

BENTON PARISH METROPOLITAN PLANNING COMMISSION

MINUTES

Monday, July 3, 2017 – 6:00 P.M.
Benton Town Hall
105 Sibley Street, Benton, LA

MEMBERS PRESENT

Martha Reyenga
Grace Jenkins
Shonta Neal

OTHERS PRESENT

Sam Marsiglia
Carlotta Askew-Brown
Michan Holbrook
Tom Lawson
James Harvey
Andy Hydro
Phillip Templeton
Dave Thompson
Benton Mayor Shelly Horton

MEMBERS ABSENT

Steve Vercher
Bryan Kauffer

Martha Reyenga, Chairman, called the meeting to order.

(A) Carlotta Askew, MPC Assistant Director, called roll and stated a quorum was present.

(B) PUBLIC HEARINGS

None

(C) PRELIMINARY HEARINGS

A motion to combine the three preliminary hearings together for discussion was made by Shonta Neal. The motion was seconded by Grace Jenkins. A roll call vote was held and the motion carried unanimously.

1. BP-18-17 – The application of Aiello Investments, LLC for Preliminary Plat approval for Turtle Creek Subdivision, Unit 3 being 26.935 acres located in Section 11 and 2, Township 19 North, Range 13 West, Bossier Parish, LA.
2. BP-19-17 – The application of Aiello Investments, LLC for Preliminary Plat approval for Turtle Creek Subdivision, Unit 4 being 2.816 acres located in Section 11, Township 19 North, Range 13 West, Bossier Parish, LA.
3. BP-20-17 – The application of Aiello Investments, LLC for Preliminary Plat approval for Turtle Creek Subdivision, Unit 5 being 2.200 acres located in Section 11 and 2, Township 19 North, Range 13 West, Bossier Parish, LA.

Michan Holbrook of Coyle Engineering was present to represent the applications and stated that the three plats were a continuation of a previously approved subdivision and described the size of the lots.

Tom Lawson, nearby property owner was present and discussed Turtle Creek's detention ponds and drainage issues in the area and presented the board with photos of a rain event that illustrated heavy overflow from the pond. He also discussed sewage treatment for the subdivision.

Martha Reyenga, MPC Chairman stated that Butch Ford, the parish engineer would be present to answer drainage questions as she would assume the ponds were constructed to not allow the heavy overflow represented in the photos.

Michan Holbrook spoke to the capacity of the sewage treatment for Turtle Creek.

James Harvey, nearby property owner, was present and discussed with the board that his property is the property that the water flows through and what the purpose of the Preliminary Hearing is.

Andy Hydro, resident of Turtle Creek, discussed with the board the issues of the drainage and sewage from Turtle Creek and here it drains.

Phillip Templeton, resident of West Lakeshore Drive, was present and discussed the water detention of Turtle Creek Subdivision.

Dave Thompson, resident of Turtle Creek and current HOA president, was present to discuss the previous developers of Turtle Creek and the future plans for the subdivision by Robert Aiello and his plans for drainage and sewage.

James Harvey explained to the board that he cannot find any drainage easements across his property in the records at the courthouse.

Benton Mayor Shelly Horton was present and explained the process of approval from cases heard by the board and thanked them for their service as volunteers to serve on the board.

A motion was made by Shonta Neal to schedule the three Preliminary plats for Public Hearing on August 7, 2017. The motion was seconded by Grace Jenkins. A roll call vote was held and the motion carried unanimously.

REGULAR MEETING

1. Approval of Minutes

Discussion was held by the chair to consider approval of the minutes of the June 5, 2017 meeting. Shonta Neal made a motion to accept the minutes as written and the motion was seconded by John Grace Jenkins. A roll call vote to approve the minutes was held and the motion carried unanimously.

2. Old Business – None

3. New Business – None

4. Adjourn

A motion to adjourn was made by Shonta Neal and seconded by Grace Jenkins. The motion carried unanimously.


Martha Reyenga, Chairman
SM