

Central St. Landry Economic Development District

Board Meeting

Meeting Date and Time: April 11, 2024 @ 8:30 am
Meeting Place: 5367 I-49 S. Service Road, Opelousas LA

AGENDA

- ❖ Welcome
- ❖ Pledge
- ❖ Roll Call
- ❖ Public Comments – Limit of 3 minutes
- ❖ CSLEDD Business Recognition Program – CLECO
- ❖ Approval of the March 14, 2024, Board Meeting Minutes
- ❖ Approval of the March 2, 2024, Board Meeting Minutes
- ❖ March 2024 Financial Report
 - Financial Report
- ❖ Old Business
 1. Sewer Project Updates
 2. Judson Walsh Interchange Enhancement
 - a.) Pressure Washing
 - b.) Landscaping
 3. Equine Sales Facility
 - a.) Insurance
 - b.) Alcohol Permit
 - c.) Logo
 - d.) Marketing Proposal
 - e.) Aerator
 - f.) Fan
 - g.) Sign
 4. Retail Strategies Monthly Update
- ❖ New Business
 - 1.) CSLEDD Corridor Sign
- ❖ Board Member Comments

The following members were present in person: Frank “Buddy” Helton, Rod Sias, Senic Batiste, Ammy Taylor

The following members were absent: Dr. Derek Metoyer, Yvonne Normand, Tina Vidrine

The following non-voting members were present virtually: None

The following SLED Staff Members were present in person: Bill Rodier, CEO; Janece Riser, Operations Director; Brittany Cretchain, Project Manager; Teresa Reaves, Administrative Specialist

The following non-voting members were absent:

The following guests were present in person: Sabrina Saling (CLECO), Ms. Tammy Hollier (Dupre, Carrier, Godchaux Insurance)

Chairman Helton welcomed the board members, guests and staff and led everyone in the pledge of allegiance and opened the meeting at 8:55 am.

Public Comments: None.

CSLEDD Business of the Month – CLECO: Chairman Helton introduced CLECO and their representative Ms. Sabrina Saling. Chairman Helton thanked CLECO and gave a summary of the energy company from their inception in 1935 through today.

Approval of March 14, 2024, Minutes: A motion was made by Mr. Senic Batiste to approve the minutes from March 14, 2024, as submitted. A second to the motion was made by Mrs. Ammy Taylor. The motion was carried without objection.

Approval of March 25, 2024, Special Board Meeting Minutes: A motion to approve the March 25, 2024 Special Board Meeting Minutes by Mrs. Ammy Taylor and seconded by Mr. Rod Sias. The motion was carried without objection.

Financial Report: Chairman Helton gave the financial report in the absence of Treasurer Tina Vidrine. He stated that the financials were in order as they should be. He further stated that tax collection for the month over last month was up 7.6 % and up 3.7% over this time last year continuing to make steady gains.

Sewer Project Update: Chairman Helton stated that the wastewater treatment plant received it’s stamp of substantial completion from both CSLED and Morgan Goudeau. He stated that the walk-through was done, and the pump was started up and checked out. There is a little bit of nominal work to do from the punch list and after 45 days the contingency will be paid pending those items have been taken care of.

Chairman Helton stated that regarding the ownership of the Wastewater Treatment Plant, he attended the committee meetings of the city and parish councils and the parish council said that they still want the parish President to sign turning over the facility to the City of Opelousas. They do not want to be in the sewer business and want to transfer it over per the agreement. Chairman Helton stated that Parish Council Member Harold Taylor, is putting together, in Ordinance form, the recommendation and putting it into law to enter that CEA and move it forward. Mr. Helton stated that they are in the process of authoring that document right now and then it will go back before the council

for approval, and then pending it getting approval it will lay over for thirty days, have public comments and then vote on it and should it pass in an ordinance form is more binding than a resolution which at that time it becomes law and the Parish President will have to sign it, or get a judge injunction against it or get a judgement so the bottom line is that he is going to have to move one way or the other.

Judson Walsh Interchange Enhancement: Chairman Helton stated that Under Pressure went out to clean the mural and turned the floor over to Ms. Janece Riser. Ms. Janece stated that Under Pressure went out twice during the week trying different chemicals each day and attempted to “soft wash” the mural, but they noted that paint was lifting. Under Pressure told Ms. Riser that it seemed that the dirt and grime was imbedded in the sealant which may have not dried all the way when the area was mowed. Ms. Riser stated that she reached out to the artist Jerome Ford, who previously attempted to clean it himself, and ultimately reached out to the paint manufacturer. The paint manufacturer said that dirt being embedded into the sealant is unlikely but will check into it. Chairman Helton stated that he noticed that there are weeds coming up in the cracks of the apron as well and stated that that will be addressed next week when the weeds are sprayed.

Janece Riser stated that she contacted Manco regarding weed control. She also stated that she went to Lastrapes, and they set her up with Brandl Landscaping to get a proposal. Ms. Ammy Taylor stated that Brandl is very expensive and uses high maintenance plants. She also advised that she had reached out to Armando for a quote. Discussion ensued and this was tabled while they requested some other quotes.

Equine Sales Facility Improvements:

Ms. Tammy Hollier was present from Dupre Godchaux Insurance Company to answer questions on their most recent proposal. Ms. Ammy Taylor stated that the new proposal shows the correct replacement value on the barns. Ms. Hollier went over the specifics of the quote. A motion was made to move forward with the Property Insurance quote with Dupre Carrier Godchaux at the premium price of \$34,134.97 with the \$250,000 deductible by Ms. Ammy Taylor and seconded by Mr. Rod Sias. The motion was carried without objection. It was also decided that every party vendor at the facility needs to show proof of carrying their own liability insurance and naming CSLED as an additional insured.

Ms. Ammy Taylor stated that there is a statement in the packet from Ms. Wendy Fryer regarding the Alcohol permit. She noted that some of the caterers do not want to give a percentage of the alcohol income. Chairman Helton stated that he feels that they should not charge the alcohol vender a fee. Discussion ensued. A motion was made to step away from getting an alcohol license at this point, work with external vendors and later revisit the idea of obtaining an alcohol license by Ms. Ammy Taylor and seconded by Mr. Senic Batiste. Motion was carried without objection.

Ammy Taylor showed the board the new proposed logo with the dark navy and tan colors. A motion was made to approve the colors and logo as presented by Ms. Ammy Taylor. This should identify the specific number of the log on the list that Chelsea provided. The motion was seconded by Mr. Senic Batiste. The motion was carried without objection.

Mrs. Ammy Taylor stated that Mr. Ron Rona gave a very nice proposal for a marketing strategy which is half the price of his original proposal and would be done in a 90-day time frame which includes developing a website, collateral, professional photos of the equine facility, designing brochures and ads as well as the grand opening. The project total would be \$16,000.00 and includes all of Ron Rona’s work but does not cover the licensing fees for any software or managing the website. Mrs. Taylor noted that the committee voted to move forward with this and recommend it to the full board. A motion was made by Mr. Senic Batiste and seconded by Mr. Rod Sias to move forward with Ron Rona’s quote of \$16,000.00. The motion was carried without objection.

Ms. Ammy Taylor went over the quote of \$1300 for the Aerator for the wastewater system for the building.

Chairman Helton clarified that this is the pump that forces pumped air. A motion was made by Mr. Senic Batiste to move forward with the Aerator purchase for \$1300.00 and a second to the motion was made by Mr. Rod Sias. The motion was carried without objection.

Ms Ammy Taylor went over all the quotes received for the large ceiling fans in both the inside area of and the outside patio area of equine sales. She stated that the committee decided to ask again for quotes because they came to a determination that they just need a 24" fan for outside only. Mr. Helton recommended getting a quote from the company that provided the fans for the Ag building. The fan quotes will be revisited at the next meeting.

Ms Ammy Taylor went over the quotes received on the signage and stated that they need more specifics than what they received so this item is tabled until next meeting.

Ms. Ammy Taylor stated that the committee discussed getting quotes for having cameras installed in the building and said that Ms. Wendy Fryer is currently obtaining quotes on interior and exterior cameras. Mr. Rod Sias also asked to get quotes on the stall areas.

Retail Strategies Monthly Update: Retail Strategies was not available today and a report will be coming soon.

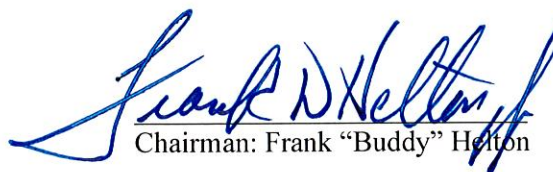
New Business:

CSLEDD Corridor Sign: Chairman Helton stated that someone ran over the CSLED designation sign on the Northbound I-49 corridor. The individual's insurance carrier notified CSLED, and a quote was obtained from Evangeline Specialties in the amount of \$794.96. A motion was made by Ms. Ammy Taylor and seconded by Mr. Senic Batiste to proceed with this purchase. The motion was carried without objection.

Board Member Comments: no

Adjourn: With no further business to bring before the board, a motion to adjourn was made by Mr. Senic Batiste and seconded by Mr. Rod Sias. The meeting was adjourned at 10:02 am.


Yvonne Lognion Normand


Chairman: Frank "Buddy" Helton