

Notice Posted: April 14, 2025 2:00 p.m.



NOTICE OF PUBLIC MEETING

TWIN PARISH PORT COMMISSION MEETING AGENDA

Town of Delcambre City Hall

107 North Railroad, Delcambre, LA 70528

Tuesday, April 15, 2025 at 6:00 p.m.

Agenda

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PUBLIC COMMENT (5 MINUTES)**
4. **APPROVAL OF MINUTES**
5. **OLD BUSINESS (see below):**

FINANCE AND INSURANCE

- A. **Financial Reports – Wendell Verret**
- B. **Audit Report FY2024 – Wendell Verret**
- C. **Bills – Motion to pay the bills**

PROJECTS REPORT

- A. **Status on Industrial Expansion – Brian Primeaux, Wendell Verret**
- B. **Status on Dwight's Restaurant, change orders – Brian Primeaux**
- C. **Status on Seafood Hub - Brian Primeaux, Wendell Verret**

DIRECTOR'S REPORT

- A. **Marina – Wendell Verret**
- B. **Farmers Market – Tammy Gordon**
 - a. **Scholarship to Southern Louisiana Community College – Wendell Verret**



MEETING AGENDA

April 15, 2025

Page 2

- b. Consider MOTION to authorize culinary scholarship to Southern Louisiana Community College for \$500

C. Boat Launch – Wendell Verret

- a. Status of pay station purchase – Taylor Mencacci, Wendell Verret
- b. Status of enforcement. Consider MOTION to adopt Ordinance No. 8, 9, 10 regarding towing and immobilization, other matters – Wendell Verret

D. Seafood – Wendell Verret

E. Planning & Grants – Wendell Verret

- 1. Ice House – Wendell Verret
- 2. Report on Louisiana Ports and Waterways Investment Commission (LPWIC) – Wendell Verret

6. NEW BUSINESS

A. None

7. ADJOURN

In accordance with the Americans with Disabilities Act, if you need special assistance, please contact Wendell Verret at (800) 884-6120 Ext. 1 describing the assistance that is necessary.

Twin Parish Port District

Wendell R. Verret
Port Director
P. O. Box 101
(800) 884-6120 Ext. 1
wverret@PortOfDelcambre.com

TWIN PARISH PORT COMMISSION MEETING
MARCH 18, 2025

PRESENT: Nara Crowley, David Dugas, Robbie Mayer, Constance Langlinais, Tony Barras, Kenny Barras, Taylor Mencacci and Duane Saunier

ABSENT: Martial Broussard, Kelly Rogers and Cory Duplantis

OTHERS: Monica Theriot, Wendell Verret, Brian Primeaux, T-Boy Renard, Tammy Gordon, and Tipper Sponge.

PUBLIC COMMENT: None

MOTION: By Nara Crowley to approve the minutes, seconded by Constance Langlinais, All in favor. Motion carried.

DISCUSSION: By Nara Crowley to retract statement from Kenny Barras from last port meeting minutes that he resigned as a member of the Port Commission. Taylor Mencacci questioned Kenny Barras as to his intentions regarding his resignation. Kenny Barras apologized for his statements and retracted his resignation.

The agenda item regarding Mr. Barras's resignation was passed as moot.

DISCUSSION: By Nara Crowley regarding prior minutes regarding the discussion of the by-laws.

OLD BUSINESS: None

MOTION: By Robbie Mayer to pay the bills, seconded by David Dugas, All in favor. Motion carried.

DISCUSSION: By Wendell Verret who handed out the financial reports.

DISCUSSION: By Brian Primeaux who gave the status of the industrial expansion project nothing new is happening regarding this project to update.

DISCUSSION: By Brian Primeaux on Dwight's restaurant. Construction has started on the restaurant. Change order has been issued for the mobilization and de- mobilization on the project a partial payment is requested for \$19,851.93.

MOTION: By Duane Saunier to pay the change order for \$19,851.93, seconded by Robbie Mayer, All in favor. Motion carried.

DISCUSSION: By Brian Primeaux on Dwight's restaurant regarding a change order on the sidewalk. Insulation to be installed under the 4 inch slab 395 square feet.

MOTION: By Constance Langlinais to accept the change order as is, seconded by Nara Crowley, All in favor. Motion carried.

DISCUSSION: By Brian Primeaux regarding the Seafood Hub. Change orders have been issued regarding the seafood hub. An administrative change order increase in the amount of \$49,670.00 has been issued.

MOTION: By Duane Saunier to pay the change order increase, seconded by David Dugas, All in favor. Motion carried.

DISCUSSION: By Brian Primeaux regarding the limestone repairs to the roads at the seafood hub and the damage that is being done to the roads. Brian presented a change order for repairs which would cost \$2,948.00. Taylor Mencacci will check on reclaimed material that could possibly be used to fix the road that would be a lower cost and possible free depending on availability.

MOTION: By Robbie Mayer to issue a certificate of substantial completion to the contractor and total due today is 10% retainer of \$70,241.30, seconded by David Dugas, All in favor. Motion Carried.

DISCUSSION: By Tammy Gordon on the farmer's market the next market will be in April 2025.

DISCUSSION: By Wendell Verret on North Pier Marina. Pedestals are being worked on at the marina they will possibly need to be changed out.

DISCUSSION: By Wendell Verret on the seafood sales. LSU Sea Grant will be at the April market doing a garfish demonstration.

DISCUSSION: Wendell Verret gave a report on the boat launch. Research was done on the purchase of a new pay station that is used by the National Park Services. Total cost for the new pay station for the first year will be \$17,955.00. The second year cost would be \$900.00.

MOTION: By Nara Crowley to purchase the new pay station, seconded by Constance Langlinais. All in favor. Motion carried.

DISCUSSION: By Wendell Verret regarding planning and grants. Estimates are being done to estimate to cost of demolishing the old ice house and plans to complete a new ice house. Plans will be submitted to LPWIC for projects.

DISCUSSION: By Taylor Mencacci regarding a motion to request that no changes be made to any of the Port's legislative statutes and to retracting previous request to amend port statutes.

MOTION: By David Dugas to accept the request, seconded by Robbie Mayer. Roll Call 4 yays and 4 nays Motion failed.

NEW BUSINESS: A motion is needed to adopt the millage rates for 2025 as 4 mills for economic development, 1 mill for the general fund.

MOTION: By Robbie Mayer to accept the millage rates, seconded by David Dugas, All in favor. Motion carried.

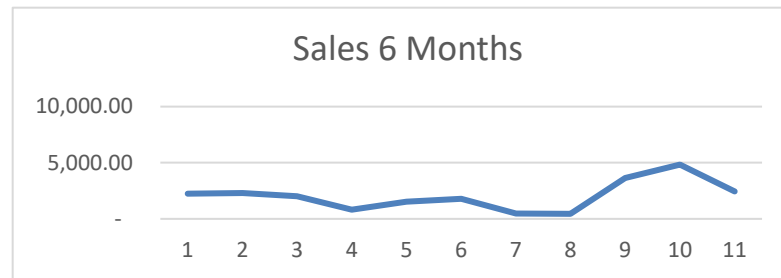
MOTION: By David Dugas to adjourn, seconded by Taylor Mencacci. All in favor. Motion carried.

Louisiana Direct Seafood

Sales Report

eCommerce Sales & Statistics

	Month	Revenue		Orders	Visits	Visitors
2023	January	6,274.07	6,274.07	35	9,947	3,378
	February	5,008.15	11,282.22	28	10,087	3,397
	March	5,835.14	17,117.36	38	18,109	6,990
	April	4,425.30	21,542.66	34	21,520	7,792
	May	3,471.73	25,014.39	27	8,950	3,563
	June	2,285.26	27,299.65	23	7,513	3,098
	July	3,342.94	30,642.59	27	9,572	3,591
	August	2,281.37	32,923.96	28	7,276	3,010
	September	4,627.35	37,551.31	45	6,864	2,864
	October	3,452.03	41,003.34	28	7,802	3,469
	November	3,923.22	44,926.56	30	8,782	3,480
	December	6,335.61	51,262.17	56	6,461	2,966
2024	January	3,497.45	3,497.45	31	11,750	3,738
	February	3,783.60	7,281.05	121	12,132	3,914
	March	3,456.40	10,737.45	25	12,529	8,557
	April	2,253.33	12,990.78	20	11,842	8,095
	May	2,313.75	15,304.53	18	10,270	7,186
	June	2,008.63	17,313.16	14	11,421	8,291
	July	820.19	18,133.35	8	15,475	13,466
	August	1,520.81	19,654.16	9		
	September	1,784.94	21,439.10	13		
	October	469.00	21,908.10	5	849	1,188
	November	449.00	22,357.10	5	797	2,265
	December	3,630.58	25,987.68	33	5,600	2,200
2025	January	4,834.91	30,822.59	39	4,800	1,800
	February	2,435.30	33,257.89	16	3,400	1,400
	March	2,234.00	35,491.89	21	4,645	1,701
Total		86,754.06	30,822.59	777	105,510	63,801



Twin Parish Port District

Profit and Loss by Class

March 2025

	MARKET	MARKET-SEAFOOD	TOTAL MARKET	TOTAL
Income				
Program Income				\$0.00
Seafood Sales		1,996.92	1,996.92	\$1,996.92
Total Program Income		1,996.92	1,996.92	\$1,996.92
Total Income	\$0.00	\$1,996.92	\$1,996.92	\$1,996.92
Cost of Goods Sold				
Purchases		264.00	264.00	\$264.00
Total Cost of Goods Sold	\$0.00	\$264.00	\$264.00	\$264.00
GROSS PROFIT	\$0.00	\$1,732.92	\$1,732.92	\$1,732.92
Expenses				
Contract Services				\$0.00
Web Services		87.00	87.00	\$87.00
Total Contract Services		87.00	87.00	\$87.00
Operations				\$0.00
Customer Returns		323.00	323.00	\$323.00
Postage, Mail Service		4.57	4.57	\$4.57
Storage		3,000.00	3,000.00	\$3,000.00
Total Operations		3,327.57	3,327.57	\$3,327.57
Total Expenses	\$0.00	\$3,414.57	\$3,414.57	\$3,414.57
NET OPERATING INCOME	\$0.00	\$ -1,681.65	\$ -1,681.65	\$ -1,681.65
NET INCOME	\$0.00	\$ -1,681.65	\$ -1,681.65	\$ -1,681.65

Farmers Market Visitors (34 markets)

Market Date	Count	Total	Avg	Annual	Rank
2/6/2021	426	426			37
3/6/2021	1,027	1,453	727		21
4/3/2021	651	2,104	701		33
5/1/2021	959	3,063	766		24
6/5/2021	1,049	4,112	822		19
8/7/2021	1,423	5,535	923		4.5
9/4/2021	939	6,474	925		26
10/2/2021	1,167	7,641	955		12
11/7/2021	762	8,403	934		31
12/4/2021	1,073	9,476	948	948	16
2/6/2022	568	10,044	913		35
3/10/2022	1,031	11,075	923		20
4/2/2022	1,423	12,498	961		4.5
5/7/2022	1,203	13,701	979		10
6/4/2022	1,425	15,126	1,008		3
9/3/2022	1,178	16,304	1,019		11
10/1/2022	965	17,269	1,016		23
11/5/2022	473	17,742	986		36
12/3/2022	896	18,638	981	1,018	28
3/4/2023	2,025	20,663	1,033		1
4/1/2023	1,023	21,686	1,033		22
5/6/2023	940	22,626	1,028		25
6/3/2023	1,619	24,245	1,054		2
8/5/2023	1,415	25,660	1,069		6
9/2/2023	1,247	26,907	1,076		9
10/7/2023	1,050	27,957	1,075		18
11/4/2023	1,137	29,094	1,078		13.5
12/2/2023	818	29,912	1,068	1,253	30
3/2/2024	1,347	31,259	1,078		7
4/6/2024	1,137	32,396	1,080		13.5
5/4/2024	1,123	33,519	1,081		15
6/1/2024	820	34,339	1,073		29
8/3/2024	1,322	35,661	1,081		8
9/7/2024	612	36,273	1,067		34
10/5/2024	916	37,189	1,063		27
11/2/2024	1,062	38,251	1,063		17
12/7/2024	723	38,974	1,053	1,007	32
4/5/2025	886	39,860	1,049		29

April 2025 Market Sales

Attendance:	886
Kids Crafts:	30

Income:	Amount
Merchandise	
Bag Sales	\$ 53.00
Total Drink Sales	\$ 770.00
Total Food Sales	\$ 258.00
Total:	\$ 1,081.00

Expense	
Band	\$ 300.00
Workers (4)	\$ 200.00
Food & Drink Supplies*	\$ 485.53
Merchant Fees	\$ (22.26)
Total:	\$ 963.27

Vendor Fees	\$ 660.00
Grand Total:	\$ 117.73

Twin Parish Port District
Bills Due/Paid
March 14 - April 11, 2025

Date	Name	Amount
04/07/2025	Albertsons	-120.41
04/09/2025	Amazon	-84.14
04/02/2025	Authorize.net	-58.26
04/02/2025	Authorize.net Gateway Billing	-76.80
04/01/2025	Bank Processing Settlement	-23.70
04/01/2025	Bank Processing Settlement	-167.15
03/18/2025	Boudreaux's Southern Seafood, LLC	-1,500.00
04/09/2025	Boudreaux's Southern Seafood, LLC	-1,500.00
04/02/2025	Brittany Gordon	-1,273.09
03/21/2025	Constant Contact	-250.32
03/19/2025	D&T Crawfish, LLC	-264.00
03/14/2025	Delcambre Communications	-254.65
04/02/2025	Edie Casselman	-1,356.22
04/01/2025	Entergy	-415.72
04/01/2025	Entergy	-309.96
04/01/2025	Entergy	-458.77
04/02/2025	Entergy	-45.28
04/02/2025	Entergy	-193.16
03/28/2025	Event Solutions	-190.00
04/08/2025	Gerald Frederick	-850.00
04/07/2025	Google	-36.00
03/20/2025	Harold Renard	-937.22
04/02/2025	Internal Revenue Service	-1,879.12
04/02/2025	Internal Revenue Service	-1,759.58
04/03/2025	Intuit	-269.23
04/07/2025	Intuit	-99.00
03/18/2025	Kingdom Builders, LLC.	-22,057.71
04/10/2025	Kingdom Builders, LLC.	-63,318.00
03/19/2025	La Office of Alcohol and Tobacco Control	-10.00
03/18/2025	Lafayette Convention & Visitors Commission	-175.00
03/27/2025	Lafayette Farmers Market	-35.00
04/03/2025	Louisiana Department of Revenue	-905.72
03/18/2025	Louisiana Testing & Inspection, Inc.	-5,729.20
03/18/2025	Microsoft	-9.18
04/02/2025	Monica Theriot	-2,125.30
04/09/2025	Patrice Doucet	-584.00
03/18/2025	Primeaux, Touchet & Assoc.	-9,055.34
03/18/2025	Primeaux, Touchet & Assoc.	-6,735.00
03/31/2025	RAD Consulting Group, LLC	-85.00

03/31/2025	RAD Consulting Group, LLC	-79.00
03/31/2025	RAD Consulting Group, LLC	-83.00
04/08/2025	RAD Consulting Group, LLC	-87.00
04/09/2025	RAD Consulting Group, LLC	-79.00
03/19/2025	Republic Services	-301.10
03/19/2025	Republic Services	-290.75
03/19/2025	Republic Services	-415.75
04/09/2025	RingCentral	-63.40
03/21/2025	Roy C Trent Catering	-29.76
04/01/2025	Sam's Club	-148.24
04/02/2025	Sam's Club	-47.48
03/27/2025	Shell	-82.54
04/07/2025	Shell	-73.48
03/18/2025	Slade Landry Construction, LLC	-70,241.30
03/18/2025	Southern Cuts Tree Service, LLC	-9,400.00
03/24/2025	Stine's	-34.48
04/09/2025	Superior Cutz Lawn & Landscape, LLC	-2,415.00
03/19/2025	Suzanne Marie Dugas	-430.00
04/02/2025	Suzanne Marie Dugas	-499.17
04/08/2025	T2 Systems	-75.00
04/02/2025	Tammy Gordon	-1,852.86
04/02/2025	Timothy Labowe	-1,630.20
03/28/2025	Total Wine	-49.04
04/08/2025	Town of Delcambre	-200.00
03/14/2025	VendNovation	-13.50
04/07/2025	VendNovation	-4.50
04/07/2025	VendNovation	-22.50
04/07/2025	VendNovation	-9.00
04/07/2025	VendNovation	-6.75
03/18/2025	Vermilion Economic Development District	-100.00
03/31/2025	Walmart	-83.55
04/01/2025	Walmart	-35.86
04/08/2025	Wendell Verret	-4,444.10

Friday, Apr 11, 2025 11:39:49 AM GMT-7

Checks

Twin Parish Port District

April 1-13, 2025

TRANSACTION DATE	NUM	NAME	LINE DESCRIPTION	CREDIT
6695				
04/08/2025		Gerald Frederick		850.00
04/08/2025		Gerald Frederick	April	
Total for 6695				\$850.00
6696				
04/08/2025		Town of Delcambre		200.00
04/08/2025		Town of Delcambre	Permitting - April	
Total for 6696				\$200.00
6709				
04/10/2025		Kingdom Builders, LLC.	req by wvapp by econstruction	63,318.00
04/10/2025		Kingdom Builders, LLC.	partial payment no. 2	
Total for 6709				\$63,318.00
6712				
04/11/2025	1548	VenTek International	req by wvapp by ecpay station equipment	7,117.50
04/11/2025	1548	VenTek International	M400 Paystation	
Total for 6712				\$7,117.50
TOTAL				\$71,485.50

REPORT
TO: TWIN PARISH PORT COMMISSION
FROM: PORT DIRECTOR
DATE: Tuesday, April 15, 2025



STATUS REPORT 3/14/2025 TO 4/13/2025

Finances, Personnel, and Operations

The audit for Fiscal Year 2024 is completed with no findings in the general audit or in the Agreed-Upon-Procedures. Those reports and the adjusting entries and trial balance are contained in the Audit FY2024.

The grant budgets are in the Grants folder.

Industrial Expansion

The NEPA report has been sent to MARAD Legal Department for final clearance. Once it is returned, the Grant Agreement will be finalized and submitted for approval. Once it is submitted, it may take 6 weeks to 2 months for approval.

Seafood Hub

All site work is substantially completed. The remaining work is to fill damage to the driveway. We reached agreement with Glen Lege to provide limestone in exchange for top soil.

We met with the design team (architects, engineers, and tenant) to continue work on the design. We are in the process of finalizing the equipment list. Another meeting will be scheduled in the next few weeks.

Farmers Market

The first market of 2025 took place on April 4 with 886 visitors. We held a garfish (8 foot, 200 lbs) carving demo with cooking samples of garfish balls prepared by the Seafood Lab (Tom Hymel and his staff.) It was well attended. We hope to have more similar demos throughout the year.

Seafood

The engineers are working on estimates to do planning and design for a small ice plant and to demolish the shrimp shop owned by Denise Dooly and refurbish the dock. Denise will get an appraisal for the purchase price estimate.

The deadline for a grant application is April 30, 2025.

REPORT
TO: TWIN PARISH PORT COMMISSION
FROM: PORT DIRECTOR
DATE: Tuesday, April 15, 2025



Louisiana Direct Seafood Shop.

No update.

Marina

I have not been able to schedule a meeting with the electrician to inspect the pedestals to determine if we can replace the base ourselves.

The Town of Erath mechanics made repairs to the mobile bathroom. Two commodes were repaired but there is still a leak on the third one.

Bayou Carlin Cove

Enforcement

I prepared an ordinance for introduction at the meeting for towing and/or immobilizing of vehicles with three parking violations. I received the wording and design for signs to be added on site.

Pay Station

We mailed a down payment to Ventek. It should take 6 weeks to receive the machine.

Dwight's Restaurant

The foundation was poured and the framing should start shortly. The engineer will have more details at the port meeting.

Planning and Grants

State Port Investment Commission

We received and returned a form stating which projects are shovel-ready.

Port Infrastructure Grant

The deadline for the 2025 grant is April 30. Suzanne and I are in the process of reviewing it. The Notice of Funding is filed in the folder under PIDP 2025. We plan to submit a grant for purchase of Denise Dooly's property, demolish the building, and clean and refurbish the bulkhead. The remainder of the funds is for planning, design, and feasibility.

REPORT

TO: TWIN PARISH PORT COMMISSION

FROM: PORT DIRECTOR

DATE: Tuesday, April 15, 2025



Brian and Kim will prepare cost estimates to demolish the buildings and refurbish the dock. We will only apply for the purchase, demolition, and dock work as well as the cost of planning and design. The construction will come from a future grant.

Louisiana Sea Grant

The national Sea Grant is set for defunding under the proposed federal budget. If approved, it will eliminate the Sea Grant along with all employees including Tom Hymel and his staff and the Seafood Lab in Jeanerette.

Maintenance and Repairs

Below is a list of planned repairs and improvements.

- The bathroom trailer at marina was partially repaired. When completed, the BCC repairs will be scheduled.
- Pay station is pending manufacture and delivery.
- Boards on Richard came up during recent high water. Tim started repairs.