highway Commercial District) in the Highway 21 Planned Corridor (Ward 1, District 1). (2022-3064-PR) (Dean)

**ENGINEERING RESOLUTION**

3. Reso. C.S. No. C-6720 - Resolution to take action on Performance and/or Warranty Obligations. (Airey/Cooper)

**END OF CONSENT CALENDAR**

-Davis – moved to adopt the Consent Calendar, less items pulled, seconded by Smith. Unanimous with no one absent.

**POSTPONED ORDINANCE AMENDING THE CODE**

-Airey - 1. Ord. Cal. No. 7174 - Ordinance to amend St. Tammany Parish Code of Ordinances, Part I - Code of Ordinances, Chapter 24 - Motor Vehicles and Traffic, Division 16 - Coquille Subdivision, to add Section 24-438 - Enforcement and Section 24-439 - Maintenance and Indemnification, to authorize the enforcement of all St. Tammany Parish traffic and roadway ordinances and all other state traffic provisions on the private roadways within Coquille Subdivision for purposes of protecting the health and welfare of residents and the travelling public, and to provide for maintenance and indemnification obligations by the Homeowners Association of Coquille Subdivision. (Lorino) (Postponed 01/05/2023)

-Lorino – said they are working on legal issues.

-Lorino – moved to postpone indefinitely, seconded by Toledano. Unanimous with no one absent.

\*\*Council went back to Appointment #5.

-Hernandez received the majority of votes for the nomination.

-Davis – moved to appoint Hernandez, seconded by Smith. Unanimous with no one absent.

-Davis – moved to suspend the rules and appoint, seconded by Smith. Unanimous with no one absent; becomes Resolution C.S. No. C-6727.

**POSTPONED RESOLUTIONS - ANNEXATION**

-Airey - 1. Reso. C.S. No. C-6680 - Resolution to Concur/Not Concur (circle one) with the Town of Pearl River annexation and rezoning of 12.2 & 3.0 acres, more or less, from Parish I-2 Industrial & A-2 Residential: to Town of Pearl River R-3 Multi Family Residential for both parcels. Property is located on Pump Slough Road & divided by I-59. Total of 15.2 acres situated in Section 6, Township 8 South, Range 15 East; Ward 8, and District 9. (Binder/Cooper) (Postponed 11/03/2022) (Postponed 12/08/2022) (Postponed 01/05/2023)

-Smith – said they are wrapped up in the renewal of Growth Agreement that should be done soon.

-Smith – moved to postpone, seconded by Binder. Unanimous with no one absent.

**OTHER RESOLUTION**

-Airey - 4. Reso. C.S. No. C-6721 - Resolution approving the holding of an election in Drainage District No. 4 of the Parish of St. Tammany, State of Louisiana, on Saturday, April 29, 2023, to renew and increase the maintenance and operation tax therein. (Randolph)

-Wayne Espat from Drainage District #4 explained the correction that needed to be made in the title.

-Randolph – moved to adopt as amended, seconded by Canulette. Unanimous with no one absent.

**APPEALS**

-Airey - 1. Rosalind Dufrene, Nancy Ernst, and Gordon Johnson appealing the Zoning Commission APPROVAL on July 05, 2022 to rezone 3.13 acres located on the southwest corner of Harrison Avenue and Ravine Street, Abita Springs from A-2 (Suburban District) to ED-1 (Primary Education District). (Ward 3, District 5) (2022-2886-ZC) Petitioner: Jeffrey Schoen; Owner: Silverback Holdings, LLC (Postponed 08/04/2022) (Postponed 09/01/2022) (Postponed 11/03/2022) (Postponed 12/01/2022) (Postponed 01/05/2023)

**NOTE:** To concur with Zoning APPROVAL, a simple majority vote is required and introduction of an ordinance.

**NOTE:** To override Zoning APPROVAL, a majority vote of the Council is required and adoption of a resolution.

-Toledano – said the traffic study is done, but other items were brought up.

-Charlie Clark – said yes, there is a traffic study, but it doesn't go to the heart of why they want the Council to grand this appeal. He said they just don't want it and it is spot zoning.

-Jack Vincent – said he is a member of a team representing 350 people. He sad they are dealing with zoning, not the other issues.

-Jeff Schoen – said he doesn't disagree with the postponement. He said the case was properly filed. Said his clients spent 20-25K on a traffic study when asked by Toledano.

-Toledano – said things need to be fully completed before they proceed.

-Toledano – moved to postpone for 1 month, seconded by Lorino. Unanimous with no one absent.

-Airey - 2. Leslie Anne Mackenroth appealing the Zoning Commission DENIAL on December 06, 2022 to rezone 6 acres located on the west side of Riverbend Lane, west of Tantela Ranch Road, being Lot 17, Phases 2-A and 2-B, Tantela Ranch Estates Subdivision, Folsom from A-2 (Suburban District) to A-2 (Suburban District) and MHO (Manufactured Housing Overlay). (Ward 1, District 3) (2022-3112-ZC) Petitioner: Leslie Anne Mackenroth; Owner: Leslie Mackenroth

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.

**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

-Cazaubon – said this was denied in December when they were down a couple of Planning and Zoning members. Said she went out and looked at this property. She said they only needed 1 point something acres and would need another survey. She told Mackenroth that she needs to get with Development to submit a new plot plan.

-Cazaubon – moved to override the Zoning denial, seconded by Davis. Unanimous with no one absent.

-Cazaubon – moved to introduce and ordinance for the 1 acre and appellant needs to submit a new survey, seconded by Lorino; becomes Ordinance Cal. No. 7205.

-Airey - 3. Cinthia Juarez Diaz appealing the Zoning Commission DENIAL on January 03, 2023 to rezone 2 acres located on the east side of Broom Road, north of Receiving Station Road, Slidell from A-4 (Single-Family Residential District) to A-4 (Single-Family Residential District) and MHO (Manufactured Housing Overlay). (Ward 9, District 9) (2022-3096-ZC) Petitioner: Marina Stevens; Owner: Cinthia Juarez Diaz

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.

**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

APPELLANT

-Jeff Schoen – represents the appellant/petitioner. Said he spoke with Barbara Broom who lives adjacent to the property. He said with the letter and the plot plan he submitted, he will go over what he suggests. He said his client owns 2 acres. He said that his client lives in a stick built home and would like to have a trailer to house her mother. He said in order to bring a trailer, they need a MHO. He said they don't need 2 acres zoned MHO, but only .25 of an acre. He said the Zoning Commission suggested this. He stated several things his client agreed to do:

- only need to rezone .25 acres in the Northwest corner

- client doesn't seek to rezone MHO on anymore of this property

- he spoke with Broom and came up with some concessions:

1 – trailer will have 30 ft. setback from the road

2 –will position trailer 25 ft. back from the side

3 – 8 ft. solid fence on the northern property (70 ft) and another 20 ft.

He said there was a 4/4 deadlock at the Zoning meeting, there was not a positive or negative. He is hoping for an override. He is not asking for conditions on zoning, but is asking for the letter to be placed in the record. This would be a significant step at good neighborly relations.

NOT IN FAVOR

-Barbara Broom – said that the mobile home has been placed already. She said it is 10 feet from her property. Said if they will go to the 25 ft. then they can go as is now.

-Schoen – said he wants to make sure the record states that the condition will become part of the zoning change.

-Smith – moved to override the zoning denial, seconded by Binder. Unanimous with no one absent.

-Smith – moved to introduce as amended for the .25 acres, seconded by Binder; becomes Ordinance Cal. No. 7206.

-Airey - 4. Yaritza Garcia & Jeffrey Elliot, Jr. appealing the Zoning Commission DENIAL on January 03, 2023 to rezone 4.306 acres located on the south side of Lake Ramsay Road, East of Beverly Road, being Lot 61, Lake Ramsay Heights Subdivision, Covington from A-2 (Suburban District) to A-2 (Suburban District) and MHO (Manufactured Housing Overlay). (Ward 3, District 3) (2022-3136-ZC) Petitioner: Yaritza Garcia Rosario and Jeffrey Elliot, Jr.; Owner: Yaritza Garcia Rosario and Jeffrey Elliot, Jr.

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.



**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

-Cazaubon – said she drove out to look at this property. The trailer will be behind a barn and will fit in the area.

-Davis – asked if the whole 4.3 acres needs to be MHO.

-Elliot – said it will be 2 acres and they have a new survey to submit.

-Cazaubon – moved to override the Zoning denial, seconded by Toledano. Unanimous with no one absent.

-Cazaubon – moved to introduce as amended for 2.153 acres, seconded by Laughlin; becomes Ordinance Cal. No. 7207.

-Airey - 5. Stefan Montgomery appealing the Zoning Commission DENIAL on January 03, 2023 to rezone 6.957 acres located on the north side of Fitzgerald Church Road, East of U F Keating Road, Covington from A-1 (Suburban District) to A-2 (Suburban District). (Ward 2, District 6) (2022-3146-ZC) Petitioner: Stefan Montgomery; Owner: Stefan Montgomery

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.

**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

#### APPELLANT

-Stefan Montgomery – said this was originally an 80 acre farm that was divided among siblings. He said they have a co-op with other neighbors for hay and horse business. He said the problem is 1 of his children can't build a house. He said it can't be used effectively as a farm now, so they just want to redraw the lines. He handed out a sheet that shows the lines redrawn. He said that representation for that side of the Parish was absent at the Zoning meeting. He said there was no opposition at the Zoning meeting.

-Toledano – said he is familiar with the property. He said their intentions were goof. Mr. Montgomery is doing a good thing by trying to keep family together.

-Cazaubon – agrees with Toledano. She believes they are not going to sell the property. She said this is compatible.

-Tanner – believes that Montgomery is doing a good thing by keeping land in the family.

-Tanner – moved to override the Zoning denial, seconded by Canulette. Unanimous with no one absent.

-Tanner – moved to introduce an ordinance, seconded by Canulette; becomes Ordinance Cal. No. 7208.

-Airey - 6. Mitzi Crain-Dillon appealing the Zoning Commission DENIAL on January 03, 2023 to rezone 2.846 acres located on the west side of Beverly Drive, north of Lake Ramsey Road, Covington from A-2 (Suburban District) to A-2 (Suburban District) and MHO (Manufactured Housing Overlay). (Ward 3, District 3) (2022-3151-ZC) Petitioner: Mitzi Eliza Crain-Dillon; Owner: Mitzi Eliza Crain-Dillon and Titus Levell Dillon

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.

**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

-Airey – said that the appellant requested that this appeal be removed.

-Cazaubon – moved to remove the appeal, seconded by Randolph. Unanimous with no one absent.

-Airey - 7. Ivan Milicevic appealing the Zoning Commission DENIAL on January 03, 2023 to rezone 10 acres located on the south side of LA Highway 435, east of Merrimeade Lane and west of White Oaks Road, being 28484 Hwy 435 Abita Springs from HC-3 (Highway Commercial District) to HC-3 (Highway Commercial District) and Entertainment Overlay. (Ward 6, District 6) (2022-3135-ZC) Petitioner: Ivan Milicevic; Owner: Ivan Milicevic

**NOTE:** To concur with Zoning DENIAL, a simple majority vote is required and adoption of a resolution.

**NOTE:** To override Zoning DENIAL, a majority vote of the entire Council is required and introduction of an ordinance.

#### APPELLANT

-Ivan Milicevic – 28480 Hwy 435, Abita Springs – said he has been a resident for 30 years. He said that 10 years ago he purchased 40 acres in Abita Springs. He said that 99% agreed it would be a good idea. He has been open for 1 year. He said he has gotten a lot of compliments. He said customers are asking for sit down dinners and company dinners and he needs an entertainment overlay for that.

#### NOT IN FAVOR

-Jess Prince - shares a property line with the appellant. He said the customers don't live there and they don't have to deal with the noise and lights. She said they're rural and there are 15 kids under 18, so there's no need for hard liquor. She said that public notices were only sent to maybe 1-2 neighbors.

-Jonathan Prince – said the highway is only 2 ways in and 2 ways out with no lights on it. He said there is no need for people to drink and drive on that highway. He said they can get drunk on liquor faster. He doesn't want to see any accidents on that road.

-Michael Ebert – said he lives the closest and he has a list of 31 people who don't want alcohol.

-Richard Cohea – said this was zoned commercial without them knowing. He said it started with a farm-vineyard, then the big building went up, then it turned into a venue. He said the man is making his own resort there. He said he is decreasing their property values. He said they need to get him out. He can grow his grapes and have his wine tasting, but they need to stop this.

#### REBUTTAL

-Milicevic – said they talked about safety. He has had over 10,000 people there and not one accident or incident. He said he has paid for over 250 hours for Sherriff security/traffic. He said

he is not doing it for himself, he is doing it for the Parish. He said he has 25 employees and he will have 50 employees. He said he hires other businesses. He said that St. Tammany needs a unique place like this. He said he planted bamboo trees as a buffer and will plant more. There will be 150 ft. buffer.

REBUTTAL

-Cohea – said he should have never been granted commercial. It seems like trickery. He said he is making a Disney World. He said he will have the IRS look into this. He said only the foreigner is getting his way.

-Mr. Prince – said that bamboo clumps and turning the lights off will not save someone's life.

-Ms. Prince – said they just got to see his ugly side. Said that no liquor should be sold there.

-Toledano – said the presentation seems confusing. He said it seems like he has a successful business and it looks like he needs an entertainment overlay and he will need someone to explain better to him why the appellant needs this overlay.

-Milicevic – said he has to hire a catering company with a liquor license now and he wants to have it inhouse. He said he did exactly what the Parish asked.

-Davis – said he recalls when the appellant initially came and didn't he have to come back and get a parking lot? He said he did what he had to do. He said it is unfortunate that there is not spot zoning.

-Binder – said he understands, however, the way he presented it, he doesn't need an entertainment overlay.

-Milicevic – explained further.

-Binder – asked if there is a bar there.

-Milicevic – said there is never going to be a bar there.

-Cazaubon – said she remembers Milicevic when she was on the Planning and Zoning commission. She said this has been a big asset to St. Tammany Parish. She said it needs more advertisement. She asked Liner if notifications were sent out.

-Liner – answered yes, and there is documentation of this.

-Cazaubon – said she doesn't know anyone who will hire police and he has hired Sherriff's deputies and has proof. She said he has complied and has gone over everything they have asked.

-Airey – called one of the other men back up and Cohea made comments in rebuttal to Milicevic, saying there will be no bar. He said he sees a convention center coming and it will continue to decrease property.

-Ebert – said he doesn't think he hires a caterer. He doesn't think this is going to stop. He said kids don't need alcohol and drunk driving.

-Prince – said a clump of bamboo will take years to grow. Said in the last meeting he said he was already doing a bar and a restaurant.

-Tanner – asked Liner to tell what he can put there with his current HC-3 zoning.

-Liner – read some things that could go there. He said HC-3 is pretty intense, but the site in current form is limited. He said that Milicevic can serve alcohol with a 3<sup>rd</sup> party.

-Tanner – asked Liner about Code Enforcement complaints.

-Liner – said he doesn't recall any complaints.

-Tanner – said the hardest thing on this Council is Zoning cases. She said the property is beautiful. She has seen beautiful events. She doesn't believe they are breaking any rules by changing this zoning.

-Tanner – moved to override the Zoning denial, seconded by Davis. Unanimous with no one absent.

-Tanner – moved to introduce an ordinance, seconded by Davis; becomes Ordinance Cal. No. 7209.

## ORDINANCES FOR ADOPTION

### POSTPONED ORDINANCES

-Airey - 1. Ord. Cal. No. 7127 - Ordinance to amend portions of Ordinance C.S. No. 12-2707, adopted April 5, 2012 and codified as Sec. 40-333(A) of the Code of Ordinances of the Parish of St. Tammany, which established and validated fees for sewerage and water services provided by systems owned and operated by the Parish. (Binder/Cooper) (Introduced 10/06/2022) (Postponed until February 2023 on 11/03/2022)

-Binder – moved to postpone, seconded by Smith. Unanimous with no one absent.

-Airey - 2. Ord. Cal. No. 7164 - An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the south side of US Highway 90, west of Honey Island Marina Road, Slidell and which property comprises a total of 5.5 acres of land more or less, from its present A-1 (Suburban District) to an HC-3 (Highway Commercial District) (Ward 8, District 13). (2022-3046-ZC) (Binder/Cooper) (Introduced 12/01/2022) (Postponed 01/05/2023)

-Airey – he is not happy with such high intense use, but it made it through zoning and he has talked to the gentleman.

-Canulette – moved to adopt, seconded by Tanner. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5074.

### ORDINANCES AMENDING THE CODE

-Airey - 3. Ord. Cal. No. 7172AA - Ordinance to amend the St. Tammany Parish Code of Ordinances, Chapter 2, Administration, Article III - Parish Council, Section 2-71 relative to Parish Council Salaries. (Airey) (Introduced 01/05/2022)

-Lorino – moved to remove, seconded by Canulette. Unanimous with no one absent.

-Airey - 4. Ord. Cal. No. 7173 - Ordinance to amend St. Tammany Parish Code of Ordinances, Part II -Land Development Code, Chapter 130 – Unified Development Code, Article V – Overlays, Division 6 – Planned Corridor District, Sections 130-1809 through 130-1814, to add Military Road (Highway 190) in Slidell as a Planned Corridor District. (Ward 8, District 9.) (M. Smith) (Introduced 01/05/2023)

-Smith – says the area is designated as a scenic highway with no restrictions. He wants to put restrictions to prevent certain things such as clear cutting.

-Donna Bennoit – planned land development is important and so is the library. She was told that this was not on the agenda.

-Smith – moved to adopt, seconded by Laughlin. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5075.

**FINANCE ORDINANCES**

-Airey - 5. Ord. Cal. No. 7176 - Ordinance to amend the 2023 Capital Improvement Budget and Capital Assets – Amendment No. 2 – Public Health – Safe Haven Facility. (Davis/Cooper) (Introduced 01/05/2023)

-Davis – explained the purpose of the ordinance.

-Davis – moved to adopt, seconded by Dean. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5076.

-Airey - 6. Ord. Cal. No. 7178 - Ordinance to establish the 2023 Grants Budget. (Davis/Cooper) (Introduced 01/05/2023)

-Long – explained the purpose of the ordinance.

-Davis – moved to adopt, seconded by O’Brien. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5077.

**MORATORIUM ORDINANCES**

-Airey - 7. Ord. Cal. No. 7179 - Ordinance to extend for six (6) months the moratorium on the submissions of subdivisions to the Parish Planning Commission for the rezoning of multi-family property and/or on the issuance of certain permits by the Parish Department of Planning and Development/Permits for the construction or placement of new multi-family building structures on property zoned A-6, A-7, or A-8 in Council District 12. (Binder) (Introduced 01/05/2023)

-Binder – explained his intentions and plans. He said the amount of apartments have been enormous. It is approaching 2000 apartments. He also knows that the Slidell City Council has a moratorium on apartments as well. When this expires, he plans to put only a portion of his district under a moratorium. He plans to vacate a large portion during or at 6 months.

-Donna Benoit – She was given a warning to stay on topic. She said she agrees that they need less dense apartments and mentioned the library and was asked to leave the Chambers.

-Binder – moved to adopt, seconded by Laughlin. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5078.

-Airey - 8. Ord. Cal. No. 7180 - Ordinance to Extend a Moratorium on receipt of submissions by the Parish Zoning Commission for rezoning of property which would result in an increase in the allowable density of a residentially-zoned parcel greater than A-4 (Four [4] Units Per Acre), a Planned Unit Development Overlay (“PUD”), or a Traditional Neighborhood Development District (“TND”). (Parishwide) (Davis/Cooper) (Introduced 01/05/2023)

-Davis – said the UDC is near completion. He said it is going to go public and then back to the Council. He would like to extend for another 3 months. He asked Liner to explain the UDC as far as zoning is concerned.

-Liner – said they are working hard on an update and are hoping in the next 2 months to get to the public for viewing.

-Canulette – asked Liner a question about the UDC and Liner answered.

-Binder – said he appreciates Liner’s answers and comments and his question has been answered.

-Airey – said he doesn’t understand why this is still in place and won’t support it because zonings higher than A-4 are removed from the Zoning code.

-President Cooper - made comments about the moratorium. He said it would be a detriment to release this right now.

- Davis – said language has changed in PUD in the new UDC.
- Binder – said he is in favor of extending this. He wants to make sure they are moving toward an end game.
- President Cooper – said this is not a building moratorium, it is a zoning classification moratorium.
- Davis – moved to adopt, seconded by Laughlin. Motion passes with 13 yeas, 1 nay (Airey), and with no one absent; becomes Ordinance C.S. No. 23-5079.

#### **DEVELOPMENT ORDINANCES**

- Airey - 9. Ord. Cal. No. 7181 - Ordinance to officially name the 30-foot right-of-way on the attached survey Long Shadow Lane (Ward 5, District 6). (Tanner/Cooper) (Introduced 01/05/2023)
- Tanner – moved to adopt, seconded by Canulette. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5080.
- Airey - 10. Ord. Cal. No. 7182 - Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located at the end of Family Court, east of Press Sharp Road, Bush and which property comprises a total of 6.853 acres of land more or less, from its present A-1 (Suburban District) to an A-1 (Suburban District) and MHO (Manufactured Housing Overlay) (Ward 2, District6) (2022-3106-ZC). (Tanner/Cooper) (Introduced 01/05/2023)
- Tanner – moved to adopt, seconded by Laughlin. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5081.
- Airey - 11. Ord. Cal. No. 7183 - Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the north side of Eden Street and the east side of Spruce Street, being lots 1 & 2, Square 9, Abita Nursery Subdivision and which property comprises a total of .33 acres of land more or less, from its present A-4 (Single-Family Residential District) to an A-4 (Single-Family Residential District) and MHO (Manufactured Housing Overlay) (Ward 3, District 2). (2022-3098-ZC) (Fitzgerald/Cooper) (Introduced 01/05/2023)
- Fitzgerald – moved to adopt, seconded by Dean. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5082.
- Airey - 12. Ord. Cal. No. 7184 - Ordinance to revoke an unopened portion of 8th Street & 9th Street, located on the south side of Hwy 36, north of the Tammany Trace, in the Town of New Claiborne Subdivision, Ward 3, District 2. (REV 22-07-008) (Fitzgerald) (Introduced 01/05/2023)
- Fitzgerald – moved to adopt, seconded by Dean. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5083.
- Airey - 13. Ord. Cal. No. 7185 - Ordinance to revoke an unopened portion of Elberta Street, located south of Lemos Street, north of Rio Street, between Square 14 and Square 24 in the Spanish Trail Highlands Subdivision (as delineated on Map #106B), Ward 9, Council District 12. (REV 22-12-009) (Binder/Cooper) (Introduced 01/05/2023)
- Binder – moved to adopt, seconded by O'Brien. Unanimous with no one absent; becomes Ordinance C.S. No. 23-5084.

#### **ADJUDICATION ORDINANCE**

- Airey - 14. Ord. Cal. No. 7186 - Ordinance to declare multiple tax-adjudicated properties as surplus property and to authorize the Parish to proceed with the process for advertising and sale of such adjudicated properties. (Airey/Cooper) (Introduced 01/05/2023)

-Diane Bruni - said she is impressed with the Council. She lives in Oak Harbor. She asked the Council to suspend the rules because God asked her to speak.

-Airey – put the Council into a brief recess until Bruni left the podium.

-Canulette – moved to adopt, seconded by Davis. Unanimous with 3 absent (Toledano, Smith, Binder); becomes Ordinance C.S. No. 23-5085.

**ORDINANCE FROM LAST MONTH’S APPEAL**

Airey - 15. Ord. Cal. No. 7187 - An Ordinance amending the official zoning map of St. Tammany Parish, La, to reclassify a certain parcel located on the north side of LA Highway 22, east of Belle Pointe Drive, west of Perrilloux Road, Madisonville and which property comprises a total of 3.010 acres of land more or less, from its present HC-1 (Highway Commercial District) to an HC-2 (Highway Commercial District) (Ward 1, District 1). (2022-3068-ZC) (Dean/Cooper) (Introduced 01/05/2023)

-Dean – moved to adopt, seconded by Fitzgerald. Unanimous with 2 absent (Smith, Binder); becomes Ordinance C.S. No. 23-5086.

-There being no further business, meeting adjourned at the call of the Chairman.

  
\_\_\_\_\_  
JACOB "JAKE" A. AIREY, COUNCIL CHAIRMAN

  
\_\_\_\_\_  
KATRINA L. BUCKLEY, COUNCIL CLERK