

## **Minutes** of the meeting of the **North Lafourche Conservation, Levee & Drainage District Thibodaux & Raceland Area Drainage Study (T-RADS) Committee Meeting**

Date: Tuesday, April 27, 2021

A meeting was conducted on April 27, 2021 as the Thibodaux & Raceland Area Drainage Study (T-RADS) Committee of the North Lafourche Conservation, Levee and Drainage District. The pledge was led by Rodney Foret and the invocation given by Louis Andolsek. The meeting was called to order by Chairman Louis Andolsek at 4:00 pm. The Chairman called roll. Committee members present were Louis Andolsek, Susan Testroet-Bergeron, Adley Peltier, Rodney Foret. Cory Kief was absent. Others in attendance were: Executive Director Dwayne Bourgeois; Project Manager Arthur Ostheimer; Administrative Assistant Madonna Viguerie; and Executive Assistant Katie DeRoche; Leonard and Tre Chauvin of Leonard Chauvin, P.E., Inc.

Discuss benefits vs. cost for Butch Hill/Twin Oaks FDA project developments from land acquisition: Executive Director Dwayne Bourgeois reported the meeting will address benefits vs. cost to the Butch Hill / Twin Oaks FDA reservoir capacity, Butch Hill / Twin Oaks Pump Consolidation Projects, and Raceland Prairie Area Levee Improvement Projects from the potential purchase of a specific piece of real estate in the Matthews area. D. Bourgeois reminded committee members that NLLD had made a presentation to the full board to acquire a piece of property that was going to go to sheriff's sale. However, purchasing the property at the sheriff's sale meant the NLLD would have purchased more land than it actually needed for its projects and then would be forced to surplus the additional property. Therefore, the NLLD waited to purchase the dirt needed from the owner who bought the property, which was ultimately a company named Big and Little, LLC. The purchase price of the entire property was appraised by Logan Babin at \$4,520.00 per acre. NLLD is requesting to the committee that the district acquires 100 acres for a purchase of \$452,000.00. D. Bourgeois explained why the cost is beneficial for the NLLD and the use of the property for future projects planned in the area. He showed the committee which section will be purchased on a map. L. Andolsek stated the NLLD should get the appraised value for the exact 100 acres because it could be more or less. D. Bourgeois agreed with this. D. Bourgeois showed on the map that Levees 1 of 12, 2 of 12, and 3 of 12 (excluding Cyprien) are adjacent to the proposed property. NLLD plans to improve these levees and there will be a need for material. The purchase is estimated to being \$1.50 per cubic yard for the material on the property, which D. Bourgeois feels is reasonable. Acquiring this property for dirt is a benefit; however, one consequence is having to build an access bridge across the pump station's location in order to relocate the dirt to the prairie levees. This bridge has other purposes for the pump station. Access to this material will be cost effective in the future. Another planned project for this FDA is to consolidate the Butch Hill and Twin Oaks Pump Stations into one because of the current functioning decline of each pump station. The Lafourche Parish Government has made this pump station a priority in its capital outlay requests, which will help in the cost. Leonard Chauvin, P.E., Inc. has determined that building the new pump station in this area will save an estimated \$1.7 million in construction. NLLD would already have saved in its contribution to the consolidated pump station. There will be immediate benefits of purchasing this land to the Twin Oaks FDA because of the detention it will provide. It will also be beneficial to the Cyprien Pump Station. Ultimately, the net savings for the rebuilding of the pump stations is \$1.6 million and \$478,000.00 for the levee improvements and totaled at an estimated \$2.2 million. A. Peltier asked who would haul the

dirt. D. Bourgeois said some of this work would be maintenance under \$200,000.00 which would not require a bid. Some of the hauls would go out for bid. S. Bergeron asked if this money is in the budget. D. Bourgeois said only to buy the property and to start some of the levee work and not enough for the entire project. L. Andolsek asked the following questions: will the proposed 20-acre pond from the dirt haul supply 600,000 yards of fill and how much detention would this provide? Leonard Chauvin answered that maintained and pumped at a -7 ft., this pond will provide 5 ft. of detention; could the distance of the material haul raise the cost of these projects? L. Chauvin said for dirt pits closer to the project instead of purchasing this property, the dirt would be more expensive. D. Bourgeois also stated that property owners see a value in keeping their land and do not want to give up their land. A. Ostheimer said it is more cost beneficial to haul the material from NLLD owned property instead of purchasing material from other sources; will the bridge be used for NLLD or for others? D. Bourgeois said this bridge would be a limited access bridge and Big and Little, LLC. negotiated with NLLD for them to have use of the bridge and gave a charitable price of the purchase. L. Andolsek suggested to make certain there is charity in the property purchase if Big and Little, LLC. should have access to the bridge in the future and to make sure there is a permit for this; what pump station would the detention pond help with? D. Bourgeois stated it would initially help the Twin Oaks Pump Station, but once there is a consolidated pump, it will help with the Butch Hill pump. A. Ostheimer said the pond will not only help with drainage but with sewerage in the area as well due to inundation. L. Andolsek said NLLD and Leonard Chauvin answered all of his questions and expressed again the importance of getting the specific property appraised for an accurate cost. L. Andolsek motioned, seconded by A. Peltier that it is the determination of the T-RADS Committee that the purchase of the proposed 100 Acre tract of land would have economic benefits to the Butch Hill / Twin Oaks FDA, would be beneficial to the Replacement / Consolidation of the Butch Hill and Twin Oaks Pump stations and would provide needed material for the Raceland Prairie Levee System Rehabilitations if acquired at the lesser of \$452,000.00 or the actual fair market value of the 100 acre tract and making a recommendation to the NLLD Board of Commissioners to acquire the property under those conditions. No discussion or public comment. Motion passed unanimously. The Chairman called for public comments; there being none, a motion for adjournment was made R. Foret motioned, seconded by S. Bergeron and the meeting was unanimously adjourned at 5:05 PM.

/s/Cory Kief, President

/s/Dwayne Bourgeois, Executive Director