

PROCEEDINGS OF THE MAYOR AND CITY COUNCIL OF THE CITY OF YOUNGSVILLE, LOUISIANA
TAKEN AT THE CITY COUNCIL REGULAR MEETING HELD ON THURSDAY, MAY 09, 2024 AT 6:00 PM
AT YOUNGSVILLE CITY HALL COUNCIL CHAMBERS

1. OPENING

- 1.1 In absence of Pastor Chris Williams, Mr. Cole Lusby led the invocation.
- 1.2 Pledge of Allegiance was led by Lindy Bolgiano.

2. ROLL CALL

PRESENT: Mayor Ken Ritter, Shannon D. Bares (Division A), Lindy Bolgiano (Division B), Mayor Pro Tem Matt Romero (Division C), Jamie L. Creed (Division D), Simone B. Champagne (Division E)

ABSENT: None

STAFF: Nicole Guidry (City Clerk), Terry Bourque (Chief Operating Officer), Cody Louviere (Police Chief), Wade Trahan (City Attorney), Cathryn Greig (Chief Financial Officer), Tim Robicheaux (Director of Parks & Rec).

3. MINUTES

- 3.1 Approval of April 11, 2024 meeting minutes

Motion made by Matt Romero, seconded by Shannon Bares, approving the April 11, 2024 meeting minutes.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

4. FINANCE REPORT

- 4.1 Approval of March 2024 finance report

Motion made by Lindy Bolgiano, seconded by Jamie Creed, approving the March 2024 Finance Report.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

5. OTHER BUSINESS

- 5.1 Cole Lusby & Marcus Trahan requested a setback variance for the development & the division of 608 Avenue B into 3 lots.

Messrs. Lusby & Trahan advised that they are looking to develop within the city & would like to subdivide the referenced lot into three lots for single family development. He noted that a variance would be needed to allow them to reduce the width of each lot from 30' to 27'.

Various comments & concerns about the layout & functionality of the development were heard from the members of the Council. After questioning, the developers advised that two homes vs. three would not finically fit their plan. Mayor Ritter suggested that the developers review the townhome ordinance and offered to continue working with them.

Motion made by Simone B. Champagne, seconded by Shannon Bares, that the requested setback variance for the development & division of 608 Avenue B into 3 lots be tabled & revisited after the developers look into other options.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

5.2 Bree Comeaux, Ole Glory CrossFit Gym to request a variance to the land use regulations to allow a reduction in the green belt, located at 2034 Bonin Rd.

Motion made by Lindy Bolgiano, seconded by Simone B. Champagne, granting a variance to the land use regulations to allow an approximate 5' reduction in the green belt on the right side of the property, located at 2034 Bonin Rd, and further to be amended to include the condition that said variance be specific to the use of Ole Glory CrossFit Gym. Any new tenant or buyer of the parcel shall come before the Council for any and all variances.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

Prior to the motion, Ms. Champagne advised that the monument sign is not completely in compliance.

5.3 Bid Review - Youngsville Water Treatment Plant

Ms. Susan Richard advised that four bids were received, with the low bid at \$8.9 million and the high at \$9.6 million, which is 20% over the estimate. The three deductive alternates would bring the bid down to \$8.6 million. She noted that the plan is to go back to the Water Sector Committee to request more funding.

Mayor Ritter stated he was pleased to see that four bids were received. Despite scaling down the project and receiving a \$5 million grant, he stated it was necessary to request 50% more in grant funding from the Water Sector Committee while asking to keep our match at the same dollar amount. He noted that the City has 45 days to award the bid and plans to bring that recommendation before the Council in June.

At this time, Mayor Ritter acknowledged Water Superintendent Alex Mazerole for receiving a Grade A for LDHH compliance in both water systems. COO Terry Bourque pointed out that the Utility Department has grown & has several certified workers at various levels; Alex Mazerole a Level 4 operator, Stetson Peters Level 3, Wade Jeanminette Level 2, Amanda Holiday Level 1 and Kaden Trosclair is training under Mr. Mazerole.

5.4 Michael Shamsie - Request approval to begin annexation of 196-acre development located in the 500 block of Chemin Agreeable.

Mr. Shamsie advised that he's doing his due diligence on the annexation of a proposed 196-acre development that will consist of 3 different parcels & approximately 600 homes that border: Chemin Agreeable, Détente & Guillot Roads. He noted that there will be a sizeable roadway contribution, a force main & lift station as well as extending the water main. Mayor Ritter confirmed that the infrastructure improvements will ensure adequate water pressure, fire protection, & enhancements to the roadway that is currently within the City's road improvement series.

Motion made by Simone B. Champagne, seconded by Matt Romero, to approve proceeding with the annexation of property for a 196-acre development located in the 500 block of Chemin Agreeable as presented, but contingent upon meeting the requirements as outlined by the Administration.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

6. RESOLUTIONS

6.1 Resolution No. 2024-07- A Resolution adopting rules and procedures relative to the American with Disabilities Act (ADA).

Motion made by Lindy Bolgiano, seconded by Matt Romero, adopting Resolution No. 2024-07.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Resolution Approved.

6.2 Resolution No. 2024-08 - A Resolution authorizing the Mayor of the City of Youngsville to execute an amendment to a Wholesale Water Agreement with Lafayette City-Parish Consolidated Government to provide service to an unincorporated portion of Metairie Place Subdivision.

Motion made by Matt Romero, seconded by Simone B. Champagne, adopting Resolution No. 2024-08.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Resolution Approved.

Prior to the motion, Mayor Ritter stated this amendment would service approximately ten more customers within this development.

7. ORDINANCES FOR INTRODUCTION

7.1 Ordinance No. 489-2024 - An Ordinance of the City of Youngsville, Louisiana amending Chapter 24 "Utilities" of the Code of Ordinances, establishing the requirements for permitting directional boring operations.

Motion made by Simone B. Champagne, seconded by Shannon Bares, introducing Ordinance No. 489-2024.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

Prior to the motion, Mike Shamsie suggested including video footage as a requirement.

7.2 Ordinance No. 357.2-2024 - An Ordinance amending Ordinance No. 357.1-2013 performance land use regulations within the city limits of the City of Youngsville, Louisiana.

Motion made by Lindy Bolgiano, seconded by Simone B. Champagne, introducing Ordinance No. 357.2-2024.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

8. MAYOR & COUNCIL ANNOUNCEMENTS

8.1 Mayor/Staff Announcements

- Sports Complex: Sports for All - deadline tomorrow. ARCA graduation tomorrow. Krewe La Vie Doux presents Gary P. Williams Jambalaya Cookoff on Saturday. Pixus Splash Park is now open.
- Road Projects: Hwy 89 - building drainage structures. Fortune Rd. Roundabout – wrapping up the excavation of the detention pond, installing drainage pipe and catch basin, will begin work on roadway base in next few weeks. Chemin Agreeable - submitted new layout to move forward with property appraisal. Hwy. 92/Prescott – moving forward with designs. 2024 Roadway Improvements Project - advertise for bids on May 30 for bid opening on June 27. S. Larriviere - submitted to DOTD. Tractor roundabout - plans complete, if HB 2 is signed as is we're in good standing to go out for bid. E. Milton corridor - utilities costs inflated to \$15 million, McBade applied for federal grant to supplement.
- Partnering with Broussard for a roundabout at S. Larriviere - grant application due in a week.
- Drainage Projects: LWI Anslem - submitting H & H Study this month, acquiring permission to do GEO Tech investigation and archeological digging, 30% plans complete.
- Water/Sewer Projects: Will bid sewer plant later this year. Will bid out pump station 4 utilizing capital outlay dollars.
- The CFO is working on the 2024-2025 FY budget & will meet with directors in the upcoming weeks.
- Wished Shannon Bares a Happy Birthday on May 16th.
- Recognized Military Appreciation Month in May.

8.2 Council Announcements

- Ms. Champagne congratulated CFO Cathryn Grieg as a newlywed, wished all moms a Happy Mother's Day, congratulated all graduates in the City of Youngsville and wished all teachers Happy Teacher Appreciation Month.

9. ADJOURNMENT

9.1 Adjourn Meeting

Motion made by Matt Romero, seconded by Shannon Bares to adjourn the meeting.

YEAS: Shannon D. Bares, Lindy Bolgiano, Matt Romero, Jamie L. Creed, Simone B. Champagne.

NAYS: None.

ABSTAIN: None.

ABSENT: None.

Motion Approved.

/s/ Nicole Guidry
Nicole Guidry, City Clerk

/s/ Ken Ritter
Ken Ritter, Mayor