

Jennings, Louisiana
August 13, 2025

The Jefferson Davis Parish Police Jury met in a Regular Session on the above date, in the Police Jury Meeting Room of the Sidney Briscoe Building located at 304 North State Street, Jennings, LA., at 5:00 P.M.

The following members were present:

DONALD WOODS	District 1	WAYNE FRUGE	District 8
CHAD WOODS	District 2	DAVID LEJEUNE	District 9
MARCUS PETERSON	District 3	BYRON BULLER	District 10
KORI MYERS	District 4	BUTCH LAFARGUE	District 11
TIM MCKNIGHT	District 5	OWEN CORMIER	District 12
MELVIN ADAMS	District 6	BILL LABOUE	District 13
STEVE EASTMAN	District 7		

BEN BOUDREAUX, Administrator; LANCE PERSON, Legal Counsel

Absent: None

The meeting was called to order by President Steve Eastman. Mrs. Gary gave the Invocation and Mr. Donald Woods led the Pledge of Allegiance.

A Public Hearing was held to consider adopting Ordinances amending Chapter 16 Special Districts, Article VIII Mosquito Abatement Sec 16-223 Purpose and Sec 16-226 Records Maintained and Chapter 21 Zoning, Article I In General, Sec 21-2 Definitions, Article III General Regulations, Sec 21-8.1 Minimum parking and loading requirements, and Article IV Schedule of Zoning District Regulations, Sec 21-11.1 Zoning Districts. President Eastman opened the floor for public comments.

Brock Smith, a local cattleman representing Jeff Davis Cattleman’s Association, and Richard Carter, also a local cattleman, both commented on the ordinance amending the Mosquito Abatement Section, as well as Robert Tonn, Director of the Mosquito Abatement District.

Mr. LaFargue reported the Finance Committee meeting was held on August 11, 2025, at 7:00 A.M. All bills were reviewed and declared in order with the Committee recommending approval.

It was moved by Mr. LaFargue, seconded by Mr. Cormier, and carried, to pay the following bills, to wit:

• GENERAL FUND	\$ 131,277.25
• COOPERATIVE EXTENSION SERVICE	2,860.41
• 911	11,678.41
• CRIMINAL COURT	5,960.00
• OPIOID ABATEMENT	0
• COURTHOUSE MAINTENANCE	10,067.33
• SPECIAL REVENUE	16,667.90
• SECTION 8	383.80
• PARISH ROAD	28,440.13
• SUB ROAD DISTRICT #1	17,068.32
• ROAD DISTRICT #10 DIV 1	99,387.80
• ROAD DISTRICT #11 DIV 2	32,841.31
• ROAD DISTRICT #12 DIV 3	79,418.38
• ROAD SALES TAX DISTRICT #1	193,472.84
• REGIONAL CONSOL JAIL MAINT TAX	119,541.78
• FIRE DISTRICT #3	0
• FIRE DISTRICT #4	0
• FIRE DISTRICT #5	0
• FIRE DISTRICT #6	0
• FIRE DISTRICT #7	0

Additionally, it is the recommendation of the Finance Committee to approve the Final Retainage Payment to C Morvant Construction for the rear arena canopy project in the amount of \$19,690.00 to be paid out of State Act 776 funds.

Mr. LaFargue made the motion, and seconded by Mr. Chad Woods, and carried, to accept the recommendation of the committee.

The Finance Committee recommends authorizing the payment to Donald Ashford for the vehicle window replacement in the amount of \$129.50, to be paid out of Division 3 funds.

It was moved by Mr. LaFargue, seconded by Ms. Myers, and carried, to accept the Committee's recommendation.

It is the recommendation of the Finance Committee to authorize the payment to John Duhon for the repairs of his vehicle in the amount of \$594.99 to be out of Division 2-1 funds, after Lance's review.

The motion was made by Mr. LaFargue, seconded by Mr. Cormier, and carried, to accept the recommendation of the Committee.

Further, the Finance Committee recommends approving the payment to Gertie Buller for the repair of her home window in the amount of \$980.00 to be paid out of Division 2-1 funds.

Mr. LaFargue made the motion, seconded by Mr. Labouve, and carried, with Mr. Buller abstaining, to accept the Committee's recommendation.

The Finance Committee recommends the purchase of trustee uniforms from Bob Barker in the amount of \$2,253.90 to be paid out of Regional Jail funds.

The motion was made by Mr. LaFargue, seconded by Mr. Fruge, and carried, to accept the recommendation of the Committee.

It is the recommendation of the Finance Committee to approve the payment of Pay App #7 to Trahan Construction for the animal shelter in the amount of \$159,830.81 to be paid out of General Fund (ARPA).

Mr. LaFargue made the motion, seconded by Mr. Chad Woods, and carried, to accept the Committee's recommendation.

Additionally, the Finance Committee recommends continuing Inspection Services for animal shelter with TJG Services.

It was moved by Mr. LaFargue, seconded by Mr. Cormier, and carried, to accept the Finance Committee's recommendation.

The Finance Committee recommends approving the purchase of new monitors for 911 operating system from Avexon in the amount of \$9,281.62, to be paid out of E911 fund.

The motion was made by Mr. LaFargue, seconded by Ms. Myers, and carried, to accept the recommendation of the Committee.

Finally, Finance Committee discussed looking at alternatives to the Energy Assessment Proposal submitted by ADG, no motions were made.

Let the record reflect that the Finance Committee reviewed the monthly budget report as required.

It was moved by Mr. McKnight, seconded by Mr. Peterson, and carried, to approve the minutes of the Regular Meeting held on July 9, 2025, as written and submitted.

The motion was made by Mr. Chad Woods, seconded by Mr. Donald Woods, and carried, to approve the A & J Road Extension

Mr. Lafargue made the motion, seconded by Mr. Cormier, and carried, to discuss and determine action on Code Enforcement invoice issued to Carroll Antoine. After discussion and proof was shown that Ms. Antoine received and signed the notifications,

a motion was made by Mr. McKnight, seconded by Ms. Myers, and carried, to issue the invoice to Ms. Antoine.

The motion to Ratify the action to allow Brandon Sattler to install an irrigation pipe across Lafargue Road, having been moved by Mr. Lejeune and 2nd by Mr. Buller, was carried.

The motion was made by Mr. McKnight, seconded by Mr. LaFargue, and carried, to postpone entering into a 2-year agreement with ADG Energy Services.

Mr. Peterson made the motion, seconded by Ms. Myers, and carried, to approve entering into a Joint Service Agreement with the City of Jennings in connection with funding the Health Unit.

It was moved by Mr. Labouve, seconded by Mr. Buller, and carried, to adopt the following resolution, to-wit:

A RESOLUTION AUTHORIZING THE PARISH ADMINISTRATOR TO APPLY FOR AND EXECUTE ALL DOCUMENTS RELATING TO THE DELTA REGIONAL AUTHORITY STRATEGIC PLANNING PROGRAM GRANT APPLICATION FOR A PARISHWIDE SEWER MASTER PLAN

WHEREAS, the Jefferson Davis Parish Police Jury recognizes the need for a comprehensive Parishwide Sewer Master Plan to support public health, environmental protection, and future economic development; and

WHEREAS, the Delta Regional Authority (DRA) offers funding through its Strategic Planning Program to assist local governments with long-range infrastructure planning; and

WHEREAS, the Jefferson Davis Parish Police Jury intends to submit an application for funding in the amount of \$150,000 through the DRA Strategic Planning Program to develop a Parishwide Sewer Master Plan;

NOW, THEREFORE, BE IT RESOLVED that the Jefferson Davis Parish Police Jury hereby authorizes the Parish Administrator to prepare and submit the application for the DRA Strategic Planning Program Grant in the amount of \$150,000;

BE IT FURTHER RESOLVED that the Parish Administrator is authorized to sign any and all documents necessary to complete the application process and to act as the official representative of the Jefferson Davis Parish Police Jury in connection with said grant.

This resolution was adopted by the Jefferson Davis Parish Police Jury at a duly called meeting held on the 13th day of August, 2025, at which a quorum was present.

The motion was made by Mr. McKnight, seconded by Mr. Labouve, and carried, to authorize the Parish Administrator to contract with an engineering consultant to perform engineering services for the development of a Sewer Master Plan, contingent upon the award of funding through the DRA Strategic Planning Program Grant.

Ms. Myers made the motion, seconded by Mr. Fruge, and carried, to approve entering into a Cooperative Endeavor Agreement with the LSU Ag center to use the William E. Broussard Multi-Purpose building for 4H events and to further authorize the President to sign.

The motion to Ratify action on entering into a Joint Service Agreement with the Jefferson Davis District Attorney for the use of the William E. Broussard Multi-Purpose building for a back-to-school event that was open to the public and to further authorize the President to sign, having been moved by Mr. McKnight and seconded by Mr. LaBouve, was carried.

A motion was made by Ms. Myers, and seconded by Mr. McKnight, to adopt an ordinance to Amend Chapter 16 Special Districts, Article VIII Mosquito Abatement, Section 16-223 Purpose and Section 16-226 Records Maintained. After discussion, Mr. McKnight made a motion, and seconded by Mr. Lejeune, to amend the ordinance to include revised wording presented by Robert Tonn. A Roll Call vote was held with the result of McKnight, Buller and Lejeune voting Yes and D. Woods, C. Woods, Peterson, Myers, Adams, Fruge, LaFargue, Cormier and LeBouve voting No.

Upon motion of Ms. Myers, and seconded by Mr. McKnight, and carried, to adopt the following ordinance to-wit:

ORDINANCE NO. 2471

An Ordinance Amending Chapter 16 SPECIAL DISTRICTS, Article VIII Mosquito Abatement

WHEREAS, the Jefferson Davis Parish Police Jury is empowered to adopt amendments and revisions of its ordinances by Louisiana Revised Statutes.

WHEREAS, the Jefferson Davis Parish Police Jury is desirous of exercising said power; now therefore

BE IT ORDAINED by the Jefferson Davis Parish Police Jury, and it is hereby ordained by the same:

Chapter 16 SPECIAL DISTRICTS, Article VIII Mosquito Abatement, Sec 16-223

Purpose and Sec 16-226 Records Maintained is hereby amended to read as follows:

Sec. 16-223. Purpose.

The purpose for which the mosquito abatement district is organized is the abatement, control, eradication and study of mosquitoes and other arthropods of public health importance and all activities incidental thereto.

The protection of livestock from mosquitos is found to be an activity incidental to public health importance, due to livestock's propensity to serve as hosts for disease-carrying vectors that may play a role in the transmission of mosquito-borne illnesses, as well as the sustenance provided to citizens. Accordingly, to the extent financially feasible, and without a reduction in coverage for residential areas, control measures shall include areas of agriculture and farming. This includes the spraying of livestock upon request by the producer, contingent upon the producer's cooperation with the District in identifying the location and nature of the livestock to be treated.

AND

Sec. 16-226. Records Maintained.

The district shall maintain daily records of mosquito abatement activities, including the locations of abatement efforts, the control measures and chemicals utilized, and all resident requests. These records shall be retained for a period of three (3) years, and shall be made available for review at the request of the Police Jury.

NOW THEREFORE BE IT RESOLVED that Chapter 16, Article VIII, Sec 16.223 Purpose and 16.226 Records Maintained is hereby amended.

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

YEAS: D. Woods, C. Woods, Peterson, Myers, McKnight, Adams, Fruge, Lejeune,
Buller, LaFargue, Cormier, LaBouve

NAYS: None

ABSENT: None

ABSTAINING: None

THUS DONE AND PASSED BY THE POLICE JURY ON JEFFERSON DAVIS
PARISH, LOUISIANA, on this 13th day of August, 2025.

A motion was made by Ms. Myers, seconded by Mr. Lejeune, and carried, to adopt the following ordinance to-wit:

ORDINANCE NO. 2469

An Ordinance Amending Chapter 21 ZONING, Article III General Regulations

WHEREAS, the Jefferson Davis Parish Police Jury is empowered to adopt amendments and revisions of its ordinances by Louisiana Revised Statutes.

WHEREAS, the Jefferson Davis Parish Police Jury is desirous of exercising said power; now therefore

BE IT ORDAINED by the Jefferson Davis Parish Police Jury, and it is hereby ordained by the same:

Chapter 21 ZONING, Article III General Regulations is hereby amended to read as

follows:

Sec. 21-8.1. Minimum parking and loading requirements.

- (a) *General.* Off-street parking and loading requirements and supplementary regulations included within this section are hereby adopted and declared to be a part of this chapter and may be amended in the same manner as any other part of this chapter.
- (b) *Number of parking spaces required:*
- (1) Residential Uses
 - Single-and two-family dwellings: Two (2) per dwelling unit.
 - Apartments: Two (2) per dwelling unit.
 - Manufactured homes subdivisions and parks: Two (2) per manufactured home.
 - Rooming houses, fraternities, sororities, dormitories, convalescent homes: Four (4) times the maximum lawful number of occupants.
 - Multi-family developments: One and one-half (1.5) parking spaces per dwelling unit for the first 100 units, and one (1) space per dwelling unit thereafter.
 - Recreational vehicle parks: Two (2) per recreational vehicle.
 - (2) Lodging Uses
 - Hotels: One and two-tenths (1.2) per room, plus required spaces for any restaurant facilities.
 - (3) Institutional and Assembly Uses
 - Churches, theaters, auditoriums, event centers, lodges, concert halls, spectator sports facilities: 0.35 times the seating capacity.
 - Schools:
 - Elementary: One and one-half (1.5) per classroom.
 - Secondary: Seven (7) per classroom.
 - University/College: One (1) per staff worker.
 - Daycares: Two (2) spaces plus one (1) space per staff worker.
 - Funeral homes: One (1) per fifty (50) square feet of floor area.
 - (4) Medical and Professional Uses
 - Doctor and dentist offices:
 - One (1) per one hundred (100) sq. ft. of waiting room area.
 - Two (2) per doctor or dentist
 - 0.75 times the maximum number of employees on site at any one time.
 - Banks: One (1) per one hundred (150) sq. ft. of floor area.
 - Offices (general): One (1) per three hundred (300) sq. ft. of floor area.
 - (5) Commercial & Retail Uses
 - Retail stores and service establishments: One (1) per three hundred (300) sq. ft. of floor space and outdoor sales area.
 - Fast food take-out and drive-in restaurants: One (1) per one hundred (100) sq. ft. of floor area.
 - Restaurants (excluding drive-ins): One and two-tenths (1.2) per one hundred (100) sq. ft. of floor area.
 - Furniture, appliance, hardware stores, repair shops, contractors' showrooms, museums, galleries: One (1) per eight hundred (800) sq. ft.

- Laundromats: (1.5) per machine.
 - Lounge: One (1) per two hundred (200) sq. ft. of gross floor area; minimum of three (3) spaces, excluding handicap spaces.
 - Barber and beauty shops: Two (2) plus 1.5 per chair.
- (6) Industrial & Storage Uses
- Light industrial/manufacturing: One (1) per five hundred (500) sq. ft. of gross floor area.
 - Heavy industrial: 0.75 times the maximum number of employees on site at any one time.
 - Warehouses: One (1) per five hundred (500) sq. ft. of floor area.
 - Mini-warehouses: One (1) space per ten (10) storage units, plus one (1) per three hundred (300) sq. ft. of office space; minimum of three (3) spaces, excluding handicap spaces.
- (7) Recreational Uses
- Golf courses: Seven (7) per hole.
 - Bowling alleys: Five (5) per lane, plus required restaurant parking.

- Fractional Spaces
- Where calculation results in a fractional space:
- Fractions less than one-half (½) shall be disregarded.
 - Fractions of one-half (½) or more shall require one (1) additional space.

- Loading Requirements
- Loading space with adequate access shall be shown on the site plan for commercial and industrial uses. At a minimum:
- One (1) loading space shall be provided for every eight hundred (800) square feet of lot area.
 - Twenty (20) percent of the gross lot area shall be designated for off-street parking.

NOW THEREFORE BE IT RESOLVED that Chapter 21, Article III, Sec 21-8.1 Minimum parking and loading requirements is hereby amended.

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

YEAS: D. Woods, C. Woods, Peterson, Myers, McKnight, Adams, Fruge, Lejeune, Buller, LaFargue, Cormier, LaBouve

NAYS: None

ABSENT: None

ABSTAINING: None

THUS DONE AND PASSED BY THE POLICE JURY ON JEFFERSON DAVIS PARISH, LOUISIANA, on this 13th day of August, 2025.

A motion was made by Ms. Myers, seconded by Mr. Lejeune, and carried, to adopt the following ordinance to-wit:

ORDINANCE NO. 2470

An Ordinance Amending Chapter 21 ZONING, Article IV Schedule of Zoning District Regulations

WHEREAS, the Jefferson Davis Parish Police Jury is empowered to adopt amendments and revisions of its ordinances by Louisiana Revised Statutes.

WHEREAS, the Jefferson Davis Parish Police Jury is desirous of exercising said power; now therefore

BE IT ORDAINED by the Jefferson Davis Parish Police Jury, and it is hereby ordained by the same:

Chapter 21 ZONING, Article IV Schedule of Zoning District Regulations, Sec 21-

11.1 Zoning districts is hereby amended to read as follows:

Sec. 21-11.1. Zoning districts.

- (a) *Zoning District A-1*: Agricultural, single family residential areas, mixed agricultural/residential areas, and multi-family residential areas.

1. Residential Dwellings

Single-family dwellings and accessory uses, single unit mobile homes (one per acre), duplexes (one per lot), mobile home subdivisions (lots for sale, one mobile home per lot), two-family and multi-family dwellings, cluster housing.

Exceptions: Triplexes (two per acre), fourplexes (two per acre), mobile homes.

2. Agricultural & Resource-Based Uses

Farm and farm-related buildings, stables, roadside stand for products grown on premises, coastal zone sites, oil and gas exploration, oil and gas pump transfer stations, private nurseries (horticultural), agricultural or forestry property, private and public gardens.

3. Civic & Institutional Uses

Churches, public and private schools (excluding trade and business), public building or land use whose sole purpose is to preserve national defense, libraries, police and fire stations, cemeteries, mausoleums.

Exceptions: Day nurseries, kindergartens, institutions.

4. Recreation & Open Space

Parish parks and playgrounds and facilities in conjunction therewith, private and public recreational areas, golf courses, museums.

Exceptions: Temporary commercial amusements or recreational developments.

5. Office & Professional Services

Home office.

6. Retail & Personal Services

(No permitted uses listed in this category.)

7. Industrial, Storage & Utility Uses

Utilities (public and private), storage garages.

Exceptions: Above ground storage tanks, water towers.

8. Transportation & Vehicle-Related Uses

Private airstrips, helistops, parking lots up to 25 spaces.

9. Temporary or Construction-Related Uses

Exceptions: Temporary buildings used in connection with construction.

10. Signs & Advertising

Business signs not over twelve (12) square feet, one sign per lot.

Exceptions: Off-site advertising (billboards), radio and television broadcasting towers.

(b) *Zoning District C-1: Commercial.*

Use Compatibility: All uses permitted in the A-1 zoning district are also permitted in the C-1 zoning district, unless expressly designated as exceptions.

1. Residential Dwellings

Apartment complex, tourist homes, clubs, boarding houses, halfway houses, rehabilitation facilities, mobile home parks, travel trailer parks (rental spaces), a dwelling for a resident watchman or caretaker employed on premises, college or university dormitories, condominiums, town houses, fraternity or sorority houses.

Exceptions: Single-family dwellings, single-family mobile homes, mixed uses, and all other uses permitted in A-1 (multi-family residential areas).

2. Agricultural & Resource-Based Uses

Nurseries (horticultural), farmers market.

3. Civic & Institutional Uses

Hospitals, kennels, animal hospitals institutions, day nurseries and kindergartens, funeral homes, rehabilitation facilities, business schools, auditoriums and convention centers, business schools.

4. Recreation & Open Space

Amusement places, auditoriums and convention centers, commercial recreation (including bowling alleys, skating rinks, skateboard parks, etc.), gun ranges, theaters (including drive-ins), clubs, lounges, nightclubs, bar rooms.

5. Office & Professional Services

Business and professional offices, all offices, studios, radio and television studios.

Exceptions: None.

6. Retail & Personal Services

Personal service shops, restaurants (no alcoholic beverages consumed on premises), restaurants (alcoholic beverages consumed on premises), catering and delicatessen services, bakeries, fix-it shops, laundromats, drug stores, cleaning and dyeing of garments, convenience stores (with or without fuel), retail manufacturing, filling stations, parking garages and lots, residential appliance sales and service, retail and wholesale uses, neighborhood shopping, light manufacturing, storage and public garages, janitorial services (wholesale and retail), printing and engraving, car washes, shopping centers and shopping malls, large food stores, large department stores, large business parks.

7. Industrial, Storage & Utility Uses

Light manufacturing, storage and public garages, retail manufacturing, mini-warehouses.

8. Transportation & Vehicle-Related Uses

Passenger terminals, motor and/or mobile home sales, service and rental, auto/truck sales, service and rental, parking lots up to 100 spaces.

Exceptions: Railroads, airports.

9. Temporary or Construction-Related Uses

Exceptions: Temporary buildings used in connection with construction.

10. Signs & Advertising

On & off-site billboards, radio and television broadcasting towers.

(c) *Zoning District C-2:*

Use Compatibility: All uses permitted in the C-1 zoning district are also permitted in the C-2 zoning district, except those listed as exceptions to C-1.

1. Correctional & Supervised Housing Facilities

Incarceration facilities, jails, prisons, and any correctional facility where prisoners and/or parolee's and/or inmates are supervised or housed including but not limited to any half-way house, work-release Apartment complex, and/or rehabilitation facility.

2. Lodging & Accommodations
Hotels & motels.

3. Transportation & Vehicle-Related Uses
Parking Lots up to 500 spaces.

(d) *Zoning District I-1: Light industrial.*

Use Compatibility: All uses permitted in the C-1 and C-2 zoning districts are also permitted in the I-1 zoning district, unless specifically listed as exceptions. Uses permitted in the A-1 zoning district shall require approval as exceptions within the I-1 zoning district.

1. Manufacturing & Fabrication
Automobile, truck, trailer, motorcycle, and bicycle repair and assembly, bakery products, wholesale manufacturing, basket and hamper construction (wood, reed, rattan, etc.), bedding manufacture (mattress, pillow, and quilt), beverage blending and bottling (excluding distilling), business and carbon paper and inked ribbon manufacture, carpet, rug, and mat manufacture and cleaning, cigar and cigarette manufacture, coffee roasting and blending, garment factory, ink manufacturing (blending only), solar farms and associated electrical equipment, knitting, weaving, printing, and linen service, leather goods manufacture (excluding tanning), meat products processing and packaging (except slaughtering), monument processing and shaping including sales, perfume and perfumed soap (blending only), pipe fabrication (three-inch diameter or less), plating (electrolytic process), shipping container manufacture (corrugated board, fiber, steel, or wood), welding and soldering shops.

2. Processing & Packaging
Dairy product processing and packaging, fruit and vegetable processing and packaging, ice manufacture including dry ice (no gases to be manufactured on premises), insecticides, fungicides, disinfectants, and related industrial and household chemical compounds (blending only), cold storage.

3. Storage & Distribution
Contractor shop and storage yard, warehouses, wholesale distributors, truck terminals, transit vehicle storage and servicing, water tower and above-ground water storage tanks, iron (ornamental) fabrication or storage.

4. Transportation, Utilities, and Energy Infrastructure
Airport and airstrips, heliport and helistop, oil well drilling and service company, water well service and drilling company, railroads, radio, television, and microwave transmission and relay tower, public and private utilities, solar farms, borrow pits, parking lots over 500 spaces.

5. Special Use
Cremation services & crematories.

6. Signs, Setbacks & General Development Standards
Minimum lot area: Ten thousand (10,000) square feet.
Maximum height of main building: One hundred (100) feet.
Front yard buffer requirement: Thirty (30) feet.

(e) *Zoning District I-2: Heavy industrial.*

Use Compatibility: All uses permitted in the I-1 zoning district are also permitted in the I-2 zoning district, unless specifically listed as exceptions. Uses permitted in the A-1 zoning district shall require approval as exceptions within the I-2 zoning district.

1. Manufacturing & Fabrication

Beverage blending and bottling (including distilling), bulk materials manufacture (cement, lime in bags or containers, sand, gravel, shell, lumber, and the like), coal and coke manufacture, fur finishing (including tanning), grain and rice milling, insecticides, fungicides, disinfectants, and related industrial and household chemical compounds (manufacturing), machine shops, manufacture of gases, meat products packaging and processing (including slaughtering), paper products manufacture, petroleum and petrochemical production, refining, and storage, pipe fabrication (over three-inch diameter), tire retreading, recapping, and vulcanizing.

2. Processing & Packaging

Fish, shrimp, oysters, and other seafood processing, packaging, and storing, grain and rice blending and packaging, insecticides, fungicides, disinfectants, and related industrial and household chemical compounds (manufacturing), meat products packaging and processing (including slaughtering), beverage blending and bottling (including distilling).

3. Storage & Distribution

Bulk materials storage (cement, lime, sand, gravel, shell, lumber, etc.), chemical processing and storage, coal and coke storage and sales, junk and scrap storage and sales.

4. Transportation, Utilities, and Energy Infrastructure

Commercial and industrial machinery sales and service, electric utility generating (excluding nuclear power plant), substations and buildings for electrical projects, petroleum and petrochemical transfer pump stations, transportation terminal.

5. Signs, Setbacks & General Development Standards

Same as I-1

6. Restrictions

The sale, dispensing, and/or consumption of alcoholic beverages and/or intoxicating liquors shall be prohibited.

(f) *Zoning District I-3: Hazardous industrial.*

Use Compatibility: All uses permitted in the I-1 & I-2 zoning districts are also permitted in the I-3 zoning district, unless specifically listed as exceptions.

1. Hazardous Material Manufacturing, Storage & Processing

Chemical manufacturing and refining of hazardous or reactive compounds, industrial solvent production, flammable or explosive chemical processing, hazardous material recycling facilities (including batteries, solvents, and electronic waste), bulk chemical terminals and transfer stations (including rail or pipeline transfer), hazardous waste treatment, storage, and disposal facilities (TSDFs), Class I underground injection wells for hazardous waste, hazardous byproduct handling associated with fuel or chemical manufacturing, explosives or pyrotechnic manufacturing and storage (subject to ATF and DHS regulations).

2. Carbon Capture, Storage & Industrial Gas Infrastructure

Infrastructure associated with the capture, compression, transport, and injection of hazardous gases, including carbon dioxide (CO₂) or when paired with hazardous characteristics or mixed waste streams. Permitted facilities include Class VI injection wells for geologic CO₂ sequestration or that involve hazardous waste, cryogenic systems used

for industrial gases with associated hazardous components, and synthetic or biofuel production processes involving hazardous inputs, byproducts, or catalysts.

3. Storage, Transfer & Logistics of High-Risk Materials

Terminals, storage yards, and transfer stations designed specifically for the handling of hazardous liquids, gases, or solids. This includes bulk hazardous material storage tanks, pipelines for hazardous substances, and transloading facilities (rail, truck, or pipeline) used in the movement of regulated waste streams.

4. Signs, Setbacks & General Development Standards

Permitted signs: Business signs not over one hundred twenty (120) square feet.

Minimum lot area: Ten thousand (10,000) square feet.

Perimeter buffer on all sides: Two hundred (200) feet.

5. Restrictions

The sale, dispensing, and/or consumption of alcoholic beverages and/or intoxicating liquors shall be prohibited.

NOW THEREFORE BE IT RESOLVED that Chapter 21, Article IV, Sec 21-11.1 Zoning districts is hereby amended.

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

YEAS: D. Woods, C. Woods, Peterson, Myers, McKnight, Adams, Fruge, Lejeune,
Buller, LaFargue, Cormier, LaBouve

NAYS: None

ABSENT: None

ABSTAINING: None

THUS DONE AND PASSED BY THE POLICE JURY ON JEFFERSON DAVIS
PARISH, LOUISIANA, on this 13th day of August, 2025.

Mr. Adams made the motion, seconded by Mr. McKnight, and carried, to enter into a Joint Service Agreement with the Jefferson Davis Parish Council on Aging for the transportation of Jefferson Davis Parish patients to and from their doctors’ appointments and to further authorize the President to sign.

The motion was made by Mr. McKnight, seconded by Mr. Peterson, and carried, to postpone entering into a Memorandum of Agreement with Louisiana Department of Agriculture and Forestry to collaborate in pet and/or livestock aid efforts during declarations of emergency in the State requiring pet and/or livestock aid and to further authorize the President to sign.

Mr. Fruge presented the Office Policy Committee Report. The Committee previously met on August 6, 2025. It is the recommendation of the committee to grant all salaried employees one (1) week of vacation after their ninety (90) day probational period.

It was moved by Mr. Fruge, seconded by Mr. Peterson, and carried, to accept the committee's recommendation as stated.

Additionally, it is the recommendation of the committee to grant all salaried employees two (2) weeks of vacation per year beginning at their one (1) year anniversary.

Mr. Fruge made the motion, seconded by Mr. Chad Woods, and carried, to accept the committee's recommendation as stated.

Finally, it is the recommendation of the committee to grant all employees, both salaried and hourly, three (3) weeks of vacation per year beginning at their five (5) year anniversary.

The motion was made by Mr. Fruge, seconded by Ms. Myers, and carried, to accept the recommendation of the committee.

President Eastman reported that the Zoning Commission held a Public Hearing on August 6, 2025, to receive comments in connection with a request received from BLG Investments, LLC for a change in zoning classification from A-1 to C-1 for an event center, lodge rental and short-term RV rental site with (6) spaces on a parcel or tract of land containing 22.85 acres in Section 3, Township 10 South, Range 5 West. After hearing comments in favor and against the zoning change, the Commission voted to deny a change in zoning classification.

The floor was opened to receive comments during a second Public Hearing. Mr. Tom Gayle, Mr. Greg Pousson, Mr. Brad Guillory and Mr. David Bruckhaus, attorney representing BLG Investments, LLC, spoke in favor of the zoning change and Mr. David Buller, Ms. Allison Gary, Mr. Elliot Ardoin and Mr. Brent Stantz spoke against the zoning change.

A motion was made by Mr. LaFargue, seconded by Ms. Myers, to open the floor for Juror discussion to approve or deny the zoning request.

Mr. LaFargue opened the discussion with comments opposing the zoning request and Mr. McKnight replied with comments in favor of the zoning request.

This zoning request change having been submitted to a Roll Call Vote, the vote thereon was as follows:

APPROVE: McKnight

DENY: D. Woods, C. Woods, Peterson, Myers, Adams, Fruge, Lejeune, Buller, LaFargue, Cormier, LaBouve

The result of the Roll Call vote was to deny the zoning change.

President’s Report

President Eastman reported that he had received a letter for the Department of Public Safety and Corrections notifying the Jefferson Davis Parish Policy Jury that the contract with corrections for inmates to maintain roads is being terminated effective August 27, 2025.

Administrator’s Report

Mr. Boudreaux gave the following updates:

- DRA grant application and the Equine Grant Program has received multiple letters of support. Each of these grants require no matching funds.
- Grant from Senator Bill Cassidy’s office was re-applied for and approved. The match is waived for \$2.78m grant.
- Welcomed Donna Landry

Engineer’s Report

Alex Guillory reported that the Topsy Rd CDB6 project is moving well. There are two (2) renovation projects ongoing, the Court House and the Regional Jail condensation.

There being no further business to come before the Jury, it was moved by Mr. Donald Woods, seconded by Mr. Peterson, and carried, to adjourn the meeting.

/s/ J. Steven Eastman
PRESIDENT

ATTEST:

/s/ Rebecca S. Gary
SECRETARY

DATE APPROVED