



**CITY OF ST. GABRIEL  
REGULAR MEETING OF THE MAYOR AND CITY COUNCIL  
THURSDAY, DECEMBER 15, 2016 - 6:00 P.M.  
ST. GABRIEL CITY HALL COMPLEX - 5035 IBERVILLE STREET - ROOM 32  
ST. GABRIEL, LOUISIANA**

**MEETING MINUTES**

**CALL TO ORDER**

The meeting of the Mayor and City Council was called to order at approximately 6:12 pm.

**ROLL CALL**

Present: Councilwoman Deborah R. Alexander  
Councilman Freddie C. Frazier, Sr.  
Councilman Ronald Grace  
Councilman Melvin Hasten, Sr. /Mayor Pro-tempore  
Councilman Kelvin York, Sr.

5 of 5 Council Members were in attendance therefore a majority was present for a quorum.

Presiding: Mayor Lionel Johnson, Jr.

Recording: Leman Raphael, City Clerk

**PRAYER & PLEDGE OF ALLEGIANCE**

A prayer was led by Mayor Lionel Johnson followed by the Pledge of Allegiance.

**PUBLIC FORUM – 5 minute limit (Please register with the City Clerk prior to the beginning of the meeting indicating your topic of discussion.) Topics should be on agenda items and/or city government concerns.**

Cheryl Hasten White voiced her concerns about the number of deaths in the community and the number of industrial plants within the City Limits. Mayor Johnson spoke to Mrs. White concerns. There were discussion among Mayor and Council.

William Smith questioned and spoke about his concerns related to the rezoning application for ADSO. Mayor Johnson replied to the inquiry in detail.

Tyrone Williams spoke about his concerns related to the rezoning application for ADSO.

Thomas Miller questioned and asked for more information on the Cooperative Endeavor Agreement and Payment in Lieu of Taxes Agreement.

**MOTION CONSIDERATION – Approval of minutes for meeting dated November 17, 2016.**

On a Motion by Councilwoman Alexander and seconded by Councilman Grace on a unanimous decision with none absent the minutes for meeting dated November 17, 2016 were approved.

**MOTION CONSIDERATION – Approval of minutes for meeting dated November 22, 2016.**

On a Motion by Councilman Frazier and seconded by Councilman Hasten on a unanimous decision with none absent the minutes for meeting dated November 22, 2016 were approved.

**MAYOR REPORT**

On a Motion by Councilman Grace and a Second by Councilman York on a unanimous decision with none absent pay estimate number 6 for St. Gabriel Drainage Project in the amount \$315,197.12 was approved for Richard Price Contracting.

On a Motion by Councilman Hasten and a Second by Councilwoman Alexander on a unanimous decision with none absent pay estimate number 4 for St. Gabriel Senior Center in the amount \$53,646.50 was approved for Law Industries, LLC.

On a Motion by Councilwoman Alexander and a Second by Councilman York on a unanimous decision with none absent change order number 5 for St. Gabriel Senior Center in the amount \$4,315.65 was approved for Law Industries, LLC.

On a Motion by Councilwoman Alexander and a Second by Councilman Frazier on a unanimous decision with none absent Officer Devin Boutte, with full-time hire date of August 25, 2015, was approved by Council for the purposes of supplemental pay and retirement.

On a Motion by Councilwoman Alexander and a Second by Councilman Frazier on a unanimous decision with none absent Officer Robert Williams, with full-time hire date of August 01, 2016 was approved by Council for the purposes of supplemental pay and retirement.

Mayor Johnson went through a detailed presentation of the concerns that Mrs. Cheryl White voiced during Public Forum. Mayor Johnson that he has begun an investigation with the number of deaths in the community, water and sewer samples with in the City. Councilman York went through details of the effects of chemical release within the community. Councilman Frazier suggested that a small task force made up of at least two Council Members be formed and meet on a bi-weekly base to ensure movement on the issues concerning the health of the community. Mayor agreed that a committee should be formed.

Mayor Johnson gave an update of the application submitted to FEMA for matters concerning the Flood of 2016.

**PLANNING & ZONING REPORT**

Mr. John Chumba, City Consultant, explained that the Application for JBW Properties, LLC for a variance 5 feet and subdivide Tract A-1 into seven tracts (85 x 250) for single family residential was unanimously approved by the Planning and Zoning Committee with a condition that the applicant complies with zoning regulations including the tree preservation regulations established by the City's Zoning Ordinance. Mr. Chumba explained to Council in detail that the Small Restaurant conditional use permit application for Charlie's Kitchen applicant Mary Jane Corbin at 1795 Jake Lane was unanimously approved by Planning Zoning Committee.

**INTRODUCTION – Applications for Adsorbent Solutions, LLC for Rezoning their Property from BIP to M1 and Area Variance located at 7100 St. Gabriel Avenue** Mr. Stewart Fulton of Adsorbent Solutions, LLC gave a detail presentation of their application for rezoning and area variance. Mr. Fulton gave explanations for concerns raised during Public Forum. There were questions and comments concerning the explanations from Mr. Fulton from Councilman York. Councilman York asked that the matter is put to a vote now. City Attorney, Phillip Canova, explained that process must be followed and on agenda for tonight is to set a public hearing for the next regular meeting and only at that time can the matter be voted on. Mr. Canova went in a great detail of the history of the Adsorbent Solutions application and the proper procedure based on the law and zoning regulations. There were further questions for Mr. Fulton. On a Motion by Councilman Hasten and a Second by Councilman Frazier on a unanimous decision with none absent a Public Hearing was scheduled for January 19, 2017.

**MOTION TO BEGIN – A Public Hearing**

On a Motion by Councilman Hasten and seconded by Councilman Frazier on a unanimous decision with none absent a Public Hearing began

**Application for JBW Properties, LLC for an area variance and an application to subdivide Tract A-1 into seven tracts for single family residential subdivision**

No Comment

**Application for Conditional Use Permit (Charlie’s Kitchen) for Mary Jane Corbin at 1795 Jake Lane. Legal Description: LOT FR JAKE LANE E MORRIS, W BATISTE, REAR JOHNSON. APPROX 1/2 ACS ///CB 211 E 140**

No Comment

**MOTION TO END – A Public Hearing Session and RETURN to Regular Meeting**

On a Motion by Councilwoman Alexander and seconded by Councilman Frazier on a unanimous decision with none absent the Application for JBW Properties, LLC for a variance 5 feet and subdivide Tract A-1 into seven tracts (85 x 250) for single family residential was approved.

**MOTION TO APPROVE – Application for JBW Properties, LLC for an area variance and an application to subdivide Tract A-1 into seven tracts for single family residential subdivision**

Mr. Greg Breaux of Sigma Consulting Group, Project Engineer, gave Council a detailed summary of the project. There were questions by Council. On a Motion by Councilman Hasten and seconded by Councilwoman Alexander on a unanimous decision with none absent a Public Hearing ended

**MOTION TO APPROVE – Application for Conditional Use Permit (Charlie’s Kitchen) for Mary Jane Corbin at 1795 Jake Lane. Legal Description: LOT FR JAKE LANE E MORRIS, W BATISTE, REAR JOHNSON. APPROX 1/2 ACS ///CB 211 E 140**

On a Motion by Councilman Frazier and seconded by Councilman Grace on a unanimous decision with none absent the Small Restaurant conditional use permit application for Charlie’s Kitchen applicant Mary Jane Corbin at 1795 Jake Lane was approved.

**MOTION TO APPROVE – Discuss and take Appropriate Action Authorizing Mayor Lionel Johnson Jr., on the behalf of the City of St. Gabriel to Negotiate and Enter into a Cooperative Endeavor Agreement and Payment in Lieu of Taxes Agreement by and among the City of St. Gabriel, the Iberville Parish School Board, the Parish of Iberville, the Sheriff and ex-officio tax collector of Iberville Parish, and any other necessary public parties and any Qualified Company, defined herein, and providing for other matters in connection therewith.**

There were questions from Council, Mayor Johnson explained in great detail of decision process when it relates to personal feelings and legal process. On a Motion by Councilwoman Alexander and seconded by Councilman Frazier Council approved and gave Mayor Lionel Johnson Jr., on the behalf of the City of St.

Gabriel the authorization to Negotiate and Enter into a Cooperative Endeavor Agreement and Payment in Lieu of Taxes Agreement by and among the City of St. Gabriel, the Iberville Parish School Board, the Parish of Iberville, the Sheriff and ex-officio tax collector of Iberville Parish, and any other necessary public parties and any Qualified Company, defined herein, and providing for other matters in connection therewith.

**ADJOURNMENT**

On a unanimous decision with none absent the meeting was adjourned at 7:07 p.m.

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**Leman Raphael**  
**City Clerk, City of St. Gabriel**

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**Lionel Johnson, Jr.**  
**Mayor, City of St. Gabriel**