

**OFFICIAL MINUTES OF THE CITY COUNCIL
CITY OF THIBODAUX
CITY HALL
THIBODAUX, LOUISIANA
JULY 6, 2021**

The City Council of the City of Thibodaux assembled in regular session at its regular meeting place, City Hall, 310 West 2nd Street, Thibodaux, Louisiana, on Tuesday, July 6, 2021 at 5:00 P.M.

There were present: Councilmen Tabor, Naquin, Mire and Councilwoman Johnson.

There were also present: Mayor Tommy Eschete and Beau Brooks.

Absent: Councilman Richard.

The minutes of the June 15, 2021 City Council Meeting were approved as written.

The City wishes to make renovations to the walking trail along the Adley Landry Reservoir and has requested that High Tide Consultants provide a proposal to provide the design, bid assistance and construction management for this project.

The proposed agreement stipulates that High Tide Consultants will perform design services for the Reservoir Walking Trail Renovation Project for an estimated fee of \$14,927.00 based on a percentage of construction costs, plus additional hourly reimbursable costs.

On motion of Councilman Naquin, seconded by Councilwoman Johnson, the Council voted on a resolution to authorize the Mayor to execute a Professional Services Agreement with High Tide Consultants for the Reservoir Walking Trail Renovation Project. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

RESOLUTION NO. 2334

***A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A
PROFESSIONAL SERVICES AGREEMENT WITH HIGH TIDE
CONSULTANTS FOR THE RESERVOIR WALKING TRAIL
RENOVATION PROJECT***

BE IT RESOLVED by the City Council of the City of Thibodaux in regular session assembled, that;

WHEREAS, the City wishes to construct a new No-Fault walking trail surface and base upgrades on the existing track at the Adley Landry Water Reservoir; and

WHEREAS, the Mayor has selected High Tide Consultants to provide design services for the aforesaid project with an estimated fee of \$14,927.00 based on a percentage of construction costs, plus additional hourly reimbursable costs; and

WHEREAS, it is necessary to execute a contract with the said engineering firm for the services to be rendered in conjunction with this project.

NOW, THEREFORE BE IT RESOLVED by the City Council that the Mayor be and is hereby authorized to execute an engineering contract with High Tide Consultants for the aforementioned project.

BE IT FURTHER RESOLVED that a copy of the said contract is attached hereto as "Exhibit A" and thereby made a part hereof.

The above resolution having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

And the above resolution was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The City executed a contract with David Waitz Engineering for engineering services for the Replacement of Trickling Filter Media Project at the South Thibodaux Wastewater Treatment Plant. Due to the City receiving two (2) grants with funds to be used for this project, the City is able to expand the scope of services for this project. Therefore, it is necessary to amend the contract with the firm in order to reflect the increase of basic engineering fees for a total of \$148,308.97, and the total amount for additional services is \$67,500.00.

On motion of Councilman Tabor, seconded by Councilman Naquin, the Council voted on a resolution to authorize the Mayor to sign Amendment No. 1 to the Engineering Contract with David Waitz Engineering for the replacement of trickling filter media at the South Thibodaux Wastewater Treatment Plant. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

RESOLUTION NO. 2335

**A RESOLUTION AUTHORIZING THE MAYOR TO SIGN
AMENDMENT NO. 1 TO THE ENGINEERING CONTRACT WITH
DAVID WAITZ ENGINEERING FOR THE REPLACEMENT OF
TRICKLING FILTER MEDIA AT THE SOUTH THIBODAUX
WASTEWATER TREATMENT PLANT**

BE IT RESOLVED by the City Council of the City of Thibodaux in regular session assembled, that;

WHEREAS, the City entered into a professional services agreement with David Waitz Engineering for the design and construction of the replacement of trickling filter media at the south Thibodaux Wastewater Treatment Plant; and

WHEREAS, the Engineer has prepared Amendment No. 1 to the agreement due to Contractor's increase in fees for basic services for a lump sum in the amount of \$148,308.97 and additional services in the amount of \$67,500.00; and

WHEREAS, the increase in fees is due to the expansion of the project from the original bid documents because of the acquisition of two (2) grants to be used toward the construction of this project; and

WHEREAS, it is necessary to execute Amendment No.1 to the professional services contract with the said Engineer for the services to be rendered.

NOW, THEREFORE BE IT RESOLVED by the City Council that the Mayor

be and is hereby authorized to execute Amendment No. 1 to the professional services agreement with David Waitz Engineering for the aforementioned project.

BE IT FURTHER RESOLVED that a copy of the said contract amendment is attached hereto as "Exhibit A" and thereby made a part hereof.

The above resolution having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

And the above resolution was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The Finance Director has received a proposal for the renewal of the City's Inland Marine Insurance coverage for the period July 18, 2021 through July 18, 2022. The proposal was submitted by USI Insurance Services, LLC with Great American Insurance Company.

Ms. Hebert is recommending that we renew our coverage with USI Insurance Services with an annual premium of \$20,735.00 on a TIV (Total Insured Value) of \$4,101,619.00.

On motion of Councilwoman Johnson, seconded by Councilman Naquin, the Council voted on a resolution to authorize the Mayor to sign a renewal contract with USI Insurance Services, LLC for the 2021-2022 Inland Marie Insurance Policy. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

RESOLUTION NO. 2336

A RESOLUTION AUTHORIZING THE MAYOR TO SIGN A RENEWAL CONTRACT WITH USI INSURANCE SERVICES, LLC FOR 2021-2022 INLAND MARINE INSURANCE POLICY

BE IT RESOLVED by the City Council of the City of Thibodaux in regular session assembled, that:

WHEREAS, the City's Inland Marine Insurance coverage is set to expire on July 18, 2021; and

WHEREAS, the City has received a renewal proposal from our agent, USI Insurance Services, LLC, for the City's 2021-2022 Inland Marine Insurance coverage; and

WHEREAS, the Mayor is recommending that the City accept the renewal proposal presented by USI Insurance Services, LLC with Great American Insurance Company for the aforesaid insurance coverage in the amount of \$20,735.00

NOW, THEREFORE BE IT RESOLVED, by the City Council of the City of Thibodaux that the Mayor be and is hereby authorized to sign a renewal contract for the coverage presented by USI Insurance Services, LLC for the City's 2021-2022

Inland Marine Insurance coverage as stated herein.

The above resolution having been submitted to a vote, the vote thereon was as follows:

**YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard**

And the above resolution was declared adopted this 6th day of July 2021.

**/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.**

**/s/ Chad J. Mire
Chad J. Mire, President**

Councilman Naquin introduced an ordinance to authorize the Mayor to execute a plat reducing a twenty-five foot sewer force main servitude to fifteen feet along Emporium Avenue on property owned by Acadia Agricultural Holdings, LLC.

Councilwoman Johnson introduced an ordinance to amend Ordinance No. 3111 “Appropriation Ordinance for the Year 2021” – Supplemental Appropriation I (Mid-Year).

The Public Hearings on these ordinances will be held at the Council meeting on July 20, 2021.

The Planning & Zoning Commission has recommended the approval of a special exception request by G.F.P. Architecture on behalf of Premiere One Investments, LLC for property located at 1200 Canal Boulevard.

Section 307 of the Thibodaux Zoning Ordinance stipulates the process for granting a special exception to certain provisions contained in the zoning ordinance. This particular request is to allow a special exception in accordance with the provisions of the C-1 Zoning District Regulations in order to construct a mini-warehouse facility at 1200 Canal Boulevard. The owner would like to construct and operate a twelve (12) unit mini-warehouse at this location.

On motion of Councilwoman Johnson, seconded by Councilman Tabor, the Council voted on an ordinance to approve a special exception request in accordance with Section 307 of the Thibodaux Zoning Ordinance in order to allow a mini-warehouse in a C-1 Zoning District – Canal Boulevard. Upon roll call the vote was as follows:

**YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard**

ORDINANCE NO. 3158

**AN ORDINANCE APPROVING A SPECIAL EXCEPTION
REQUEST IN ACCORDANCE WITH SECTION 307 OF THE
THIBODAUX ZONING ORDINANCE IN ORDER TO ALLOW A
MINI-WAREHOUSE IN A C-1 ZONING DISTRICT – 1200 CANAL
BOULEVARD**

***BE IT ORDAINED* by the City Council of the City of Thibodaux in regular session assembled, that:**

***WHEREAS*, in accordance with the provisions of Section 307 of the Thibodaux Zoning Ordinance, a special exception request has been filed with the Zoning Administrator by G.F.P. Architecture on behalf of Premier One Investments, LLC**

for property located at 1200 Canal Boulevard which is designated as a C-1 Zoning District; and

WHEREAS, the request was filed in order to request a special exception in accordance with the C-1 Zoning District regulations in order to allow a mini-warehouse in order for them to construct and operate a twelve (12) unit mini-warehouse 1200 Canal Boulevard; and

WHEREAS, a request for a special exception was duly referred to the Thibodaux Planning and Zoning Commission on May 5, 2021 and the Commission is recommending approval of the request by the City Council.

NOW, THEREFORE BE IT ORDAINED by the City Council of the City of Thibodaux that the aforesaid special exception request to allow a mini-warehouse to be constructed in a C-1 Zoning District located at 1200 Canal Boulevard is hereby approved.

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The City would like to enter into a cooperative endeavor agreement with Terrebonne Parish Consolidated Waterworks District No. 1 in order for them to provide billing and collection services for the City's sewer customers that are in Terrebonne Parish. Terrebonne will bill the City sewer rate based on their customers' water usage and remit to us monthly less a 10% administrative fee. The City will still be responsible for the collection of any deposits, connection, re-connection, or inspection fees.

On motion of Councilman Naquin, seconded by Councilwoman Johnson, the Council voted on an ordinance to authorize the Mayor to execute a Cooperative Endeavor Agreement with Terrebonne Parish Consolidated Waterworks District No. 1 for billing and collection of sewer service charges for Terrebonne Parish customers. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

ORDINANCE NO. 3159

**AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE A
COOPERATIVE ENDEAVOR AGREEMENT WITH
TERREBONNE PARISH CONSOLIDATED WATERWORKS
DISTRICT NO. 1 FOR BILLING AND COLLECTION OF SEWER
SERVICE CHARGES FOR TERREBONNE PARISH CUSTOMERS**

BE IT ORDAINED by the City Council of the City of Thibodaux in regular session assembled, that:

WHEREAS, the City and Terrebonne Parish Consolidated Waterworks District No. 1 are desirous of entering into a Cooperative Endeavor Agreement in

order for Waterworks to provide billing and collection services for City sewer service fees for the customers in Terrebonne Parish; and

WHEREAS, Waterworks will bill and collect the City’s sewer rate based on the customers Terrebonne Parish water consumption and remit to the City monthly less a ten (10%) percent administrative fee; and

WHEREAS, the City will be responsible for the collection of deposits, connection, re-connection, and inspection fees for our customers in Terrebonne Parish; and

WHEREAS, in order for the City to execute this proposed agreement it is necessary for the Council to authorize the Mayor to execute a Cooperative Endeavor Agreement.

NOW, THEREFORE BE IT ORDAINED by the City Council that the Mayor is hereby authorized to execute a Cooperative Endeavor Agreement with the Terrebonne Parish Consolidated Waterworks District No. 1 to provide billing and collection services for the City’s sewer service fees for customers located in Terrebonne Parish.

BE IT FURTHER ORDAINED that a copy of the said agreement is attached hereto as Exhibit “A” and thereby made a part hereof.

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The Blue Cross Blue Shield of Louisiana Foundation has awarded the City funding in an amount of \$300,000.00 to be used towards the construction of the Menard Pedestrian/Bike Trail Project. The total estimated construction cost for this project is \$899,762.65, and the City has also been awarded \$200,000.00 from Lorio Foundation, and \$80,000.00 from FHWA Recreational Trails Program, bringing the City’s responsibility to \$319,762.65 unless other grant funds are acquired.

On motion of Councilwoman Johnson, seconded by Councilman Naquin, the Council voted on an ordinance to authorize the Mayor to sign a grant agreement with Blue Cross Blue Shield of Louisiana Foundation. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

ORDINANCE NO. 3160

***AN ORDINANCE AUTHORIZING THE MAYOR TO SIGN
A GRANT AGREEMENT WITH BLUE CROSS BLUE SHIELD OF
LOUISIANA FOUNDATION***

BE IT ORDAINED by the City Council of the City of Thibodaux in regular session assembled, that:

WHEREAS, the City has applied for funding assistance from Blue Cross Blue Shield of Louisiana Foundation funding toward the cost of construction of the Menard Street Pedestrian/Bike Trail Project; and

WHEREAS, the Foundation has awarded a grant to the City in the amount of \$300,000.00 with a payment of \$250,000.00 upon execution of this agreement, and payments of \$25,000.00 each in 2022 and 2023; and

WHEREAS, it is necessary to execute an agreement with Blue Cross Blue Shield of Louisiana Foundation for the grant funds mentioned hereinbefore.

NOW, THEREFORE BE IT ORDAINED by the City Council that the Mayor be and is hereby authorized to perform all duties, and execute all documents necessary for the administration of the grant award from Blue Cross Blue Shield of Louisiana Foundation on behalf of the City of Thibodaux.

BE IT FURTHER ORDAINED that a copy of the said agreement is attached hereto as "Exhibit A" and thereby made a part hereof.

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The Planning & Zoning Commission has recommended the approval of a special exception request by Jestin Major for property located at 500 East 7th Street.

Section 307 of the Thibodaux Zoning Ordinance stipulates the process for granting a special exception to certain provisions contained in the zoning ordinance. This particular request is to allow a special exception in accordance with the provisions of the B-1 Zoning District Regulations in order to operate a specialty restaurant (snowball and nacho stand) at 500 East 7th Street.

A discussion took place relative to the parking slots required at this location and the congestion of traffic in this area.

On motion of Councilman Tabor, seconded by Councilwoman Johnson, the Council voted on an ordinance to approve a special exception request in accordance with Section 307 of the Thibodaux Zoning Ordinance in order to allow a specialty restaurant in a B-1 Zoning District – 500 East 7th Street (Snowball and Nacho Stand). Upon roll call the vote was as follows:

YEAS: None

NAYS: Tabor, Johnson, Naquin, Mire

ABSTAINED: None

ABSENT: Richard

This item failed with a vote of 0-4.

The Planning and Zoning Commission has recommended that the City Council consider an ordinance to amend Section 202 of the Thibodaux Zoning Ordinance.

This Section of the Zoning Ordinance provides the definitions of terms within the Ordinance. The proposed amendment includes the addition of a definition of the term “Commercial/Large Scale Solar Systems” that is currently not included in this section that was discussed and approved by the Planning and Zoning Commission at their meeting on June 2, 2021.

Andy Andolsek & Troy Bellanger, 204 East Bayou Rd., Thibodaux, LA 70301 and Chris Barry, 422 Admiral Blvd., Kansas City, MO 64106, addressed the Council with regard to the next three ordinances.

A discussion took place between all parties in reference to the proposed Commercial/Large Scale Solar System.

On motion of Councilman Tabor, seconded by Councilwoman Johnson, the Council voted on an ordinance to amend and re-enact Article II, Section 202 of the Thibodaux Zoning Ordinance – Commercial/Large Scale Solar Systems Definition. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

ORDINANCE NO. 3161

***AN ORDINANCE TO AMEND AND RE-ENACT
ARTICLE II, SECTION 202 OF THE THIBODAUX ZONING
ORDINANCE – COMMERCIAL/LARGE SCALE SOLAR SYSTEMS
DEFINITION***

BE IT ORDAINED by the City Council of the City of Thibodaux in regular session assembled, that Article II, Section 202 of the Thibodaux Zoning Ordinance is hereby amended and re-enacted so as to add the following definition as recommended by Planning and Zoning Commission to read as follows:

Commercial/Large Scale Solar Systems: Ground mount solar energy systems that are designed for providing energy to off-site uses or export to the wholesale market.

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire
NAYS: None
ABSTAINED: None
ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

The Administration has requested that the Planning and Zoning Commission consider amending Section 505 Table 5.1, Section 506 Table 5.3, Section 507 Table 5.5, and Section 508 Table 5.7 in order to include “Commercial/Large Scale Solar Systems” as a special Exception in all Zoning Districts and list Section 803 (M) as the Use Standards. The Commission considered this request at their meeting on June 2, 2021, and they have recommended approval by the City Council.

On motion of Councilman Tabor, seconded by Councilman Mire, the Council voted on an ordinance to amend and re-enact Section 505 Table 5.1, Section 506 Table 5.3, Section 507 Table 5.5 and Section 508 Table 5.7 of the Thibodaux

Zoning Ordinance in order to establish a Special Exception in all Zoning Districts for Commercial/Large Scale Solar Systems. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

ORDINANCE NO. 3162

AN ORDINANCE TO AMEND AND RE-ENACT SECTION 505 TABLE 5.1, SECTION 506 TABLE 5.3, SECTION 507 TABLE 5.5, AND SECTION 508 TABLE 5.7 OF THE THIBODAUX ZONING ORDINANCE IN ORDER TO ESTABLISH A SPECIAL EXCEPTION IN ALL ZONING DISTRICTS FOR COMMERCIAL/LARGE SCALE SOLAR SYSTEMS

BE IT ORDAINED by the City Council of the City of Thibodaux in regular session assembled, that Section 505 Table 5.1, Section 506 Table 5.3, Section 507 Table 5.5, and Section 508 Table 5.7 of the Thibodaux Zoning Ordinance are hereby amended and re-enacted as follows:

Section 505. Residential Use Districts

Table 5.1: Residential District Permitted Uses and Special Exceptions

Commercial/Large Scale Solar Systems – Special Exception (SE)

Use in R-1, R-2, R-3, R-4, and RB Districts with Use Standards in Section 803 (M)

Section 506. Commercial Use Districts

Table 5.3: Commercial District Permitted Uses and Special Exceptions

Commercial/Large Scale Solar Systems – Special Exception (SE)

Use in B-1, C-1, C-2, and CBD Districts with Use Standards in Section 803 (M)

Section 507. Industrial Use Districts

Table 5.5: Industrial District Permitted Uses and Special Exceptions

Commercial/Large Scale Solar Systems – Special Exception (SE)

Use in I-1 and I-2 Districts with Use Standards in Section 803 (M)

Section 508. Special Use Districts

Commercial/Large Scale Solar Systems – Special Exception (SE)

Use in OS and C Districts with Use Standards in Section 803 (M)

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

**/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.**

**/s/ Chad J. Mire
Chad J. Mire, President**

The Planning and Zoning Commission has recommended that the City Council consider an ordinance to amend Section 803 of the Thibodaux Zoning Ordinance.

This Section of the Zoning Ordinance provides Use Standards for certain uses included in the Ordinance. The proposed amendment will add a use standard by creating Sub-Section M. Commercial/Large Scale Solar Systems. This was discussed and approved by the Planning and Zoning Commission at their meeting on June 2, 2021.

On motion of Councilman Tabor, seconded by Councilman Naquin, the Council voted on an ordinance to amend and re-enact Article VIII, Section 803 of the Thibodaux Zoning Ordinance so as to create Sub-Section M – Commercial/Large Scale Solar Systems. Upon roll call the vote was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

ORDINANCE NO. 3163

***AN ORDINANCE TO AMEND AND RE-ENACT
ARTICLE VIII, SECTION 803 OF THE THIBODAUX ZONING
ORDINANCE SO AS TO CREATE SUB-SECTION M-
COMMERCIAL/LARGE SCALE SOLAR SYSTEMS***

BE IT ORDAINED by the City Council of the City of Thibodaux in regular session assembled, that Article VIII, Section 803 of the Thibodaux Zoning Ordinance is hereby amended and re-enacted so as to add Sub-Section (M) to read as follows:

Article VIII – Use Standards

Section 803. Use Standards

M. Commercial/Large Scale Solar Systems – Ground mount solar energy systems that are designed for providing energy to off-site uses or export to the wholesale market require a Special Exception and shall comply with all applicable provisions of the Lot Zoning Ordinance. The following information shall also be submitted as part of the application for Special Exception.

(1) A site plan with existing conditions showing the following:

Ownership information for the proposed development, existing property lines and property lines extending one hundred (100) feet from the exterior boundaries including the names of adjacent property owners and the current use of those properties.

- a. Existing public and private roads, showing widths of the road and any associated easements**
- b. Location and size of any abandoned wells, sewerage treatment systems**
- c. Existing buildings and impervious surfaces**
- d. A contour map showing typography at two (2) foot intervals. A contour map of surrounding properties may also be required.**
- e. Existing vegetation (list type and percentage of coverage: i.e., cropland / plowed fields, grassland, wooded areas, etc.)**
- f. Any delineated wetland boundaries**
- g. A copy of the current FEMA FIRM maps that shows the subject property including the one-hundred year floor elevation and any regulated flood protection elevation, if available.**

- h. Surface water drainage patterns**
- i. The location of any subsurface drainage tiles to the extent known**

(2) A conceptual site plan of proposed conditions showing the following which will not be significantly altered prior to submitting for a building permit:

- a. Location and spacing of the solar panels**
- b. Location to access roads**
- c. Location of underground or overhead electric lines connecting the Concentrated Solar Energy Soldering (CSES) to a building, substation or other electric load**
- d. New electric equipment other than at the existing building or substation that is to be the connection point for the CSES**
- e. A statement as to the tax parcels impacted by the development and the projected responsibility for payment of ad valorem real property taxes during the life of the project**
- f. The minimum individual tract required shall be four (4) acres**

(3) Fencing and Weed/Grass Control

- a. The applicant shall submit an acceptable weed/fence control plan for property inside and outside the fenced area for the entire property impacted by Solar Energy Systems (SES) construction. The Operating Company during the operation of CSES shall adhere to this vegetation plan.**
- b. Perimeter fencing shall have a maximum height of eight (8) feet. The fence shall contain appropriate warning signage that is posted such that it is clearly visible on the property.**

(4) Setbacks and Yards

- a. Solar panels shall be setback a minimum of fifty (50) feet from all property lines of property that is not a part of the special exception permit application. Solar panels shall be kept at least one hundred (100) feet from principal residential dwellings that are not part of the Special Exception permit.**
- b. Yards or lot coverage limits shall not apply to the solar panel installations of a CSES, however, the City may establish reasonable setbacks and drainage accommodations as may be necessary to prevent erosion and negative impacts to neighboring properties, as part of any Special Permit issued.**

(5) Fire Protection

- a. A fire protection plan for the construction and the operation of the CSES, and emergency access to the site.**

(6) Compliance with Building Code

- a. All solar energy systems shall comply with all City of Thibodaux building and maintenance codes as well as all Federal and State requirements. A final site plan will be submitted to the City of Thibodaux upon application for the project's building permit. In the event the solar panel height, layout, lot coverage or other information provided in the application for special use permit varies substantially from that approved as provided herein, pursuant to this, an amendment shall be required to the Special Use Permit.**

The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Tabor, Johnson, Naquin, Mire

NAYS: None

ABSTAINED: None

ABSENT: Richard

And the above ordinance was declared adopted this 6th day of July 2021.

/s/ Jennifer Morvant
Jennifer Morvant, Council Adm.

/s/ Chad J. Mire
Chad J. Mire, President

Larry Bolden, 1725 Midland Drive, addressed the Council concerning flooding in this area. He also presented the Council with a letter from Yancy Boveland with 51 signatures agreeing that they are all frustrated with flooding in this area.

A discussion took place between the Mayor, Council and Andy Andolsek, a Commissioner of the North Lafourche Levee District. The Administration said that they would look into a Cooperative Endeavor Agreement between the City, Parish and NLLD to address this problem.

The Mayor updated the Council on several projects going on throughout the City and updated the Council on upcoming plans with the Menard Street Pedestrian Project.

The Parks & Recreation Director addressed the Council sharing a story about the swim team and stating that they had won the 2021 Championship.

There being no further business the meeting was adjourned.

Jennifer Morvant, Council Adm.

Chad J. Mire, President