

Town of Abita Springs



MAYOR DANIEL J. CURTIS

TOWN COUNCIL MEETING
TUESDAY, MAY 21, 2019 6:00PM
TOWN OF ABITA SPRINGS, ABITA SPRINGS TOWN HALL
22161 LEVEL ST., ABITA SPRINGS, LA 70420

POSTED: MAY 17, 2019 5PM

CALL TO ORDER: MAYOR CURTIS
INVOCATION: ALDERMAN SAUSSY
PLEDGE OF ALLEGIANCE: ALDERMAN CONTOIS

MAYOR'S ANNOUNCEMENTS: 1.) Bike Month Proclamation 2.) Proclamation of Appreciation – Lynne Congemi

PUBLIC HEARING: Discussion of INSTRUMENT 2019-004–AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS TO ESTABLISH A MORATORIUM ON THE ISSUANCE OF PERMITS RELATED TO THE RESUBDIVISION OF PROPERTY INTO MORE THAN TEN LOTS, INCLUDING BUT NOT LIMITED TO, BUILDING PERMITS AND CERTIFICATES OF OCCUPANCY, BY ANY ABITA SPRINGS TOWN OFFICIAL, AND TO PROVIDE FOR RELATED MATTERS

ROLL CALL:

CALL FOR AGENDA MODIFICATIONS
ACCEPT APRIL 16, 2019 TOWN COUNCIL MEETING MINUTES - ACCEPT MARCH 2019 FINANCIAL REPORT

OLD BUSINESS:

1.) Consider adoption of INSTRUMENT 2019-004–AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS TO ESTABLISH A MORATORIUM ON THE ISSUANCE OF PERMITS RELATED TO THE RESUBDIVISION OF PROPERTY INTO MORE THAN TEN LOTS, INCLUDING BUT NOT LIMITED TO, BUILDING PERMITS AND CERTIFICATES OF OCCUPANCY, BY ANY ABITA SPRINGS TOWN OFFICIAL, AND TO PROVIDE FOR RELATED MATTERS

NEW BUSINESS:

- 1.) Consider adoption of a RESOLUTION TO ACCEPT THE 2018 COMPLIANCE QUESTIONNAIRE
- 2.) Adopt 2019 Millage Renewals – A RESOLUTION LEVYING THE FOLLOWING MILLAGES ON THE 2019 TAX ROLL ON ALL PROPERTY SUBJECT TO TAXATION BY THE TOWN OF ABITA SPRINGS: GENERAL ALIMONY AT 7.86 MILS, PARKS/PLAYGROUNDS & STREET LIGHTS AT 3.00 MILS, AND STREET BONDS AT 5.00 MILS
- 3.) Introduce INSTRUMENT 2019-005, AN ORDINANCE TO AMEND ORDINANCE #483 ADJUSTING THE OPERATING BUDGET OF REVENUE AND EXPENDITURES FOR THE YEAR BEGINNING JANUARY 01, 2018 AND ENDING DECEMBER 31, 2018.
- 4.) Introduce INSTRUMENT 2019-006, AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO AMEND SECTION 9-215(A) BY ADDING THERETO TO PROVIDE FOR AND REGULATE THE USE OF BED N BREAKFASTS IN THE RESIDENTIAL DISTRICT AND TO PROVIDE FOR RELATED MATTERS.
- 5.) Introduce INSTRUMENT 2019-007, AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO REPEAL SECTION 9-215.1 OF THE TOWN OF ABITA SPRINGS CODE OF ORDINANCES RELATIVE TO THE BROOKFOREST ZONING DISTRICT AND TO PROVIDE FOR OTHER RELATED MATTERS.

OPEN/ANNOUNCEMENTS/ADJOURNMENT:

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE, PLEASE CONTACT US AT (985) 892-0711.
PLEASE CONTACT TOWN HALL AT THE SAME NUMBER FOR ADDITIONAL INFORMATION REGARDING THIS AGENDA.

Proclamation



Whereas, the bicycle is an economical, healthy, convenient, and environmentally sound form of transportation and an excellent tool for recreation and enjoyment of Abita Springs' scenic beauty; and,

Whereas, throughout the month of May, the residents of Abita Springs and its visitors will experience the joys of bicycling by simply getting out and going for a ride; and,

Whereas, the Tammany Trace Trail system attracts bicyclists each year, providing economic health, transportation, tourism, and scenic benefits; and,

Whereas, the Abita Springs Hotel offers bike rentals to residents and visitors to enjoy the sights of Abita Springs; and,

Whereas, Abita Springs is the home of the Louisiana Bicycle Festival, this year to be held on June 15; and,

Whereas, creating a bicycling-friendly community has been shown to improve citizens' health, well-being, and quality of life; and,

Whereas, the Town desires to promote bicycle tourism year-round to attract more visitors to enjoy our local restaurants, hotels, retail establishments, and cultural and scenic attractions; and,

Now therefore, I, Dan Curtis, Mayor of the Town of Abita Springs, do hereby proclaim May 2019 as Bike Month in Abita Springs, and I urge all residents to join me in this special observance.

Honorable Daniel J. Curtis, Mayor



PROCLAMATION

A Proclamation of the Mayor and the Board of Aldermen of the Town of Abita Springs recognizing the faithful service performed by Lynne Congemi as Historic Commissioner

WHEREAS, Lynne Congemi is a valued member of this community and has given much of herself over the years toward the betterment of the Town of Abita Springs; and,

WHEREAS, she has donated her time, skill, and effort; and,

WHEREAS, without asking for attention or recognition, she has devoted herself immeasurably to this community.

NOW, THEREFORE, I, Daniel J. Curtis, Mayor, joined by the Board of Alderman of the Town of Abita Springs, Louisiana, do hereby present this Proclamation of Appreciation to Lynne Congemi.

IN WITNESS WHEREOF, I have hereunto set my hand this 21st day of May, 2019.

Honorable Daniel J. Curtis, Mayor



Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

RESOLUTION

RESOLUTION TO ACCEPT THE LOUISIANA COMPLIANCE QUESTIONNAIRE

WHEREAS, the Louisiana Compliance Questionnaire is a required part of a financial audit of Louisiana governmental units; and,

WHEREAS, upon completion, the questionnaire must be presented to and adopted by the governing body by means of a formal resolution in an open meeting; and,

WHEREAS, the completed questionnaire and a copy of the adoption instrument, must be given to the auditor; and,

NOW, THEREFORE BE IT RESOLVED, by the Board of Alderman of the Town of Abita Springs, that the Louisiana Compliance Questionnaire for Fiscal Year 2018 as presented by the Town Administration, be hereby accepted and approved and that a certified copy of this resolution be forwarded to the firm of ERICKSEN & KRENTEL L.L.C.

This resolution adopted on motion of Alderman _____, seconded by Alderman _____, on the day of _____ 2019. The vote was:

Yeas:

Nays:

Absent:

Abstain:

ATTEST

JANET DUFRENE, TOWN CLERK

Res-Compliance Ques. 05/19

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

RESOLUTION

BE IT RESOLVED, that the following millages are hereby levied on the 2019 tax roll on all property subject to taxation by the Town of Abita Springs:

MILLAGE

<u>Description</u>	<u>Tracking Code</u>	<u>Mills</u>
General Alimony (Abita Springs) T [op]	5048001	7.86
Parks/Playgrounds & Street Lights	5048006	3.00
Bonds	5048003	5.00

BE IT FURTHER RESOLVED that the proper administrative officials of the Parish of St. Tammany, State of Louisiana, be and they are hereby empowered, authorized, and directed to spread said taxes, as hereinabove set forth, upon the assessment roll of said Parish for the year 2019, and to make the collection of the taxes imposed for and on behalf of the taxing authority, according to law, and that the taxes herein levied shall become a permanent lien and privilege on all property subject to taxation as herein set forth, and collection thereof shall be enforceable in the manner provided by law.

The foregoing resolution was read in full; Alderman _____ moved to adopt, seconded by Alderman _____, the roll was called on the adoption thereof, and the resolution was adopted by the following votes::

YEAS:

NAYS:

ABSTAINED:

ABSENT:

CERTIFICATE

I hereby certify that the foregoing is a true and exact copy of the resolution adopted at the board meeting held on _____, 2019, at which meeting a quorum was present and voting.

Abita Springs, Louisiana, this ____ day of _____, 2019.

JANET DUFRENE, TOWN CLERK

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

INSTRUMENT 2019 -004

1
2
3 AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO ESTABLISH
4 A MORATORIUM ON THE ISSUANCE OF ANY PERMITS BY THE TOWN OF ABITA SPRINGS FOR THE
5 IMPROVEMENT OR DEVELOPMENT OF ANY LOTS WHICH ARE PART OF A
6 RESUBDIVISION OF LAND CONSISTING OF MORE THAN TEN LOTS.
7

8 **WHEREAS** the capacity of sewer and water services to new customers must be determined prior to the approval
9 of any large subdivisions; and,
10

11 **WHEREAS** the Town of Abita Springs is in the process of reviewing its Land Use Ordinances; and,
12

13 **WHEREAS** the Town desires that any large subdivisions comply with the amended ordinances; and,
14

15 **WHEREAS** the Town desires the time necessary to adopt such legislation prior to new subdivisions being
16 proposed and approved.
17

18 **THEREFORE, LET IT BE ORDAINED** that there is hereby established a moratorium which prohibits the issuance
19 of permits, including but not limited to, building permits, occupancy permits, sewer and/or water connects and
20 any other permits to develop or improve any lots which have been created by the resubdivision of lands which
21 creates ten lots or more for which application for such approval has been submitted after April 2, 2019.
22

23 **BE IT FURTHER ORDAINED** that this ordinance shall remain in effect for one hundred and eighty days from the
24 effective date of this ordinance.
25

26 **BE IT FURTHER ORDAINED** that this ordinance shall become effective upon the signature of the Mayor.
27

28 An ordinance introduced by Alderman Contois and seconded by Alderman Saussy on this 16th day of April 2019.
29

30 Adopted on a motion of _____ and seconded by _____ on the ____ day of _____
31 2019.
32

33 YEAS: _____
34

35 NAYS: _____
36

37 ABSENT: _____ ABSTAIN: _____
38

39 _____
40 HONORABLE DANIEL J. CURTIS, MAYOR
41

JANET DUFRENE, TOWN CLERK

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

AMEND INSTRUMENT 2019-004

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO ESTABLISH
A MORATORIUM ON THE ISSUANCE OF ANY PERMITS BY THE TOWN OF ABITA SPRINGS FOR THE
IMPROVEMENT OR DEVELOPMENT OF ANY LOTS WHICH ARE PART OF A
RESUBDIVISION OF LAND CONSISTING OF MORE THAN TEN LOTS.

AMENDMENT #1

On line 21 delete the words “ten lots or more” and in lieu thereof insert the following words “more than ten lots”.

An Amendment introduced by Alderman _____ and seconded by Alderman
_____ on this _____ day of _____ 2019.

Amendment adopted on a motion of Alderman _____ and seconded by Alderman
_____ on this _____ day of _____ 2019.

YEAS:

NAYS:

ABSENT:

ABSTAIN:

HONORABLE DANIEL J. CURTIS, MAYOR

JANET DUFRENE, TOWN CLERK

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

INSTRUMENT 2019-005

THE FOLLOWING ORDINANCE WAS MOVED FOR INTRODUCTION BY ALDERMAN _____, SECONDED BY ALDERMAN _____, MOVED FOR ADOPTION BY ALDERMAN _____, AND SECONDED FOR ADOPTION BY ALDERMAN _____.

AN ORDINANCE AMENDING ORDINANCE #483 OF THE TOWN OF ABITA SPRING ADOPTING AN OPERATING BUDGET OF REVENUE AND EXPENDITURES FOR THE YEAR BEGINNING JANUARY 01, 2018 AND ENDING DECEMBER 31, 2018, ADJUSTMENT TO SECTIONS VII. IX. AND TO PROVIDE FOR RELATED MATTERS

BE IT ORDAINED by the Board of Aldermen of the Town of Abita Springs that Budget Ordinance No. 483 for fiscal year 2018 is hereby amended in that budget adjustment regarding the Sections as set forth hereinafter be adopted for the 2018 Fiscal Year Budget.

IT IS FURTHER ORDAINED, that in Section VI. that the figures be changed to read as follows:

- On page 2, line 44, delete the dollar amount "\$1,015,402.00" and in lieu thereof insert "\$1,065,402.00."

IT IS FURTHER ORDAINED, that in Section VII. that the figures be changed to read as follows:

- On page 2, line 48, delete the dollar amount "\$52,670.00" and in lieu thereof insert "\$56,000.00."

IT IS FURTHER ORDAINED, that in Section VII. that the figures be changed to read as follows:

- On page 2, line 52, delete the dollar amount "\$1,015,402.00" and in lieu thereof insert "\$1,068,732.00."

IT IS FURTHER ORDAINED, that in Section IX. that the figures be changed to read as follows

- On page 2, line 61, delete the dollar amount "\$215,000.00" and in lieu thereof insert "\$232,000.00."

IT IS FURTHER ORDAINED, that in Section IX. that the figures be changed to read as follows:

- On page 2, line 63, delete the dollar amount "\$195,700.00" and in lieu thereof insert "\$215,000.00."

IT IS FURTHER ORDAINED, that in Section IX. that the figures be changed to read as follows:

- On page 2, line 65, delete the dollar amount "\$175,000.00" and in lieu thereof insert "\$255,000.00."

IT IS FURTHER ORDAINED, that in Section IX. that the figures be changed to read as follows:

- On page 2, line 66, delete the dollar amount "\$1,991,081.00" and in lieu thereof insert "\$2,107,381.00."

IT IS FURTHER ORDAINED, that in Section X. that the figures be changed to read as follows:

- On page 2, line 69, delete the dollar amount "\$25,158.00" and in lieu thereof insert "\$15,000.00."

IT IS FURTHER ORDAINED, that in Section X. that the figures be changed to read as follows:

- On page 2, line 70, delete the dollar amount “\$80,000.00” and in lieu thereof insert “\$0.00.”

IT IS FURTHER ORDAINED, that in Section X. that the figures be changed to read as follows:

- On page 2, line 71, delete the dollar amount “\$105,158.00” and in lieu thereof insert “\$15,000.00.”

IT IS FURTHER ORDAINED, that in Section XI. that the figures be changed to read as follows:

- On page 2, line 74, delete the dollar amount “\$105,158.00” and in lieu thereof insert “\$15,000.00.”

IT IS FURTHER ORDAINED, that in Section XI. that the figures be changed to read as follows:

- On page 2, line 75, delete the dollar amount “\$105,158.00” and in lieu thereof insert “\$15,000.00.”

IT IS FURTHER ORDAINED, that in Section XII. that the figures be changed to read as follows:

- On page 2, line 78, delete the dollar amount “\$48,515.00” and in lieu thereof insert “\$46,000.00.”

IT IS FURTHER ORDAINED, that in Section XII. that the figures be changed to read as follows:

- On page 2, line 79, delete the dollar amount “\$48,515.00” and in lieu thereof insert “\$46,000.00.”

IT IS FURTHER ORDAINED, that in Section XIII. that the figures be changed to read as follows:

- On page 2, line 82, delete the dollar amount “\$48,515.00” and in lieu thereof insert “\$53,000.00.”

IT IS FURTHER ORDAINED, that in Section XIII. that the figures be changed to read as follows:

- On page 2, line 83, delete the dollar amount “\$48,515.00” and in lieu thereof insert “\$53,000.00.”

IT IS FURTHER ORDAINED, that in Section XIV. that the figures be changed to read as follows:

- On page 2, line 86, delete the dollar amount “\$26,012.00” and in lieu thereof insert “\$24,000.00.”

IT IS FURTHER ORDAINED, that in Section XIV. that the figures be changed to read as follows:

- On page 2, line 87, delete the dollar amount “\$26,012.00” and in lieu thereof insert “\$24,000.00.”

IT IS FURTHER ORDAINED, that in Section XV. that the figures be changed to read as follows:

- On page 2, line 90, delete the dollar amount “\$26,012.00” and in lieu thereof insert “\$31,000.00.”

IT IS FURTHER ORDAINED, that in Section XV. that the figures be changed to read as follows:

- On page 2, line 91, delete the dollar amount “\$26,012.00” and in lieu thereof insert “\$31,000.00.”

IT IS FURTHER ORDAINED, that in Section XVI. that the figures be changed to read as follows:

- On page 2, line 94, delete the dollar amount “\$305,150.00” and in lieu thereof insert “\$263,000.00.”

IT IS FURTHER ORDAINED, that in Section XVI. that the figures be changed to read as follows:

- On page 2, line 95, delete the dollar amount “\$305,150.00” and in lieu thereof insert “\$263,000.00.”

IT IS FURTHER ORDAINED, that in Section XVII. that the figures be changed to read as follows:

- On page 3, line 98, delete the symbol “-“ and in lieu thereof insert “\$21,000.00.”

IT IS FURTHER ORDAINED, that in Section XVII. that the figures be changed to read as follows:

- On page 3, line 102, delete the dollar amount “\$305,150.00” and in lieu thereof insert “\$326,150.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 109, delete the dollar amount “\$159,000.00” and in lieu thereof insert “\$183,000.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 110, delete the dollar amount “\$2,000.00” and in lieu thereof insert “\$3,000.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 112, delete the dollar amount “\$39,000.00” and in lieu thereof insert “\$50,000.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 115, delete the dollar amount “\$12,000.00” and in lieu thereof insert “\$19,000.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 116, delete the dollar amount “\$7,200.00” and in lieu thereof insert “\$7,600.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 119, delete the dollar amount “\$9,000.00” and in lieu thereof insert “\$11,000.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 121, delete the dollar amount “\$1,500.00” and in lieu thereof insert “\$3,400.00.”

IT IS FURTHER ORDAINED, that in Section XIX. that the figures be changed to read as follows:

- On page 3, line 122, delete the dollar amount “\$295,000.00” and in lieu thereof insert “\$342,300.00.”

IT IS FURTHER ORDAINED, that in Section XX. that the figures be changed to read as follows:

- On page 3, line 125, delete the dollar amount “\$1,500,000.00” and in lieu thereof insert “\$600,000.00.”

IT IS FURTHER ORDAINED, that in Section XX. that the figures be changed to read as follows:

- On page 3, line 126, delete the dollar amount “\$1,500,000.00” and in lieu thereof insert “\$600,000.00.”

IT IS FURTHER ORDAINED, that in Section XX1. that the figures be changed to read as follows:

- On page 3, line 129, delete the dollar amount “\$30,000.00” and in lieu thereof insert “\$151,900.00.”

IT IS FURTHER ORDAINED, that in Section XXI. that the figures be changed to read as follows:

- On page 3, line 130, delete the dollar amount “\$50,000.00” and in lieu thereof insert “\$389,800.00.”

IT IS FURTHER ORDAINED, that in Section XXI. that the figures be changed to read as follows:

- On page 3, line 131, delete the dollar amount “\$1,420,000.00” and in lieu thereof insert “\$0.00.”

IT IS FURTHER ORDAINED, that in Section XXI. that the figures be changed to read as follows:

- On page 3, line 132, delete the dollar amount “\$1,500,000.00” and in lieu thereof insert “\$541,700.00.”

NOW THEREFORE BE IT ORDAINED, that in all other respects Ordinance # 483 remains in full force and effect.

The Ordinance being submitted to a vote, the vote thereon was as follows:

AYES:

NAYS:

ABSENT:

ABSTENTIONS:

And this Ordinance was declared adopted this _____ day of _____, 2019.

Janet Dufrene, Town Clerk

Honorable Daniel J. Curtis, Mayor

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

INSTRUMENT 2019 - 006

1
2
3 AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO AMEND
4 SECTION 9-215(A) BY ADDING THERETO TO PROVIDE FOR AND REGULATE THE USE OF
5 BED N BREAKFASTS IN THE RESIDENTIAL DISTRICT AND TO PROVIDE FOR RELATED MATTERS.
6

7 **IT IS HEREBY ORDAINED** by the Board of Aldermen of the Town of Abita Springs that Section 9-215
8 (a) of the Code of Ordinances of the Town of Abita Springs be amended by adding thereto Subsection
9 (12) to read as follows:
10

11 Section 9-215 (a)

12
13 (12) Bed N Breakfasts, when the owner resides at the residence, not more than 20% of the
14 structure may be rented. Additional requirements are as follows:
15

- 16 a. One meal per day must be provided to guests
17 b. There is a limited stay of two weeks. A longer stay may be approved by the Planning Director
18 due to a hardship.
19 c. The Bed N Breakfast must be approved by the State Fire Marshal.
20 d. There shall be one (1) parking spot provided per rentable rooms
21 e. All signs in connection with the Bed n Breakfast must follow Historic District Guidelines and be
22 approved by the Historic Commission.
23

24 **BE IT FURTHER ORDAINED** that in all other respects Section 9-215(a) shall remain in full force and
25 effect.
26

27 An Ordinance introduced by _____ and seconded by _____ on this ___ day of
28 _____, 2019.
29

30 This Ordinance was adopted on a motion of Alderman _____, seconded by Alderman
31 _____, on this ___ day of _____, 2019.
32

33 YEAS: _____

34 NAYS: _____

35 ABSENT: _____

36 ABSTAIN: _____
37
38

39 _____
HONORABLE DANIEL J. CURTIS, MAYOR

40 _____
JANET DUFRENE, TOWN CLERK
41
42

Town of Abita Springs



**MAYOR
DANIEL J. CURTIS**

INSTRUMENT 2019-007

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS;
TO REPEAL SECTION 9-215.1 OF THE TOWN OF ABITA SPRINGS CODE OF
ORDINANCES RELATIVE TO THE BROOKFOREST ZONING DISTRICT AND TO
PROVIDE FOR OTHER RELATED MATTERS.

IT IS HEREBY ORDAINED by the Board of Aldermen of the Town of Abita Springs that the
Code of Ordinance of the Town of Abita Springs be amended as follows:
Section 9-251.1 is hereby repealed.

An Ordinance introduced by _____ and seconded by _____ on this
____ day of _____, 2019.

An Ordinance adopted by Alderman _____ and seconded by Alderman
_____ on this _____ day of _____, 2019.

The vote was:

YEAS:

NAYS:

ABSENT:

ABSTAIN

HONORABLE DANIEL J. CURTIS, MAYOR

JANET DUFRENE, TOWN CLERK