



These minutes are from the Town of Abita Springs Public Committee Meetings on June 4, 2019.

FINANCE COMMITTEE: Ms. Contois moved to open the Finance Committee Meeting and accept the May 2019 minutes, seconded by Mr. Murphy. 1.) Jay Hawkins presented the April account balance sheets. Mr. Hawkins reported that additional funds have been transferred into the LAMP account. 2.) Ms. Contois opened discussion of amendment of 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. Mr. Hawkins explained that the budget amendment is required due to a 5% negative variance in income and expenditures. Ms. Contois moved to favorably recommend the Instrument, seconded by Mr. Murphy. Ms. Contois moved to close the meeting, seconded by Mr. Murphy.

GOVERNMENTAL COMMITTEE: Mr. Saussy moved to open the Governmental Committee Meeting and to accept the May 2019 minutes, seconded by Mr. Murphy. 1.) Mr. Saussy opened discussion of 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 AND BREAKFASTS IN THE RESIDENTIAL DISTRICT AND TO PROVIDE FOR RELATED MATTERS. It was noted that the Bed and Breakfast use was allowed in the Residential Zoning District and a later amendment to the ordinance reportedly mistakenly omitted the allowable use. The proposed instrument would reinstate the allowance. Questions from the Board addressed the provision that only 20% of the structure may be rented and that the law did not specify that the provided parking spot must be off-street. The public encouraged the Board to thoroughly investigate the policy reasons behind the original provisions of the law. Another resident expressed an alternative perspective stating that decisions should be based on what is best for Abita Springs "now" and further suggested that the percentage be eliminated. Mr. Saussy moved forward the instrument to the Planning and Zoning Commission for review and recommendation. The motion was seconded by Mr. Murphy. 2.) Mr. Saussy opened discussion of Instrument 2019-008 AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE TOWN OF ABITA SPRINGS; TO AMEND SECTION 9-205 BY ADDING THERETO THE DEFINITION OF OWNER AND SHORT-TERM RENTALS AND TO ADD SECTION 9-231 TO PROVIDE FOR AND REGULATE THE USE OF SHORT-TERM RENTALS AND TO PROVIDE FOR RELATED MATTERS. Ms. Contois recognized that there appeared to be no regulation related to the size of the rentable area, noting the connection to the possibility of larger properties being used as a special event venue. Also raised were points and questions related to whether short-term rentals should be restricted to a certain number of rentals in a neighborhood, prohibited in certain zones, the frequency of events, and the appeal of the revocation of permits. The instrument was sent to the Planning and Zoning Commission for consideration on a motion of Mr. Saussy, seconded by Mr. Murphy. 3.) Mr. Saussy opened discussion of 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 BROOK FOREST ZONING DISTRICT AND TO PROVIDE FOR OTHER RELATED MATTERS. Mayor Curtis explained the Town is in the process of reviewing zoning ordinances in concert with efforts to work toward a Master Plan. This review revealed that Brook Forest has a unique zoning district with more restrictive regulation than in other residential areas, to the benefit of a few. The Mayor noted that other neighborhoods handle the type of issues included in the Brook Forest Ordinance through restrictive covenants rather than government regulation. Several Brook Forest residents expressed opposition to the repeal of the ordinance asserting that Brook Forest Rd. is unlike other areas with a substandard road and flooding concerns. In addition, a resident commented that the law was approved properly many years ago and should remain. Another Brook Forest resident expressed opposition to the requirement that even those whose property is not designated as a special flood hazard area must build elevated dwellings. Mr. Saussy made a motion to forward the Instrument to Planning and Zoning, seconded by Mr. Murphy. 4.) Mr. Saussy made a motion to favorably recommend THE RESOLUTION SELECTING THE ST TAMMANY FARMER AS THE TOWN'S OFFICIAL JOURNAL to the Town Council, seconded by Mr. Murphy. Mr. Saussy moved to close the Governmental Committee Meeting, seconded by Mr. Murphy.

INFRASTRUCTURE COMMITTEE: Mr. Murphy requested that Ms. Contois serve as Infrastructure Committee Chair in Mr. Patterson's absence. Ms. Contois agreed and moved to open the Infrastructure Committee Meeting and to accept the May 2019 minutes, seconded by Mr. Saussy. Ms. Contois moved to close the meeting, seconded by Mr. Saussy.

ECONOMIC DEVELOPMENT COMMITTEE: Ms. Randolph moved to open the Economic Development Committee Meeting and to accept the May 2019 minutes, seconded by Ms. Contois. With no new business to discuss, Ms. Randolph moved to close the meeting, seconded by Ms. Contois.

Mr. Murphy made a motion to close the committee meetings, seconded by Mr. Saussy.

MEETING ADJOURNED
RESPECTFULLY SUBMITTED THIS 4th DAY OF JUNE 2019.

Janet Dufrene, Town Clerk

Daniel J. Curtis, Mayor