

AGENDA

City of Monroe

LEGAL & REGULAR SESSION – TUESDAY, JULY 14, 2026, 6:00PM **CITY COUNCIL CHAMBERS - CITY HALL**

I: ROLL CALL AND DECLARE QUORUM:

III: INVOCATION & PLEDGE OF ALLEGIANCE – Reverend Angela Thomas – Assistant to the Bishop at the Greater Free Gift Baptist Church

III: ELECT CHAIR AND VICE-CHAIR FOR THE COMING YEAR 2026/27

IV: PRELIMINARY AGENDA MATTERS:

1. Rules of the Day.

V: APPROVE MINUTES OF THE LEGAL AND REGULAR SESSION OF JUNE 23, 2026:

VI: PRESENTATION:

Coach Massey: Update on Olympic Trials

VII: PROPOSED CONDEMNATIONS:

1. 110 MEMORIAL DR (D5) – Owner: Danny W. Robinson
2. 602 WILSON ST (D5) – Owner: Christine C. White & Pearlie Irby (Tax)

VIII: Veto Override:

(a) Finally adopt an Ordinance approving the annexation of ±26 acres, extending and enlarging the boundaries of the City of Monroe, Louisiana; providing for recordation of the revised boundary; establishing an effective date; and otherwise providing for related matters.

IX : RESOLUTIONS AND ORDINANCES FOR SECOND READING AND FINAL ADOPTION AND SUBJECT TO PUBLIC HEARING:

(a) Finally Adopt an Ordinance proposing an amendment to the Home Rule Charter of the City of Monroe, Louisiana, to amend Section 2-13(c) (Submission of Ordinances to the Mayor) so as to reduce the vote required for the council to override a mayoral veto from two-thirds of its authorized membership to a majority of its authorized membership; providing that the amendment shall become effective only upon ratification by a majority of the qualified electors voting thereon; directing submission of the proposed amendment to the electorate pursuant to Section 7-04 of the Charter and Article VI, Section 5 of the Louisiana Constitution; and otherwise providing with respect thereto.

(b) Finally Adopt an Ordinance prohibiting discrimination, harassment, retaliation, race-based decision-making, and the misuse of official position to knowingly or recklessly make materially false attributions of racial motive by persons exercising governmental authority on behalf of the city; preserving executive authority, civil service rights, confidentiality, and all remedies provided by law; and otherwise providing with respect thereto.

X: RESOLUTIONS AND MINUTE ENTRIES:

1. Council:

(a) Adopt a Resolution authorizing the City of Monroe to enter into a Cooperative Endeavor Agreement with S.O.S. Pets of Ouachita and further providing with respect thereto.

(b) Adopt a Resolution granting an exception to the Open Container Ordinance to Isaac King–Justa Cowboy Rodeo Association for the Bayou Black Open Rodeo and Tailgating pursuant to Monroe City Code Sec. 12-231 d (Open Container Ordinance), and further providing with respect thereto.

(c) Adopt a Resolution granting an exception to the Open Container Ordinance to Zach Randall, Reaper Boat Works LLC (Reaper Fest Music Festival) pursuant to Monroe City Code Sec. 12-231 d. (Open Container Ordinance), and further providing with respect thereto.

2. Mayor's Office:

(a) Adopt a Resolution authorizing a Cooperative Endeavor Agreement with Isaac King d/b/a Justa Cowboy Association and further providing with respect thereto.

(b) Adopt a Resolution approving a Cooperative Endeavor Agreement with the General Claire L. Chennault Foundation, Inc. for the Hot Air Balloon Festival.

(c) Adopt a Resolution authorizing the City of Monroe to enter into a Cooperative Endeavor Agreement with Reaper Boats, LLC and further providing with respect thereto.

(d) Adopt a Resolution authorizing a Cooperative Endeavor Agreement with Ouachita Green and further providing with respect thereto.

3. Department of Administration:

(a) Consider an Application by Walia, LLC dba Sip N Smoke, 1304 Sterlington Rd., Monroe LA 71203 for a New 2026 Class B Alcoholic Beverage Permit. The Monroe Police Department has no disqualifying records and Sales Tax has been approved. (Distance Report Cleared, Cert. of Occupy Cleared)

4. Public Works Department:

(a) Adopt a Resolution accepting the bid of Lemoine Company, LLC for the WPCC Fine Bar Screens Replacement Project and further providing with respect thereto.

XI: INTRODUCTION OF RESOLUTIONS & ORDINANCES:

(a) Introduce an Ordinance declaring certain immovable property located at 911 Orange Street, Monroe, Louisiana, to be no longer needed for a public purpose or public use, authorizing the sale of said property to Eta Delta Lambda Chapter Alpha Phi Alpha Fraternity Educational Foundation, Inc. pursuant to Louisiana Revised Statute 33:4712, and otherwise providing with respect thereto.

(b) Introduce an Ordinance authorizing the City of Monroe to take corporeal possession of and sell to Tez Washington all rights, title, and interest that the city may have acquired to lot twelve (12) of block six (6) of Renwick's Addition bearing municipal address 303 S 23rd St., Ouachita Parish, district 3, Monroe, La, by adjudication at tax sale dated June 8, 2005, and further providing with respect thereto.

XII: CITIZENS PARTICIPATION

XIII: COMMUNICATIONS & SPECIAL ANNOUNCEMENTS:

1. Mr. Harvey
2. Mrs. Ezernack
3. Ms. Woods
4. Mr. McFarland
5. Mr. Muhammad

XIV: ADJOURN

City Hall, Monroe, Louisiana
June 23, 2026
5:00PM

There was a legal and regular session of the City Council of the City of Monroe, Louisiana held on this date at the Council's regular meeting place, the Council Chamber, City Hall Building, Monroe, Louisiana.

The Honorable Rodney McFarland I, Chairman called the meeting to order. He then asked the clerk to call roll.

There present: Ms. Woods, Mr. Harvey, Mr. Muhammad, and Mr. McFarland

There absent: Mrs. Ezernack

Chairman McFarland announced that the quorum was present, and that the Invocation and the Pledge of Allegiance led by Rev. Dr. A. B. Davis Johnson, Rose of Sharon Baptist Church

Rules of the Day: Chairman McFarland welcomed everyone to the City Council meeting and outlined the rules: speakers on action items must use the podium to the right, have three minutes, and cannot return once finished. Citizens on the participation list may speak on any topic respectfully and orderly. Comments on agenda items must be germane to that item. Chairman McFarland asked that order is kept in this chamber, if not, he will be asking the Marshal to escort you out. He will keep order in this chamber, he asked that you follow the rules when someone is up speaking, do not interrupt and respect those as they come up to give their remarks. Chairman McFarland also advised department heads they could address agenda items pertaining to their departments without time limitations.

Upon motion of Ms. Woods, seconded by Mr. Muhammad, the minutes of the Legal and Regular Session of June 9, 2026, were approved. (Mr. Harvey abstained) (No comments from the public)

V: Receipt of Veto Read into the minutes.

Ms. Carolus Riley, Council Clerk, read into the minutes the following: (The Mayor vetoed Ordinance No. 12,299 and 12,300 and returned them to the Council on June 10, 2026, at 10:42am. The Mayor's vetoes, along with his veto messages, were delivered to the Council on June 10, 2026, at 10:57 am. The vetoes and veto messages for the Ordinances will be maintained in the Council records.)

VI: Council Discussion of Vetoes

Ms. Woods stated that she supported Ordinance 12,299 because she believes the Council has a responsibility to be informed of employee complaints and concerns to help ensure all employees are treated fairly and equitably. She emphasized that the ordinance was not intended to interfere with the day-to-day operations of City departments or to micromanage staff, but rather to establish a reporting process that keeps the Council informed while allowing the administration to address concerns in a timely and appropriate manner. She noted that the proposal was intended to increase transparency, accountability, and public confidence in the City's complaint process. Ms. Woods expressed disappointment with the veto of Ordinance 12,300, stating that the proposed annexation represented an opportunity for responsible growth within the City. She explained that expanding the City's boundaries would have increased the tax base, encouraged economic development, and created additional housing opportunities in South Monroe. She further stated that the proposed subdivision would have brought quality homes to the community and viewed the project as an important investment in the City's long-term growth and future development.

Mr. Muhammad expressed his support for the proposed annexation, stating that improved communication between the City and developers is essential to encouraging responsible growth and investment in South Monroe. He explained that early disclosure of development plans can sometimes discourage projects before they have an opportunity to move forward, and he emphasized the importance of working collaboratively to address concerns while continuing to promote economic development. He stated that the proposed annexation would have provided quality housing, encouraged additional retail and business investment, and strengthened future development on the south side of the City. Mr. Muhammad expressed disappointment with the Mayor's veto, noting that the Council had previously supported similar redevelopment efforts and believed this project represented another opportunity to improve the community. Mr. Muhammad also reaffirmed his support for Ordinance 12,299, explaining that its purpose was to provide the Council with updates regarding employee complaints and the actions taken to address them. He stated that the ordinance was intended to improve transparency and accountability rather than interfere with administrative responsibilities. He concluded by emphasizing the Council's commitment to ensuring complaints are addressed fairly, advocating for transparency, and continuing to represent the interests of the residents.

Chairman McFarland stated that ordinances carry the force of law, while policies may be changed or disregarded. He expressed concern over the Mayor's vetoes of Ordinances 12,299 and 12,300, stating that he believed both measures were intended to strengthen accountability and reinforce the Council's legislative authority. Regarding Ordinance 12,299, he explained that its purpose was to establish a formal reporting process to keep the Council informed of employee complaints while allowing the administration to address those matters appropriately. He also disagreed with the reasoning provided for vetoing Ordinance 12,300, stating that undeveloped properties had previously been annexed into the City. He believed the proposed South Monroe development would have expanded the City's tax base, encouraged economic growth, and provided additional quality housing opportunities. He expressed concern that rejecting the project could discourage future investment and development within the community. Chairman McFarland further commented on the working relationship between the Council and the administration, stating that improved communication and collaboration would better serve the City's interests. He reaffirmed his commitment to representing the residents of District 4 and advocating for fairness, transparency, and accountability in City government. He concluded by expressing hope that future disagreements could be resolved more collaboratively while emphasizing the Council's responsibility to continue addressing matters brought before it.

VII: INTRODUCTION OF RESOLUTION & ORDINANCES:

(a) Upon motion of Ms. Woods, seconded by Mr. Muhammad and approved to introduce an ordinance proposing an amendment to the Home Rule Charter of the City of Monroe, Louisiana, to amend Section 2-13(c) (Submission of Ordinances to the Mayor) so as to reduce the vote required for the council to override a mayoral veto from two-thirds of its authorized membership to a majority of its authorized membership; providing that the amendment shall become effective only upon ratification by a majority of the qualified electors voting thereon; directing submission of the proposed amendment to the electorate pursuant to Section 7-04 of the Charter and Article VI, Section 5 of the Louisiana Constitution; and otherwise providing with respect thereto. (Mr. Harvey nay)

Charles Theus 503 Speed Ave, Monroe La 71201, stated that the proposed measure is a charter amendment and explained that, under the City Charter, charter amendments are not subject to the Mayor's veto authority.

Chairman McFarland stated that the City Attorney should review the Charter to clarify the Mayor's authority regarding charter amendments and veto powers.

Mr. Creekbaum read the applicable Charter provision stating that amendments proposed by the Council to the City Charter are not vetoable by the Mayor.

Chairman McFarland asked if everyone understood the Charter provision that had been read.

Ms. Woods explained that the proposed charter amendment would limit the Mayor's veto authority by allowing a veto to be overridden with a simple majority vote if approved by the voters. She clarified that the current Charter requires a two-thirds majority to override a veto, while the proposed amendment would reduce that requirement to a simple majority.

Chairman McFarland asked whether there were any additional questions from the public and invited anyone interested to obtain a copy of the City Charter for further understanding of the Council's authority.

(b) Upon motion of Mr. Muhammad, seconded by Ms. Woods and approved to introduce an ordinance prohibiting discrimination, harassment, retaliation, race-based decision-making, and the misuse of official position to knowingly or recklessly make materially false attributions of racial motive by persons exercising governmental authority on behalf of the city; preserving executive authority, civil service rights, confidentiality, and all remedies provided by law; and otherwise providing with respect thereto. (Mr. Harvey nay) (No comments from the public)

1. Council:

(a) Upon motion of Ms. Woods, seconded by Mr. Muhammad and unanimously approved Resolution No. 9152 granting an exception to the Open Container Ordinance to Silas White for an event (Souled Out Sunday – a Blues Music Event on Forsythe boat dock side) pursuant to Monroe City Code Sec. 12-231 D (Open Container Ordinance), and further providing with respect thereto. (No comments from the public)

2. Planning & Urban Development

(a) Upon motion of Ms. Woods, seconded by Mr. Harvey and unanimously approved Resolution No. 9153 authorizing the City of Monroe to apply for and accept Fy 25 HUD/Emergency Solutions Grant Programs Funding. (No comments from the public)

3. Department of Administration:

(a) Upon motion of Ms. Woods, seconded by Mr. Muhammad and unanimously approved Resolution No. 9154 accepting the quote of Twin City Striping & Maintenance, LLC for the City Facility Sandblasting (Phase 1) Project. (No comments from the public)

Mr. McCallister explained that the proposed project involves sandblasting the curbs at the Civic Center and City Hall to remove deteriorated paint down to the concrete surface. He stated that once the preparation work is complete, the curbs will be repainted with the appropriate markings, including designated fire lanes and handicap-accessible areas.

Chairman McFarland requested the total cost of the project.

Mr. McCallister advised that the project cost is approximately \$69,200, which is below the original estimated cost of \$75,000.

Chairman McFarland asked whether the project was being completed in preparation for the Louisiana Municipal Association (LMA) event and if the recommended contractor submitted the lowest bid.

Mr. McCallister confirmed that the work is being completed in preparation for the LMA event and that the recommended proposal represented the lowest bid received.

(b) Upon motion of Mr. Muhammad, seconded by Ms. Woods and unanimously approved a request from the Purchasing Division for authorization for an authorized City representative to advertise for bids for G.B. Cooley House Rehabilitation Project. The estimate for the G.B. Cooley House Rehabilitation Project is \$825,000.00. (No comments from the public)

Chairman McFarland stated that he needed additional clarification because he believed the item had previously been approved by the Council.

Mr. McCallister confirmed that the Council had previously authorized advertising the project. He explained that no acceptable bids were received because potential bidders did not attend the mandatory pre-bid meeting. He requested approval to readvertise the project without the mandatory pre-bid requirement, noting that the project is unique due to its historic preservation funding and partnership with the G.B. Cooley House Board.

Chairman McFarland stated that he remembered discussing the project previously and understood that the City expected to be reimbursed for much of the project cost.

Mr. McCallister explained that while the City expects to reduce its financial responsibility, the G.B. Cooley House Board is continuing to raise private funds, so the City's final contribution cannot yet be guaranteed.

Chairman McFarland asked whether the City's remaining financial obligation would be less than \$400,000.

Mr. McCallister stated that the total project cost is approximately \$825,000, with a Save America's Treasures grant of \$483,500 covering more than half of the project. He advised that the City's remaining obligation would depend on the final project costs.

Ms. Woods asked whether the grant funding was designated exclusively for the G.B. Cooley restoration project or if it could be used for other historic preservation efforts.

Mr. McCallister clarified that the grant is specifically designated for the G.B. Cooley House restoration project.

Ms. Woods asked what the City's financial responsibility would be under the grant agreement.

Mr. McCallister explained that the City would be responsible for the remaining project balance after grant funding. He noted that the capital infrastructure budget includes funding for the project and that the grant remains active through the extended deadline.

Ms. Woods confirmed that the restoration project would be funded through the capital infrastructure program and asked whether it had been included in the annual infrastructure strategy.

Mr. McCallister confirmed that the project had been included in the City's budget and infrastructure planning for the past several years.

Chairman McFarland asked about the anticipated timeline for readvertising the project.

Mr. McCallister stated that, if approved, the project would be advertised beginning the following week for three consecutive weeks. He explained that after bids are opened, the City must observe the required public bidding period before returning the bids to the Council for consideration.

4. Public Works Department:

(a) Upon motion by Ms. Woods, seconded by Mr. Harvey and unanimously approved Resolution No. 9155 approving Change Order No. two (2) for the Taxiway Delta Construction Phase I Project and further providing with respect thereto. (No comments from the public)

Ms. Woods asked Mr. Charles Butcher to provide an update on the Taxiway Delta Project and explain the agenda items related to the project.

Mr. Butcher reported that Phase 1 of the Taxiway Delta Project has been substantially completed and came in approximately \$1.2 million under budget. He explained that the change order was necessary to close out the grant and noted that only minor work remains before the phase is fully complete.

Ms. Woods asked whether Phase 1 of the project had been completed.

Mr. Butcher confirmed that the primary construction work is complete, with only minor items remaining, and stated that the taxiway is currently in use.

Mr. Muhammad asked whether the project was funded through federal sources and whether any remaining funds could be applied toward the City's local costs.

Mr. Butcher explained that the project is funded through federal and state sources and that there was no cost to the City. He further advised that any remaining grant funds would be returned and applied to other eligible projects rather than retained locally.

Chairman McFarland asked whether any savings from the project could be used for additional airport improvements.

Mr. Butcher stated that additional airport projects are planned, but the remaining grant funds cannot be retained by the City for discretionary use.

Ms. Woods asked whether the funds would remain available to the City.

Mr. Butcher reiterated that unused grant funds would be returned for other approved projects and explained that the next agenda item involves Phase 2 of the Taxiway Delta Project. He stated that Phase 2 consists of relocating underground cables to allow paving to continue and that the work must be completed in phases in accordance with FAA funding requirements.

(b) Upon motion by Ms. Woods, seconded by Mr. Harvey and unanimously approved Resolution No. 9156 approving work authorization No. 9 between the City of Monroe and Garver LLC for the Taxiway D Construction – Phase 2 Project at the Monroe Regional Airport and further providing with respect thereto. (No comments from the public)

Chairman McFarland asked Mr. Butcher to explain the Phase 2 Taxiway Delta Project.

Mr. Butcher explained that Phase 2 of the Taxiway Delta Project involves relocating underground cables to allow paving work to continue and to improve the airport's taxiway system. He stated that the project is being completed in phases to bring the airport into compliance with current Federal Aviation Administration (FAA) standards, including improvements near the intersection of the two runways.

Chairman McFarland asked whether the project was expected to result in any cost savings.

Mr. Butcher stated that the City is hopeful the project will generate savings but noted that final costs cannot be determined until the bidding process is complete.

IX: CITIZENS PARTICIPATION:

Mr. Lester Paster 100 South Pointe Dr. Apt 301, addressed the Council regarding concerns he has documented on his website related to matters he believes involve injustice. As a military veteran, he requested that the Council and Mayor review the information he has provided and consider his concerns. He expressed frustration over the length of time the matter remained unresolved and asked the Council to assist in ensuring the issue is reviewed so that additional legal action or public demonstrations would not be necessary.

X: COMMUNICATIONS & SPECIAL ANNOUNCEMENTS:

Ms. Woods announced the City's community cleanup initiative, advising residents that free dumpsters would be available at two District 3 locations for three days. She encouraged residents to participate, outlined items that would not be accepted, and invited the public to take advantage of the program. She also congratulated Mr. Creekbaum on the birth of his child before asking for clarification regarding the disaster recovery expenditures, Tetra Tech, and the use of a budget amendment rather than an emergency ordinance.

Mr. Creekbaum explained that the matter had been discussed extensively with the Council and Mayor. He stated that the debris removal and monitoring services were professional services and were not subject to the public bid process. Because the total costs were unknown at the time, the administration determined that using a budget amendment after all expenses were identified would be the most appropriate approach rather than adopting multiple emergency ordinances. He added that the Council approved the expenditures but later chose not to approve the related budget amendment.

Ms. Woods stated that she requested the explanation simply as a refresher regarding the budget amendment process.

Mr. Creekbaum reiterated that an emergency ordinance could have been used, but because the final costs were unknown, the administration believed it was more appropriate to wait until all expenses were quantified before presenting a budget amendment to the Council.

Ms. Woods thanked Mr. Creekbaum for the clarification. She then expressed condolences to the families affected by the recent fatal shooting and extended well wishes to the injured victim. She voiced concern about public safety in the community and stated that she intends to work with the Council, the administration, and local law enforcement to identify solutions that will help improve safety in public spaces and prevent similar incidents in the future.

Mr. Muhammad Vice Chairman stated that he has been working with Mr. Creekbaum to strengthen the City's loitering ordinance. He explained that the proposed revisions would increase accountability for business owners, address late-night crowding around businesses and entertainment venues, and provide additional enforcement measures, including potential fines. He also announced upcoming community cleanup efforts, identifying dumpster locations and encouraging residents to participate. Mr. Muhammad further inquired about the status of condemnation proceedings, noting that no condemnation items had recently come before the Council due to the absence of a curator.

Mr. Creekbaum advised that condemnation matters are expected to return to the Council at the next meeting. He explained that previous delays were caused by scheduling conflicts, weather-related cancellations, and administrative requirements, including delays in receiving necessary documentation.

Mr. Muhammad expressed concerns regarding ongoing trespassing, vacant properties, and public safety issues in the King Oaks area. He referenced damaged fencing that has allowed unauthorized access through neighborhoods and vacant homes, as well as recent criminal activity that has raised concerns among residents. He encouraged the City to move forward with additional condemnation efforts and property enforcement measures to address abandoned structures, reduce blight, and improve neighborhood safety.

Chairman McFarland thanked those in attendance and announced additional community cleanup efforts, noting that six dumpsters would be placed throughout the district. He encouraged residents to review the cleanup guidelines and participate in the initiative. He then raised questions regarding a debris removal contract, expressing concerns about an additional contractor and requesting clarification on the Council's approval of expenditures exceeding \$500,000.

Mr. Creekbaum stated that he was not familiar with the specific matter Chairman McFarland referenced.

Chairman McFarland stated that he intended to provide Mr. Creekbaum with the information for review and requested clarification regarding the contracts. He also expressed concerns about Civic Center rental agreements, stating that he believed some contract terms and rental rates should be reviewed to ensure fairness and consistency.

Mr. Creekbaum explained that Civic Center rental agreements are generally standard forms and noted that he does not routinely review every contract. He agreed to review the agreements referenced by Chairman McFarland to determine whether any concerns should be addressed.

Chairman McFarland reiterated his concerns regarding the fairness of certain rental agreements and stated that he intended to continue reviewing the matter until it was resolved. He emphasized the importance of transparency, accountability, and equitable treatment in City business. He also expressed support for proposed public safety initiatives discussed by the Council, encouraged residents to remain safe during the Fourth of July holiday, and offered condolences to families who had recently lost loved ones. He concluded by addressing concerns about statements made publicly regarding a press conference, explaining that he was unable to attend due to the timing of the notification and reaffirmed his commitment to continuing his work on behalf of the community.

There being no further business to come before the council, Chairman McFarland adjourned the meeting at 6:22PM.

Rodney McFarland, I
Chairman

Carolus S. Riley
Council Clerk

Erica L. Moore
Staff Secretary

For extended details on the council meeting, please call the Council Clerk Monday-Friday at 318-329-2252 to schedule an appointment to listen to the minute recording.



MEMO

DATE: JULY 7, 2026

TO: CAROLUS RILEY

FROM: LEAH ARNOLD

RE: CONDEMNATION FOR CITY COUNCIL ON JULY 14TH, 2026

Please place the following condemnation on the agenda for the City Council on July 14th, 2026.

1. 110 MEMORIAL DR (D5) – Owner: Danny W. Robinson.
2. 602 WILSON ST (D5) – Owner: Christine C. White & Pearlie Irby (Tax)

c: Ellen Hill
Stacy Newbill
Angelic Dorsey
Tommy James
Morgan McCallister
Tongia Hill
Brandon Creekbaum

ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Ordinance was introduced by _____, who moved for its adoption, and was seconded by _____:

AN ORDINANCE APPROVING THE ANNEXATION OF ±26 ACRES, EXTENDING AND ENLARGING THE BOUNDARIES OF THE CITY OF MONROE, LOUISIANA; PROVIDING FOR RECORDATION OF THE REVISED BOUNDARY; ESTABLISHING AN EFFECTIVE DATE; AND OTHERWISE PROVIDING FOR RELATED MATTERS.

WHEREAS, a petition for annexation has been filed by The Vault LLC of Maryland, the sole owner of the property proposed for annexation, requesting that the City extend and enlarge its boundaries to include a ±26-acre tract (ANX 100-26);

WHEREAS, the legal description of the property is:

27.378 AC IN W2 OF SW4 SEC 19T17N R4E AND IN LOTS 11 & 12 SEC24 T17N R3E, FROM SW COR SEC 19N 1328.32 FT, N89E 591.08 FT TOW/L HWY 165, N 670 FT, S89W 513FT TO POINT OF BEG, S 195.63 FT, N89E 263 FT, S 255.40 FT, S 89 FT W344.47 FT, S 148.37 FT, N89E35.66 FT, S 60 FT, S89W 100 FT, S 145 FT, S89E 43.82 FT, S24E49.18 FT, S 100 FT, S89W 27.29FT, S 50 FT, S89W 140.55 FT, S290 FT, N89E 130.06 FT, S16E52.02 FT, S 145 FT, S89W 399.88FT, N70W 109.02 FT, N46W 50.82FT, N47W 151.41 FT, S42W 335.57FT, N47W 211.21 FT, N46W 151.76FT, S50W 200.11 FT, N TO Highbank of OUACHITA RIVER, NE TO SWCOR OF PARCEL #3 ACQUIRED BY SOUTHWEST INDUSTRIAL PARK OF MONROE, LOUISIANA, INC, N89E545.99 FT, N 500.13 FT, N89E385.78 FT TO BEG-LESS 0.082 ACS BK 1340-430--LESS 0.16 ACS BK 1344-790--LESS 0.64 ACS BK 1344-792

(Parcel No. 32002)

WHEREAS, the property proposed for annexation is vacant and unoccupied land with no resident property owners and no registered voters residing therein;

WHEREAS, the petition for annexation contains the written assent of the sole nonresident property owner of the property proposed for annexation, in accordance with La. R.S. 33:172(A)(1)(c);

WHEREAS, the purpose of annexation is to allow for the provision of municipal water and sewer services and to facilitate the orderly development of the property as a residential subdivision;

WHEREAS, the subject property is contiguous to the existing corporate limits of the City of Monroe;

WHEREAS, the legal description and plat of the property proposed for annexation have been on file in the office of the Clerk of the City of Monroe for more than ten (10) days prior to the adoption hereof;

WHEREAS, notice of the filing of said petition has been duly published in accordance with La. R.S. 33:172, and all interested parties have been afforded the opportunity to be heard;

WHEREAS, the Monroe Planning Commission considered the petition at a duly noticed public hearing on March 9, 2026, and recommended denial by a vote of 2–3–1;

WHEREAS, the City Council has independently reviewed the record, the recommendation of the Planning Commission, and the evidence presented, and finds that annexation is in the best interest of the City and will promote orderly growth without undue burden on municipal infrastructure;

WHEREAS, in accordance with City of Monroe Code § 37-33(2), the Planning and Zoning Director has determined that the appropriate zoning for the property is R-1.

NOW, THEREFORE, BE IT ORDAINED, by the City Council, in legal and regular session convened, that:

Section 1. The corporate limits of the City of Monroe, Louisiana, are hereby extended and enlarged to include the following described property:

27.378 AC IN W2 OF SW4 SEC 19T17N R4E AND IN LOTS 11 & 12 SEC24 T17N R3E, FROM SW COR SEC 19N 1328.32 FT, N89E 591.08 FT TOW/L HWY 165, N 670 FT, S89W 513FT TO POINT OF BEG, S 195.63 FT, N89E 263 FT, S 255.40 FT, S89W 344.47 FT, S 148.37 FT, N89E 35.66 FT, S 60 FT, S89W 100 FT, S 145 FT, S89E 43.82 FT, S24E 49.18 FT, S 100 FT, S89W 27.29FT, S 50 FT, S89W 140.55 FT, S290 FT, N89E 130.06 FT, S16E 52.02 FT, S 145 FT, S89W 399.88FT, N70W 109.02 FT, N46W 50.82FT, N47W 151.41 FT, S42W 335.57FT, N47W 211.21 FT, N46W 151.76FT, S50W 200.11 FT, N TO Highbank of Ouachita River, NE TO SWCOR OF PARCEL #3 ACQUIRED BY SOUTHWEST INDUSTRIAL PARK OF MONROE, LOUISIANA, INC, N89E 545.99 FT, N 500.13 FT, N89E 385.78 FT TO BEG-LESS 0.082 ACS BK 1340-430--LESS 0.16 ACS BK 1344-790--LESS 0.64 ACS BK 1344-792

(Parcel No. 32002)

Section 2. Within ten (10) days after adoption of this Ordinance, the Clerk of the City of Monroe shall cause the description of the enlarged municipal boundaries, as amended by this annexation, to be recorded in the Conveyance Records of Ouachita Parish, Louisiana, in accordance with La. R.S. 33:171, *et seq.*

Section 3. The Clerk of the City of Monroe shall furnish a copy of this Ordinance, together with a map and written description of the annexed territory, to the Louisiana Secretary of State and the Ouachita Parish Registrar of Voters within fifteen (15) days of adoption, in accordance with La. R.S. 33:171.

Section 4. This Ordinance shall become effective thirty (30) days after adoption and publication as required by law.

Section 5. Upon the effective date of this Ordinance, the Zoning Map of the City of Monroe, as described in Section 37-34 of the City of Monroe Comprehensive Zoning Ordinance, is hereby amended to classify the ±27.378-acre tract described herein as R-1 (Single Family Residence), which is hereby incorporated into the official Zoning Map of the City of Monroe; and

Section 6. Upon the effective date of this Ordinance, the annexed property shall be subject to all applicable ordinances, regulations, and taxation of the City of Monroe, Louisiana.

This Ordinance was introduced on May 12, 2026.

Notice Published on _____, 2026.

This Ordinance having been submitted in writing, introduced and published, was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Ordinance was declared **ADOPTED** on May 26, 2026.

CHAIRPERSON

CITY CLERK

MAYOR'S APPROVAL

MAYOR'S VETO



Hobie Martin, P.E.
303 Brian Drive
West Monroe, LA 71291
(318) 282-5381
martinengineeringla@gmail.com

January 23, 2026

City of Monroe
Planning and Zoning Commission
1401 Stubbs Ave
Monroe, Louisiana 71201

Re: 26-024 Buckhorn Bend Subdivision
Petition for Annexation

To Whom It May Concern,

I, the undersigned property owner(s), hereby respectfully petition for the annexation of the property described below into the corporate limits of the Monroe Louisiana, in accordance with applicable state laws, municipal ordinances, and annexation procedures.

Legal Description (Tax Assessors Website):

27.378 AC IN W2 OF SW4 SEC 19T17N R4E AND IN LOTS 11 & 12 SEC24 T17N R3E, FROM SW COR SEC 19N 1328.32 FT, N89E 591.08 FT TOW/L HWY 165, N 670 FT, S89W 513FT TO POINT OF BEG, S 195.63 FT, N89E 263 FT, S 255.40 FT, S89W 344.47 FT, S 148.37 FT, N89E 35.66 FT, S 60 FT, S89W 100 FT, S 145 FT, S89E 43.82 FT, S24E 49.18 FT, S 100 FT, S89W 27.29 FT, S 50 FT, S89W 140.55 FT, S290 FT, N89E 130.06 FT, S16E 52.02 FT, S 145 FT, S89W 399.88 FT, N70W 109.02 FT, N46W 50.82 FT, N47W 151.41 FT, S42W 335.57 FT, N47W 211.21 FT, N46W 151.76 FT, S50W 200.11 FT, N TO Highbank of Ouachita River, NE TO SWCOR OF PARCEL #3 ACQUIRED BY SOUTHWEST INDUSTRIAL PARK OF MONROE, LOUISIANA, INC, N89E 545.99 FT, N 500.13 FT, N89E 385.78 FT TO BEG-LESS 0.082 ACS BK 1340-430-LESS 0.16 ACS BK 1344-790-LESS 0.64 ACS BK 1344-792

The property does not currently have a physical address but can be located by parcel number 32002.

The subject property is currently contiguous to the municipal boundary of the Monroe Louisiana, and annexation is requested to allow for orderly growth, access to municipal services, and consistency with the City's comprehensive plan and land use regulations.

The property owner(s) acknowledge that, upon annexation, the property will be subject to all applicable municipal ordinances, zoning regulations, taxes, and assessments of the Monroe Louisiana. The owner(s) further agree to comply with all requirements imposed by the City as part of the annexation process.

This petition is submitted voluntarily and with the understanding that final approval of annexation is subject to review and action by the appropriate governing authorities.

Louisiana Professional Engineering Firm No. 6709

Martin Engineering Services, LLC
January 23, 2026
Page 2

Thank you for your consideration of this request. Please feel free to contact me should additional information or documentation be required.

Respectfully submitted,

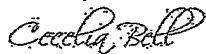
The Vault LLC of Maryland
3000 Kincaid Drive
Waldorf, MD 20603



Ella Blaine

01/23/2026

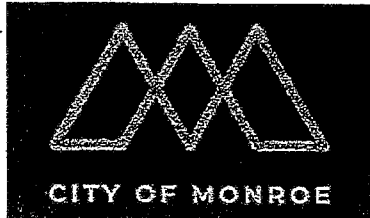
Date



Cecelia Bell

01/23/2026

Date



PUBLIC HEARING

CITY OF MONROE

PLANNING COMMISSION

March 9, 2026

City Hall

Monroe, LA

RE: ANX 100-26

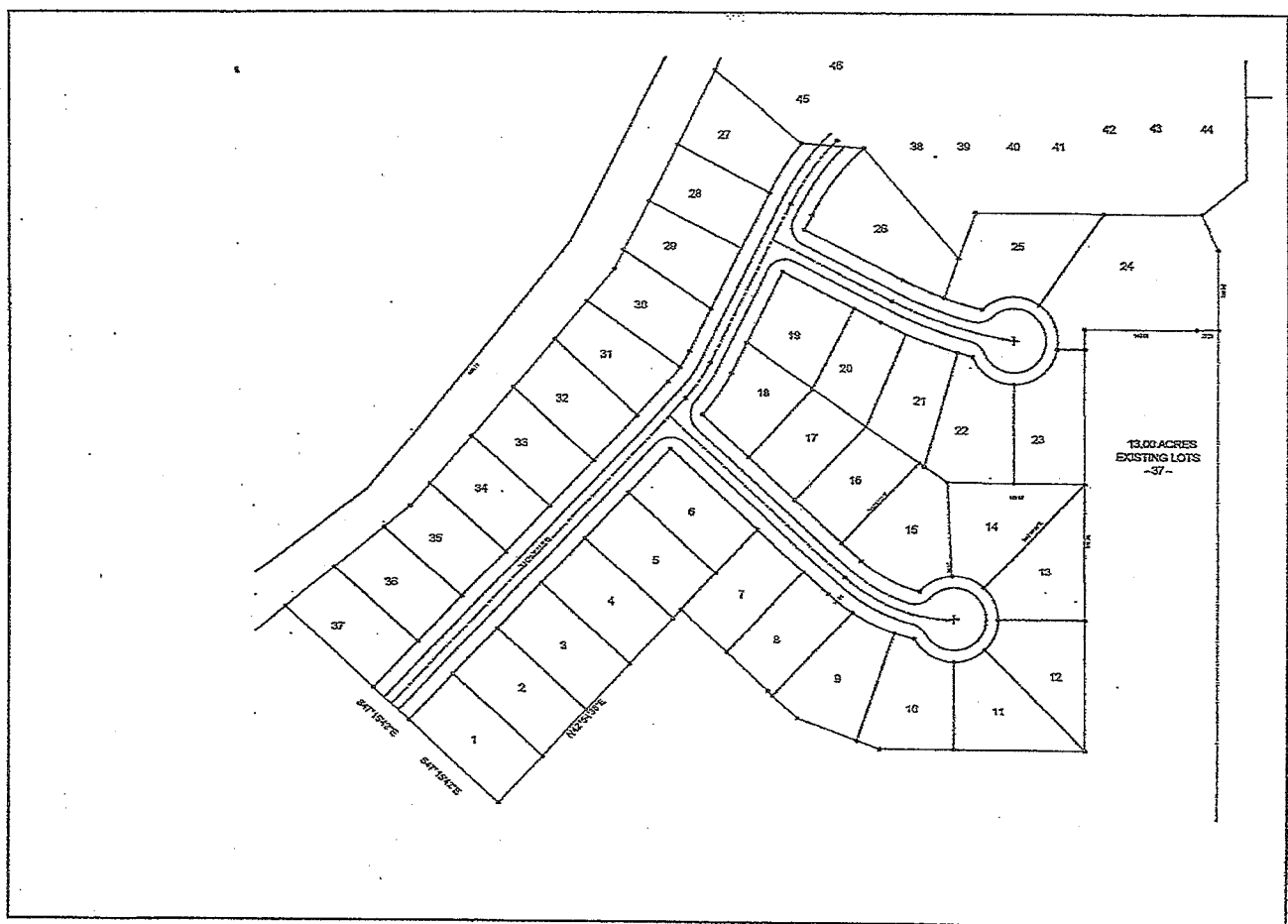
APPLICANT: Martin Engineering Services

MOTIONED BY: Mr. Riddle

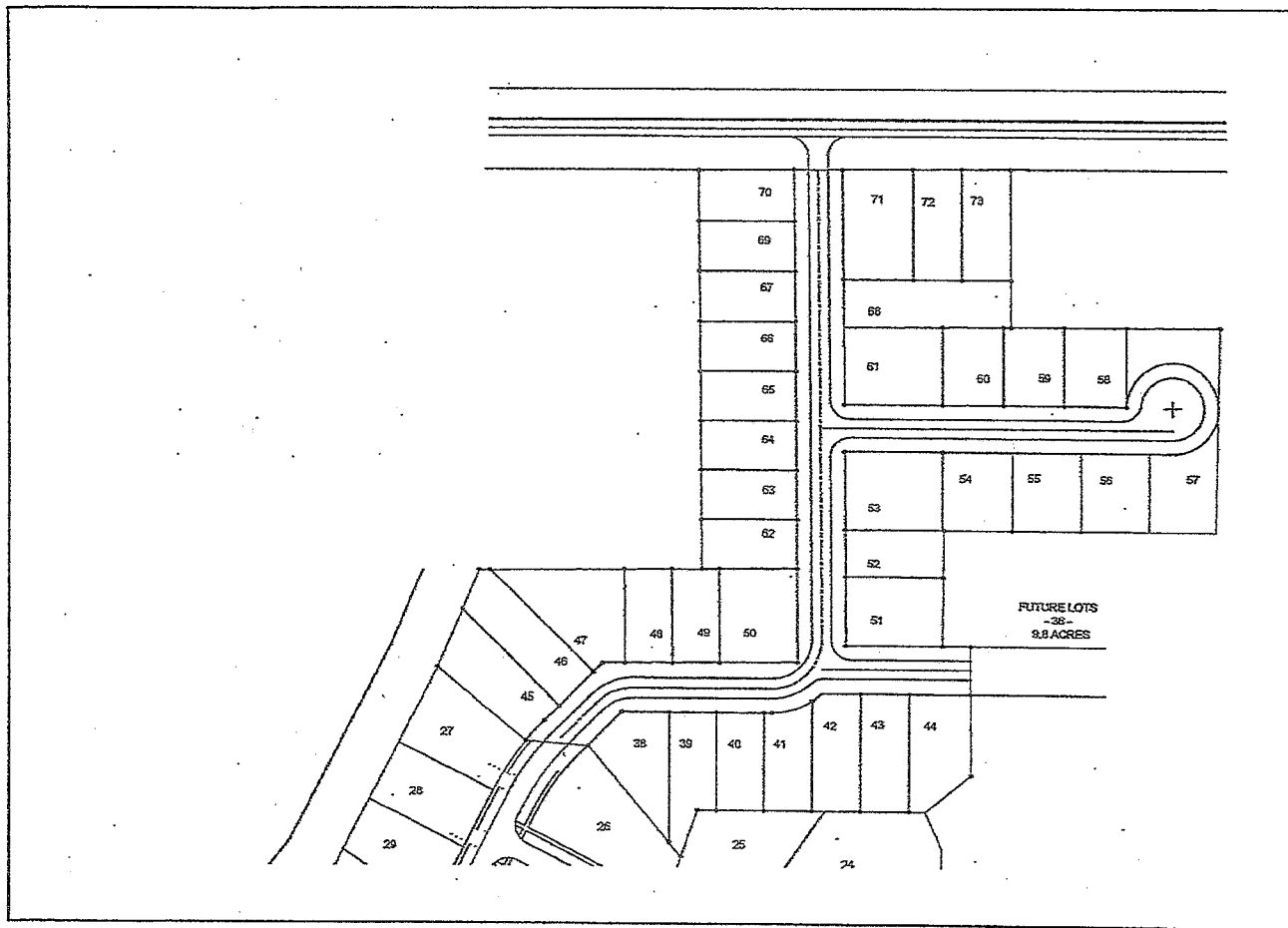
SECONDED BY: Mrs. Hill

Monroe Planning Commission advise the City Council that after the Public Hearing the Commission finds that a Petition for Annexation Buckhorn Area was denied by the Planning Commission. Applicant to ask for appeal to council.

There was a majority vote for denial by the Planning Commission. Voting: Ayes (2) * Nays (3) * Abstain (1)

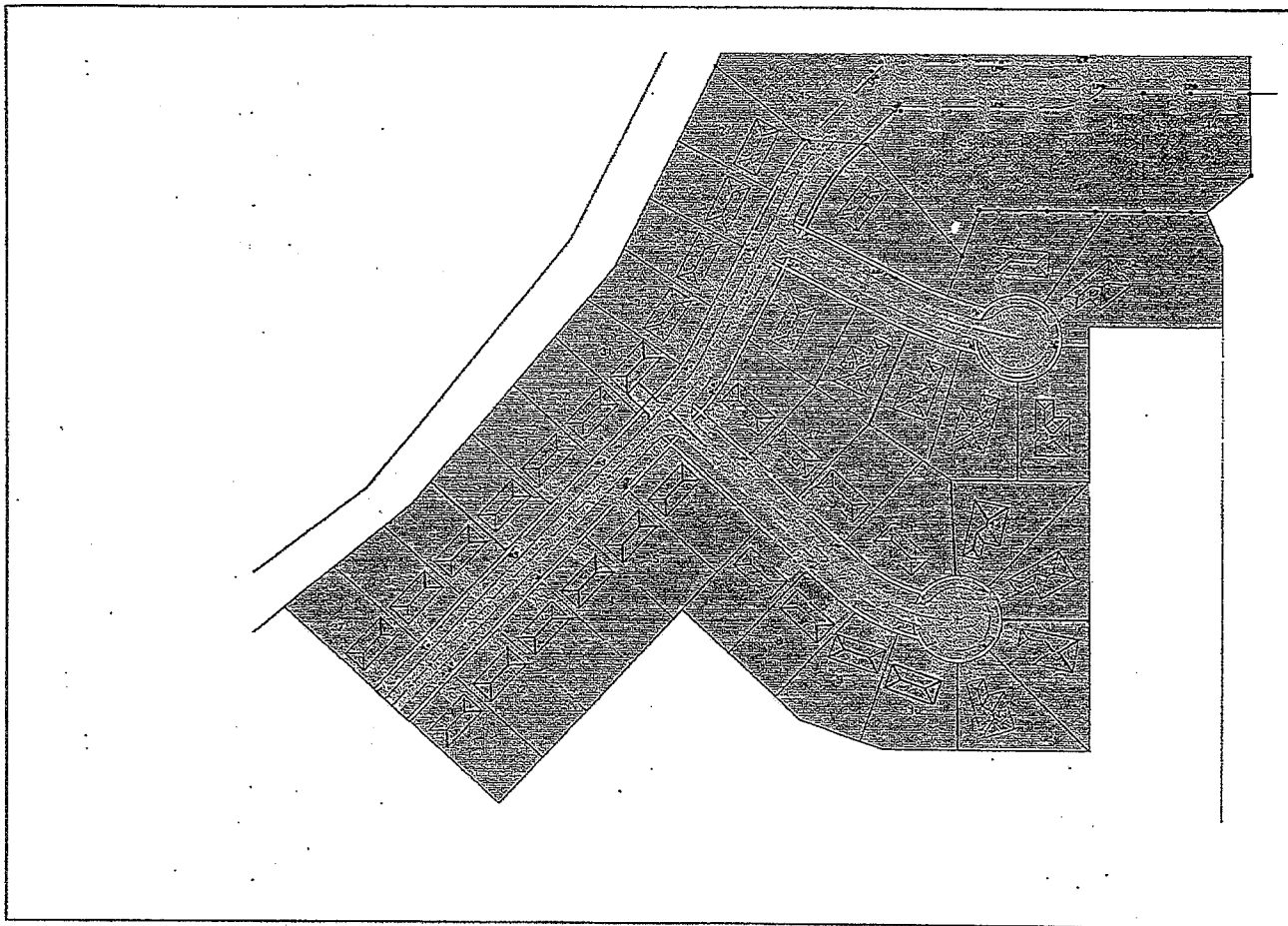


DATE _____
PAGE _____
BY _____
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REVISION _____
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DATE	
BY	
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CLIENT	
LOCATION	
DATE	

Printed on high quality paper and the paper is acid-free.

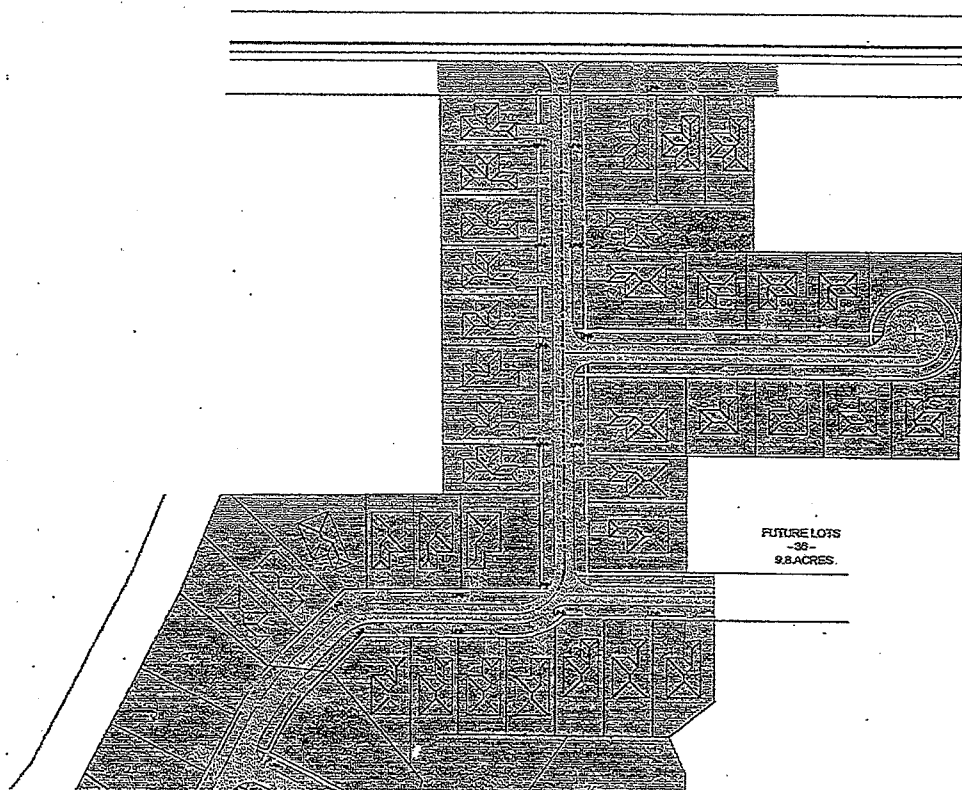


Part	
Quantity	
Material	
Finish	
Notes	
Drawn by	
Checked by	
Approved by	

Part Name

Part Number



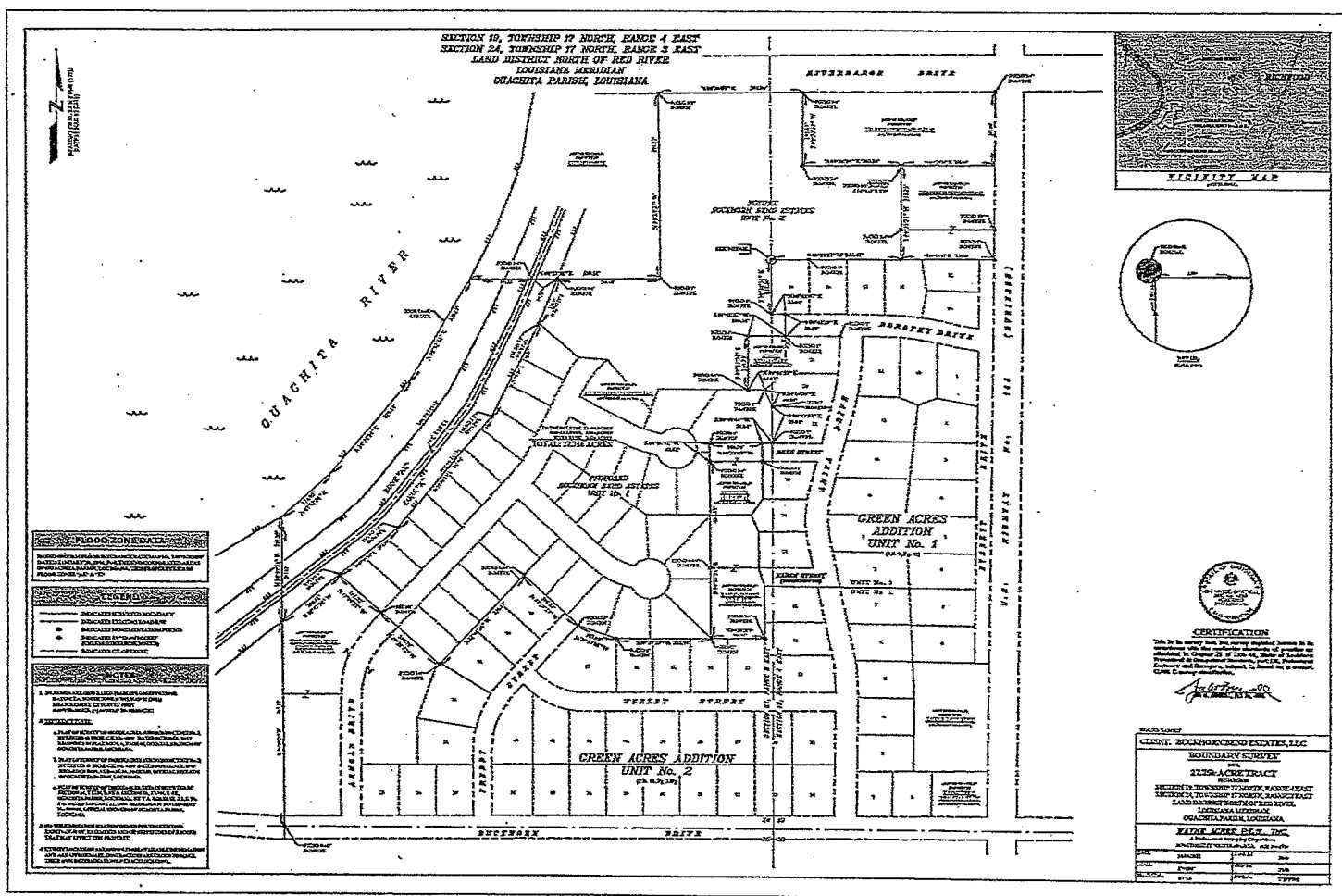


HOWSE
PLANS
Drafting & Design
2789 Karysa Lane, S.W.
Kaslo, British Columbia
V2K 2G8
250.867.6343
www.howseplans.com

21854

PLATE 1

DATE _____
 TIME _____
 BY _____
 FOR _____
 BY _____
 DATE _____



ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. 12,300

The following Ordinance was introduced by Woods, who moved for its adoption, and was seconded by Muhammad :

AN ORDINANCE APPROVING THE ANNEXATION OF ±26 ACRES, EXTENDING AND ENLARGING THE BOUNDARIES OF THE CITY OF MONROE, LOUISIANA; PROVIDING FOR RECORDATION OF THE REVISED BOUNDARY; ESTABLISHING AN EFFECTIVE DATE; AND OTHERWISE PROVIDING FOR RELATED MATTERS.

WHEREAS, a petition for annexation has been filed by The Vault LLC of Maryland, the sole owner of the property proposed for annexation, requesting that the City extend and enlarge its boundaries to include a ±26-acre tract (ANX 100-26);

WHEREAS, the legal description of the property is:

27.378 AC IN W2 OF SW4 SEC 19 T17 N R4E AND IN LOTS 11 & 12 SEC 24 T17 N R3E, FROM SW COR SEC 19 N 1328.32 FT, N89E 591.08 FT TOW/L HWY 165, N 670 FT, S89W 513 FT TO POINT OF BEG, S 195.63 FT, N89E 263 FT, S 255.40 FT, S 89 FT W344.47 FT, S 148.37 FT, N89E 35.66 FT, S 60 FT, S89W 100 FT, S 145 FT, S89E 43.82 FT, S24E 49.18 FT, S 100 FT, S89W 27.29 FT, S 50 FT, S89W 140.55 FT, S290 FT, N89E 130.06 FT, S16E 52.02 FT, S 145 FT, S89W 399.88 FT, N70W 109.02 FT, N46W 50.82 FT, N47W 151.41 FT, S42W 335.57 FT, N47W 211.21 FT, N46W 151.76 FT, S50W 200.11 FT, N TO Highbank of Ouachita River, NE TO SW COR OF PARCEL #3 ACQUIRED BY SOUTHWEST INDUSTRIAL PARK OF MONROE, LOUISIANA, INC, N89E 545.99 FT, N 500.13 FT, N89E 385.78 FT TO BEG-LESS 0.082 ACS BK 1340-430-LESS 0.16 ACS BK 1344-790-LESS 0.64 ACS BK 1344-792

(Parcel No. 32002)

WHEREAS, the property proposed for annexation is vacant and unoccupied land with no resident property owners and no registered voters residing therein;

WHEREAS, the petition for annexation contains the written assent of the sole nonresident property owner of the property proposed for annexation, in accordance with La. R.S. 33:172(A)(1)(c);

WHEREAS, the purpose of annexation is to allow for the provision of municipal water and sewer services and to facilitate the orderly development of the property as a residential subdivision;

WHEREAS, the subject property is contiguous to the existing corporate limits of the City of Monroe;

WHEREAS, the legal description and plat of the property proposed for annexation have been on file in the office of the Clerk of the City of Monroe for more than ten (10) days prior to the adoption hereof;

WHEREAS, notice of the filing of said petition has been duly published in accordance with La. R.S. 33:172, and all interested parties have been afforded the opportunity to be heard;

WHEREAS, the Monroe Planning Commission considered the petition at a duly noticed public hearing on March 9, 2026, and recommended denial by a vote of 2-3-1;

WHEREAS, the City Council has independently reviewed the record, the recommendation of the Planning Commission, and the evidence presented, and finds that annexation is in the best interest of the City and will promote orderly growth without undue burden on municipal infrastructure;

WHEREAS, in accordance with City of Monroe Code § 37-33(2), the Planning and Zoning Director has determined that the appropriate zoning for the property is R-1.

NOW, THEREFORE, BE IT ORDAINED, by the City Council, in legal and regular session convened, that:

Section 1. The corporate limits of the City of Monroe, Louisiana, are hereby extended and enlarged to include the following described property:

27.378 AC IN W2 OF SW4 SEC 19 T17 N R4E AND IN LOTS 11 & 12 SEC 24 T17 N R3E, FROM SW COR SEC 19 N 1328.32 FT, N89E 591.08 FT TOW/L HWY 165, N 670 FT, S89W 513 FT TO POINT OF BEG, S 195.63 FT, N89E 263 FT, S 255.40 FT, S89W 344.47 FT, S 148.37 FT, N89E 35.66 FT, S 60 FT, S89W 100 FT, S 145 FT, S89E 43.82 FT, S24E 49.18 FT, S 100 FT, S89W 27.29 FT, S 50 FT, S89W 140.55 FT, S290 FT, N89E 130.06 FT, S16E 52.02 FT, S 145 FT, S89W 399.88 FT, N70W 109.02 FT, N46W 50.82 FT, N47W 151.41 FT, S42W 335.57 FT, N47W 211.21 FT, N46W 151.76 FT, S50W 200.11 FT, N TO HIGHBANK OF OUACHITA RIVER, NE TO SW COR OF PARCEL #3 ACQUIRED BY SOUTHWEST INDUSTRIAL PARK OF MONROE, LOUISIANA, INC, N89E 545.99 FT, N 500.13 FT, N89E 385.78 FT TO BEG-LESS 0.082 ACS BK 1340-430-LESS 0.16 ACS BK 1344-790-LESS 0.64 ACS BK 1344-792

(Parcel No. 32002)

Section 2. Within ten (10) days after adoption of this Ordinance, the Clerk of the City of Monroe shall cause the description of the enlarged municipal boundaries, as amended by this annexation, to be recorded in the Conveyance Records of Ouachita Parish, Louisiana, in accordance with La. R.S. 33:171, *et seq.*

Section 3. The Clerk of the City of Monroe shall furnish a copy of this Ordinance, together with a map and written description of the annexed territory, to the Louisiana Secretary of State and the Ouachita Parish Registrar of Voters within fifteen (15) days of adoption, in accordance with La. R.S. 33:171.

Section 4. This Ordinance shall become effective thirty (30) days after adoption and publication as required by law.

Section 5. Upon the effective date of this Ordinance, the Zoning Map of the City of Monroe, as described in Section 37-34 of the City of Monroe Comprehensive Zoning Ordinance, is hereby amended to classify the ±27.378-acre tract described herein as R-1 (Single Family Residence), which is hereby incorporated into the official Zoning Map of the City of Monroe; and

This Ordinance was introduced on May 12, 2026.

This Ordinance having been submitted in writing, introduced and published, was then submitted to a vote as a whole, the vote thereon being as follows:

NAVS: *None*

ABSENT: *Eernack*

And the Ordinance was declared **ADOPTED**, on May 26, 2026.

ED, on May 26, 2026.

Roney McFarland I
CHAIRPERSON

Carolus S. Libby
CITY CLERK

MAJOR'S APPROVAL

MAYOR'S VETO



EXECUTIVE
Office of the Mayor

P.O. Box 123
Monroe, LA 71201-0123
office: 318-329-2200
fax: 318-329-2280

June 10, 2026

VIA HAND DELIVERY

Ms. Carolus Riley, Clerk
Monroe City Council

Re: Veto Message; Ordinance No. 12,300 (May 26, 2026); ANX 100-26

Dear Ms. Riley:

Please be advised that I have vetoed Ordinance No. 12,300, which extends the boundaries of the City of Monroe to include the ±26.024-acre tract identified in ANX 100-26.

I support responsible growth and development. However, annexation must occur in a manner that protects the City's financial stability and ensures that the respective obligations of the City and the developer are clearly identified before property is incorporated into the City limits.

The proposed annexation would bring property into the City for subdivision development before the infrastructure necessary to support that development has been constructed to City standards. Much of the existing infrastructure is aged, was not built to current City standards, and may require substantial reconstruction. At the same time, the developer has already begun pursuing public funding to offset infrastructure costs associated with the project. Annexation should not occur where substantial requests for public assistance remain unresolved and the ultimate financial obligations of the parties have not been clearly defined.

The City has historically required that infrastructure supporting new development be constructed in accordance with City standards before it is accepted into the municipal system. While there may be circumstances where public participation in a development project serves a legitimate public purpose, those matters should be evaluated and resolved before annexation occurs. This approach promotes orderly growth, protects public resources, and ensures that both the City and the developer have a clear understanding of their respective obligations.

This veto should not be interpreted as opposition to the project itself. I support responsible development and remain open to annexation of this property once the infrastructure and funding issues associated with the project have been addressed and the respective obligations of the City and the developer have been clearly established.

Sincerely,

A handwritten signature in black ink, appearing to read 'Friday Ellis', written over a horizontal line.

Mayor Friday Ellis

DELIVERED Carolus S. Riley
DATE 5/27/2026
TIME 2:45pm
CITY CLERK CR
RECEIVED Carolus S. Riley
DATE 6/10/2026
TIME 10:42am
CITY CLERK CR

ORDINANCE NO. _____
CITY OF MONROE, LOUISIANA

The following Ordinance was introduced by _____, who moved for its introduction, and was seconded by _____:

AN ORDINANCE PROPOSING AN AMENDMENT TO THE HOME RULE CHARTER OF THE CITY OF MONROE, LOUISIANA, TO AMEND SECTION 2-13(C) (SUBMISSION OF ORDINANCES TO THE MAYOR) SO AS TO REDUCE THE VOTE REQUIRED FOR THE COUNCIL TO OVERRIDE A MAYORAL VETO FROM TWO-THIRDS OF ITS AUTHORIZED MEMBERSHIP TO A MAJORITY OF ITS AUTHORIZED MEMBERSHIP; PROVIDING THAT THE AMENDMENT SHALL BECOME EFFECTIVE ONLY UPON RATIFICATION BY A MAJORITY OF THE QUALIFIED ELECTORS VOTING THEREON; DIRECTING SUBMISSION OF THE PROPOSED AMENDMENT TO THE ELECTORATE PURSUANT TO SECTION 7-04 OF THE CHARTER AND ARTICLE VI, SECTION 5 OF THE LOUISIANA CONSTITUTION; AND OTHERWISE PROVIDING WITH RESPECT THERETO.

WHEREAS, the legislative power of the City of Monroe is vested in the City Council, and the mayoral veto under Section 2-13 of the Home Rule Charter presently may be overridden only by the favorable vote of at least two-thirds of the Council's authorized membership; and

WHEREAS, the Council finds that an override threshold of a majority of its authorized membership is more consistent with representative governance and with the Council's role as the City's legislative authority; and

WHEREAS, Section 7-04 of the Charter authorizes the Council to propose amendments to the Charter for submission to the qualified electors of the City, and Article VI, Section 5 of the Louisiana Constitution of 1974 provides that a home rule charter may be amended when approved by a majority of the electors voting thereon at an election held for that purpose;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Monroe, Louisiana, in legal session convened, that:

SECTION 1. PURPOSE

The purpose of this Ordinance is to propose an amendment to the Home Rule Charter of the City of Monroe to reduce the vote required for the Council to override a mayoral veto of an ordinance from two-thirds of its authorized membership to a majority of its authorized membership. This Ordinance proposes the amendment only; it does not itself amend the Charter, which may be amended solely upon ratification by the qualified electors as provided in Section 5 below.

SECTION 2. PROPOSED CHARTER AMENDMENT

Section 2-13(C) of the Home Rule Charter of the City of Monroe, captioned "Submission of Ordinances to the Mayor," which presently reads:

"Ordinances vetoed by the mayor shall be submitted by the clerk to the council no later than the next regular meeting held after receipt of the vetoed ordinance from the mayor. Should the council vote, no later than the second regular meeting held after receipt of the vetoed ordinance, to readopt the ordinance by the favorable vote of at least two thirds of its authorized membership, said ordinance shall be considered finally enacted and become law irrespective of the veto by the mayor."

is hereby proposed to be amended to read as follows:

"Ordinances vetoed by the mayor shall be submitted by the clerk to the council no later than the next regular meeting held after receipt of the vetoed ordinance from the mayor. Should the council vote, no later than the second regular meeting held after receipt of the vetoed ordinance, to readopt the ordinance by the favorable vote of a majority of its authorized membership, said ordinance shall be considered finally enacted and become law irrespective of the veto by the mayor."

All other provisions of Section 2-13, including the corresponding two-thirds threshold for readoption of emergency ordinances under Section 2-14, shall remain unchanged except as expressly amended herein.

SECTION 3. SUBMISSION TO THE ELECTORS

In accordance with Section 7-04 of the Home Rule Charter, Article VI, Section 5 of the Louisiana Constitution of 1974, and the Louisiana Election Code, the proposed amendment set forth in Section 2 shall be submitted to the qualified electors of the City of Monroe for ratification at the next citywide regular or special election available under state law, or, if none is available, at a special election called by the Council for that purpose.

SECTION 4. BALLOT PROPOSITION

The proposition shall be submitted to the electors substantially in the following form:

CITY OF MONROE — HOME RULE CHARTER AMENDMENT

“Shall Section 2-13(C) of the Home Rule Charter of the City of Monroe be amended to authorize the City Council to override a mayoral veto of an ordinance by the favorable vote of a majority of its authorized membership, in place of the present requirement of at least two-thirds of its authorized membership?”

YES ☐ NO ☐

SECTION 5. EFFECTIVE DATE OF THE AMENDMENT

The Charter amendment proposed in Section 2 shall become effective only if approved by a majority of the qualified electors voting thereon, and shall take effect upon promulgation of the election results as provided by law. Should the proposition fail, Section 2-13(C) of the Charter shall remain in full force and effect as presently written.

SECTION 6. NOTICE AND CERTIFICATION

The Clerk of the Council is authorized and directed to take all actions necessary to place the proposition before the electors, including transmitting the proposed amendment and ballot language to the Louisiana Attorney General for review, notifying the Ouachita Parish Registrar of Voters and Clerk of Court, securing approval of the election by the State Bond Commission to the extent required, and publishing all notices required by the Louisiana Election Code and Section 7-04 of the Charter.

SECTION 7. SEVERABILITY

If any provision of this Ordinance or its application is held invalid, that invalidity shall not affect other provisions or applications that can be given effect without the invalid provision.

SECTION 8. EFFECTIVE DATE OF THIS ORDINANCE

This Ordinance, which proposes the amendment and calls for its submission to the electors, shall take effect as provided in Section 2-12 of the Charter. For the avoidance of doubt, the Charter amendment itself takes effect only as provided in Section 5 of this Ordinance.

This Ordinance was introduced on _____, 2026.

Notice was published on _____, 2026.

ADOPTED AND APPROVED this _____ day of _____, 20____.

Chairman, Monroe City Council

ATTEST:

Clerk of the Council

ORDINANCE
STATE OF LOUISIANA
CITY OF MONROE

ORDINANCE NO. _____

The following Ordinance was introduced by _____, who moved for its introduction, and was seconded by _____:

AN ORDINANCE PROHIBITING DISCRIMINATION, HARASSMENT, RETALIATION, RACE-BASED DECISION-MAKING, AND THE MISUSE OF OFFICIAL POSITION TO KNOWINGLY OR RECKLESSLY MAKE MATERIALLY FALSE ATTRIBUTIONS OF RACIAL MOTIVE BY PERSONS EXERCISING GOVERNMENTAL AUTHORITY ON BEHALF OF THE CITY; PRESERVING EXECUTIVE AUTHORITY, CIVIL SERVICE RIGHTS, CONFIDENTIALITY, AND ALL REMEDIES PROVIDED BY LAW; AND OTHERWISE PROVIDING WITH RESPECT THERETO.

WHEREAS all employees, residents, visitors, applicants, contractors, and persons dealing with the City of Monroe deserve dignity, fairness, equal treatment, and government decisions made without unlawful discrimination;

WHEREAS the City of Monroe operates under a Home Rule Charter and possesses authority to adopt ordinances necessary to promote, protect, and preserve the general welfare, safety, health, peace, and good order of the City;

WHEREAS, the Monroe City Charter establishes a mayor-council form of government, with legislative power vested in the City Council and executive and administrative authority vested in the mayor, except as otherwise provided by the Charter;

WHEREAS the Monroe City Charter provides that neither the Council nor any of its members shall involve themselves in the appointment, removal, direction, or supervision of City administrative officers or employees, except as otherwise provided by the Charter;

WHEREAS the City already maintains an Anti-Harassment, Discrimination, and Retaliation Policy governing reporting, investigation, training, and discipline, and this Ordinance codifies and extends uniform standards of conduct consistent with that policy;

WHEREAS, the City Council previously adopted Ordinance No. 12,299 on May 26, 2026, addressing discrimination, harassment, and retaliation;

WHEREAS, the Mayor vetoed Ordinance No. 12,299 on June 10, 2026, stating that the measure should apply uniformly throughout municipal government, should establish comparable standards for officials, council staff, and members of boards and commissions, and should address race-based decision-making and the knowingly false or reckless attribution of racial motives;

WHEREAS this Ordinance responds to and incorporates each of those stated concerns while preserving the Charter's division of legislative and executive authority;

WHEREAS public confidence in government depends on decisions being made without regard to race and on accusations of racial bias being grounded in fact rather than speculation;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Monroe, Louisiana:

SECTION 1. DEFINITIONS.

For purposes of this Ordinance:

(a) "Covered person" means any City employee, department head, appointed official, elected official, council staff member, member of any City board or commission, or member of any board, commission, district, or public body over which the City has lawful appointment, confirmation, approval, removal, funding, contractual, or oversight authority, but only to the extent permitted by the Charter, applicable law, and the governing law of that body.

(b) "Protected class" means any classification protected under applicable federal or state law, including race, color, religion, sex, national origin, age, disability, and any other status protected by law.

(c) "Race-based decision-making" means making, recommending, influencing, or attempting to influence an official City decision because of a person's race or protected class, where race or protected class is not a lawful consideration.

(d) "Retaliation" means any materially adverse action taken because a person reports, opposes, participates in the review of, or provides information concerning conduct prohibited by this Ordinance, City policy, or applicable law.

(e) "Hostile-work-environment conduct" means unwelcome conduct based on race or another protected class that is severe or pervasive enough to alter the conditions of employment or participation in City business, or that otherwise meets the standard established by applicable law.

SECTION 2. UNIFORM APPLICATION.

This Ordinance applies uniformly to covered persons throughout municipal government, subject to the Charter, applicable federal and state law, civil service rules, the governing law of any board, commission, district, or public body, and any applicable contract or policy.

SECTION 3. PROHIBITED CONDUCT.

No covered person shall engage in any of the following in connection with City business, City employment, City proceedings, City services, City appointments, City contracting, or the exercise of governmental authority:

(a) racial discrimination;

(b) discrimination based on any protected class;

(c) racial slurs, racial harassment, or derogatory statements based on race or protected class;

(d) retaliation against any person who reports, opposes, participates in the review of, or provides information concerning conduct prohibited by this Ordinance;

(e) creation of a hostile work environment through racial harassment or harassment based on protected class;

(f) race-based decision-making in the conduct of City business; or

(g) misuse of an official position to knowingly make a materially false or reckless attribution of racial motive to another person, where such conduct materially disrupts City operations, constitutes unlawful harassment, retaliation, defamation, abuse of authority, or otherwise violates applicable law or City policy.

This subsection applies only to official misconduct or misuse of governmental authority and shall not apply to protected political speech, legislative debate, public comment, petitioning activity, or statements made in connection with a matter of public concern, except to the extent such conduct is otherwise unprotected by law.

SECTION 4. ENFORCEMENT CONSISTENT WITH CHARTER.

Discipline of City employees remains with the lawful appointing authority under the Charter, civil service rules, personnel rules, collective bargaining agreements where applicable, and all other applicable law. Nothing in this Ordinance authorizes the Council, any Council member, the Council Clerk, or the Internal Auditor to appoint, remove, direct, supervise, discipline, or control the work of any City administrative officer or employee.

SECTION 5. NON-EMPLOYEE COVERED PERSONS.

For covered persons who are not City employees, including elected officials, council staff, appointed officials, and members of boards, commissions, districts, or public bodies, an alleged violation of this Ordinance may be addressed only through the lawful censure, removal, non-confirmation, withdrawal of approval, referral, contract remedy, ethics process, recall process, judicial process, or other remedy available under the Charter, state law, federal law, City ordinance, applicable policy, contract, or the governing law of that body. Nothing in this Section asserts disciplinary authority the City does not possess.

SECTION 6. CONSISTENCY WITH LAW.

This Ordinance shall be applied consistent with the United States Constitution, the Louisiana Constitution, federal law, Louisiana law, the Monroe City Charter, Louisiana civil service law, applicable civil service rules, and the City's existing Anti-Harassment, Discrimination, and Retaliation Policy. Nothing in this Ordinance shall be construed to abridge speech, petition, association, due process, equal protection, or any other right protected by the First Amendment or by any other provision of federal or state law. In the event of a conflict between this Ordinance and superior law, the superior law controls.

SECTION 7. NO DIMINUTION OF RIGHTS.

Nothing in this Ordinance shall reduce, waive, limit, or diminish any protection, remedy, complaint process, appeal right, civil service right, contractual right, administrative remedy, judicial remedy, or legal claim available to any person under federal law, state law, civil service rules, City policy, City ordinance, contract, or any other applicable authority.

SECTION 8. REPORTING AND TRACKING.

The handling of complaints under this Ordinance shall be subject to registration and public reporting through the Council’s lawful oversight system maintained by the Internal Auditor, as provided by separate action of the Council. Public reporting shall be statistical, de-identified, and limited to non-confidential information unless disclosure is required by law. Nothing in this Section requires disclosure of personnel-file material, medical information, personal identifying information, investigative content, attorney-client material, or any other information protected from disclosure by federal law, state law, civil service rules, or City policy.

SECTION 9. SEVERABILITY.

If any provision, section, subsection, sentence, clause, phrase, or application of this Ordinance is held invalid, unconstitutional, preempted, or unenforceable by a court of competent jurisdiction, the remaining provisions and applications shall remain in full force and effect.

SECTION 10. REPEAL OF CONFLICTING ORDINANCES.

All ordinances or parts of ordinances in conflict with this Ordinance are repealed only to the extent of such conflict.

SECTION 11. EFFECTIVE DATE.

This Ordinance shall become effective as provided by Charter Section 2-12, ten (10) days after publication following adoption, presentation to the mayor, and final enactment according to law, unless a later effective date is required by law.

This Ordinance was introduced on _____, 2026.

Notice was published on _____, 2026.

This Ordinance having been submitted in writing, introduced, published, laid over as required by the Charter, and considered after public hearing, was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

ABSTAINING:

And the Ordinance was declared ADOPTED on _____, 2026.

CHAIRPERSON

CITY CLERK

MAYOR’S APPROVAL

MAYOR VETO

RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Resolution was offered by _____, who moved for its adoption, and was seconded by _____:

A RESOLUTION AUTHORIZING THE CITY OF MONROE TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT WITH S.O.S. PETS OF OUACHITA AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that "For a public purpose, the state and its political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual."

WHEREAS, S.O.S. Pets of Ouachita is undertaking improvements and relocation of its animal shelter facilities in order to enhance its ability to provide shelter, care, adoption services, and other animal welfare services for the citizens of Ouachita Parish, including the City of Monroe, and the surrounding region;

WHEREAS, the improvement and relocation of the S.O.S. Pets animal shelter facilities will enable S.O.S. Pets to better serve the community through increased shelter capacity, improved care for animals, expanded adoption opportunities, and other animal welfare services that promote the public health, safety, and general welfare;

WHEREAS, Councilwoman Juanita Woods desires to allocate \$500.00, Councilman Rodney McFarland desires to allocate \$2,500.00, and Councilman Verbon Muhammad desires to allocate \$2,500.00 from their respective Special Project Funds to support S.O.S. Pets' animal shelter improvement and relocation project;

WHEREAS, the provision of funds under this Cooperative Endeavor Agreement will serve a public purpose by promoting animal welfare, protecting public health and safety, reducing stray and abandoned animal populations, encouraging responsible pet ownership, and enhancing the availability of animal shelter and adoption services for the citizens of Ouachita Parish, including the City of Monroe;

WHEREAS, the City will receive commensurate value under the Agreement through S.O.S. Pets' continued provision of enhanced animal sheltering, care, adoption, and other animal welfare services that benefit the citizens of Ouachita Parish, including the City of Monroe; and

WHEREAS, a copy of the Cooperative Endeavor Agreement between the City and S.O.S. Pets is attached hereto and made part hereof.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Mayor Friday Ellis, or his designee, is hereby authorized to enter into and execute a cooperative endeavor agreement with S.O.S. Pets of Ouachita in substantially the form attached hereto.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK

COOPERATIVE ENDEAVOR AGREEMENT
S.O.S PETS OF OUACHITA

This Cooperative Endeavor Agreement ("CEA") is made, entered into and effective as of July ___, 2026, by and between the City of Monroe ("City"), a municipality existing under the laws of the State of Louisiana, and S.O.S. Pets of Ouachita ("S.O.S. Pets"), a Louisiana nonprofit corporation.

RECITALS

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that "For a public purpose, the state and its political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual."

WHEREAS, S.O.S. Pets is undertaking improvements and relocation of its animal shelter facilities in order to enhance its ability to provide shelter, care, adoption services, and other animal welfare services for the citizens of Ouachita Parish and the surrounding region;

WHEREAS, the City desires to provide financial assistance to S.O.S. Pets for the shelter improvement and relocation project through discretionary funds appropriated by the Monroe City Council;

WHEREAS, the Parties desire to enter into this Cooperative Endeavor Agreement to provide funding for the shelter improvement and relocation project in exchange for the public benefits provided by S.O.S. Pets; and

WHEREAS, the City recognizes that the improvement and expansion of the S.O.S. Pets animal shelter serves a valid public purpose by supporting animal welfare initiatives, promoting public health and safety through the reduction of stray and abandoned animals, encouraging responsible pet ownership, and providing enhanced shelter, care, and adoption services to the citizens of Ouachita Parish, including the City of Monroe, and the surrounding region.

AGREEMENT

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained, the City and S.O.S. Pets hereby covenant and agree as follows:

I. City Shall

The City shall pay \$5,500.00 to support S.O.S. Pets' animal shelter improvement and relocation project. These funds shall be payable from Special Project Funds appropriated to Council District 3 (\$500.00), Council District 4 (\$2,500.00), and Council District 5 (\$2,500.00).

II. S.O.S. Pets Shall

S.O.S. Pets shall:

1. Use the funds provided by the City solely for costs associated with the improvement, construction, renovation, relocation, furnishing, equipping, or other capital needs of the S.O.S. Pets animal shelter project.
2. Recognize the City of Monroe as a contributor to the animal shelter improvement project through reasonable means, including, if applicable, on project signage, social media, or other promotional materials relating to the project.
3. Maintain records sufficient to document the expenditure of the City's funds.
4. Submit to the City, within ninety (90) days following expenditure of the City's contribution, a report describing the improvements completed with the City's funds, together with documentation reasonably demonstrating the expenditure of such funds, including receipts, invoices, and photographs, if available.

III. Term

The term of this Cooperative Endeavor Agreement shall begin upon execution and shall remain in effect until S.O.S. Pets has fulfilled all obligations required herein.

IV. Cancellation

In the event S.O.S. Pets shall default under any of its obligations under this Agreement, the City of Monroe shall have the right to terminate the agreement and seek repayment of all funds not accounted for in accordance herewith.

V. Auditor's Clause

The Louisiana Legislative Auditor and City auditors, both internal and external, shall have the option of auditing all accounts, expenditures, receipts, and invoices related to this CEA. S.O.S. Pets shall promptly comply with all requests for information, accounts, expenditures, receipts, and invoices under this CEA.

THUS DONE, READ AND SIGNED in the presence of the undersigned legal and competent witnesses in the City of Monroe, Ouachita Parish, State of Louisiana, on this _____ day of July, 2026.

WITNESSES:

S.O.S. PETS OF OUACHITA

BY: _____

WITNESSES:

City of Monroe

BY: _____

RESOLUTION

State of Louisiana

No. _____

City of Monroe

The following Resolution was introduced by _____ who moved for its adoption and was seconded by _____

RESOLUTION GRANTING AN EXCEPTION TO THE OPEN CONTAINER ORDINANCE TO ISAAC KING-JUSTA COWBOY RODEO ASSOCIATION FOR THE BAYOU BLACK OPEN RODEO AND TAILGATING PURSUANT TO MONROE CITY CODE SEC. 12-231 D (OPEN CONTAINER ORDINANCE), AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Isaac King-Justa Cowboy Rodeo Association applied to the Monroe City Council pursuant to Monroe City Code Sec. 12-231 D, for a special event permit, "the Bayou Black Open Rodeo and Tailgating" on the Civic Center Complex parking lot on August 21 and 22, 2026 for the purpose of obtaining an exception to the Open Container Ordinance for said event, and

NOW, THEREFORE BE IT RESOLVED by the City Council of City of Monroe, Louisiana, in legal session convened, that Isaac King-Justa Cowboy Rodeo Association, be and is hereby granted a permit for a special event, "the Bayou Black Open Rodeo and Tailgating" on the Civic Center Complex parking lot, scheduled for August 21 and 22, 2026. The security and crowd control is being coordinated through the Monroe Police Department. This Resolution shall act as an exception only to the Open Container Ordinance for said event Pursuant to Monroe City Code Sec. 12-231 D.

Resolution having been submitted in writing was the submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And Resolution was declared ADOPTED on the _____ day of _____, 2026.

CHAIRMAN

CITY CLERK



POLICE DEPARTMENT
CHIEF VICTOR ZORDAN

P.O. Box 1581
700 Wood Street
Monroe, LA 71210-1581
office: 318-329-2600
fax: 318-329-2610

To: Chief Victor Zordan

From: Sgt. Kwasic Heckard

Re: Justa Cowboy Association

Sir,

Justa Cowboy Association is hosting the Bayou Black Open Rodeo Parade and Tailgating at the Monroe Civic Center on Saturday, August 22, 2026. They will begin assembling for the parade at the Louisiana Purchase Gardens & Zoo at 8:30 am. The parade will begin at 9:30 am and end at approximately 11:00 am at the Monroe Civic Center. It will be the same route as it's been in past years. Alcohol will be consumed during the tailgate portion of this event. During the tailgating, they plan on having 150 individuals in attendance. The tailgating will be held on Friday, August 21st & Saturday, August 22nd in the Monroe Civic Center Parking Lot. Monroe City Marshal's normally works the parade. I will have traffic control in place for the event. Sgt. Wilson normally handles the detail for the tailgating.

Respectfully,
Sgt. Heckard

**MONROE POLICE DEPARTMENT
MONROE, LOUISIANA
APPLICATION FOR PARADE/ SPECIAL EVENT PERMIT**

Chief of Police
City of Monroe
Monroe, Louisiana

Dear Sir:

Application is herewith made for a parade/ special event permit, and the following information is furnished as required by the City of Monroe Code:

- A) Name, address and telephone number of person seeking to conduct said parade/ special event:

Name: Isaac King
Home Address: 54 Meadow Ridge Rd. Natchez, MS Telephone 601-890-9312
Business Address: _____ Telephone _____
Fax Number: _____

- B) If the parade/ special event is to be conducted for, on behalf of, or by an organization, the following information is necessary for the issuance of this permit:

Name of Organization: Justacowboy Association
Organization Address: 54 Meadow Ridge Rd. Natchez, MS
Telephone Number: _____

Name, Addresses, and Telephone Numbers of Organization Heads:

- C) Name, address and telephone number of person who will be the event chairman (Marshall) and who will be responsible for its conduct:

Name: Isaac King
Address: _____ Telephone: _____

- D) "Spectator/ Special Event" Liability Insurance policy will be required for the event. The policy must be in effect for the duration of the event and must be a minimum of Two-Hundred Thousand Dollars (\$200,000.00) in coverage:

(A) Name of Insurance Company _____
(B) Name of Insurance Agent _____
(C) Policy Number _____

- E) Date when event is to be conducted _____

IF EVENT IS PARADE, THE FOLLOWING IS REQUIRED:

Starting Point La. Purchase Zoo

Route to be traveled: From Wilson St to South 2nd St turn Right on Drange St to South 8th St. across Texas Ave to Civic Center

Termination Point: Civic Center

Approximate number of person(s) in parade: 150

Approximate number of animals in parade: 50

Type of Animals: Horses

Approximate number and description of vehicles in parade: 15

Number of Floats: _____ Number of Marching Units: _____

Parade Assembly Time: 8:30 AM

Parade Assembly areas (located by streets) La. Purchase Zoo parking Lot

Parade Starting Time: 9:30 AM

Parade Termination Time: 11:00 AM

State whether parade will occupy all or only a portion of the width of streets to be traveled:

yes

Interval of space between parade units: _____

Maximum Speed: _____ Minimum Speed: _____

Maximum length of parade in miles or fractions thereof: _____

Number of stops to be made and locations: _____

Purpose of Parade: Bayou Black Open Rodeo Parade

If the parade is designed to be held by, and on behalf of or for, any person other than the applicant for such permit, applicant must file as an attachment hereto written authorization from the person proposing to hold the parade, authorizing the applicant to apply for the permit on his behalf.

IF THE EVENT IS A FUNCTION OTHER THAN A PARADE, THE FOLLOWING INFORMATION IS REQUIRED:

LOCATION OF EVENT Monroe Civic Center Parking Lot

TYPE OF EVENT Tailgating

APPROXIMATE NUMBER OF PERSONS ATTENDING 150

WILL ALCOHOL BEVERAGES BE SOLD/ CONSUMED: YES ☒ NO ☐

STARTING TIME OF EVENT 8:00 Am ENDING TIME OF EVENT 11:00pm

REMARKS: Tailgating will begin Friday
August 21: - August 22, 2026

SIGNATURE OF PERSON APPLYING: Arace King

HOME ADDRESS: 54 Meadow Ridge Rd. Natchez, Ms.

BUSINESS ADDRESS: _____

HOME TELEPHONE: _____

BUSINESS TELEPHONE: 601-870-9312

****ALL PERMITS MUST BE FILLED OUT AND TURNED IN TO THE MONROE POLICE DEPARTMENT AT LEAST TWO (2) WEEKS PRIOR TO THE EVENT****

MONROE POLICE DEPARTMENT
MONROE, LOUISIANA
ACTIONS FOR CHIEF OF POLICE

This application for a parade/ special event permit is:

_____ (A) Denied for the following reasons:

_____ (B) Approved subject to all of all of the representations therein made by the Applicant with the following requirements:

_____ (C) (Alternative Permit) Approved subject to the following changes and, except as hereinafter changed, subject to all of the represent- action made by the applicant in the above applications:

Monroe, Louisiana, this 7 day of July, 20 26

Approved By: J. C. [Signature]
Chief of Police

NOTICE: (A) A signed copy of any approved permit must be carried on the person of the event marshal who shall present it upon the request of any police officer in attendance.

(B) If an alternative permit is issued hereinabove, the applicant, if he desires to accept same, must file a written notice of Acceptance with the Chief of Police two days after notice of the action of an alternative permit.

****PLEASE RETURN THIS FORM WITH APPLICATION****

RESOLUTION

STATE OF LOUISIANA

NO. _____

CITY OF MONROE

The following Resolution was introduced by Mr. _____ who moved for its adoption and was seconded by Mr. _____.

RESOLUTION GRANTING AN EXCEPTION TO THE OPEN CONTAINER ORDINANCE TO ZACH RANDALL, REAPER BOAT WORKS LLC (REAPER FEST MUSIC FESTIVAL) PURSUANT TO MONROE CITY CODE SEC. 12-231 D. (OPEN CONTAINER ORDINANCE), AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Zach Randall, Reaper Boat Works LLC applied to the Monroe City Council pursuant to Monroe City Code Sec. 12-231 D., for a permit for a special event, “Reaper Fest Music Festival” to be held at the Forsythe Boat Dock Area, Saturday, August 8, 2026 from 8:00am until 10:00pm. There will be security for the purpose of obtaining an exception to the Open Container Ordinance for said event, and

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Zach Randall, Reaper Boat Works LLC be and is hereby granted a permit for a special event, “Reaper Fest Music Festival” to be held at the Forsythe Boat Dock Area, Saturday, August 8, 2026 from 8:00am until 10:00pm. This Resolution shall act as an exception only to the open container for said event pursuant to Monroe City Code Sec. 12-231 D.

This Resolution having been submitted in writing was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on the _____ day of _____, 2026.

CHAIRMAN

CITY CLERK



POLICE DEPARTMENT
CHIEF VICTOR ZORDAN

P.O. Box 1581
700 Wood Street
Monroe, LA 71210-1581
office: 318-329-2600
fax: 318-329-2610

To: Chief Victor Zordan

From: Sgt. Kwasic Heckard

Re: Reaper Festival

Sir,

Zach Randall is hosting the Reaper Festival on Saturday, August 8, 2026. It will be held at 2201 Riverside Dr., Forsythe Boat Dock Area. The event is scheduled from 8:00 am to 10:00 pm that day. Alcohol will be consumed during the festival but not sold. The event is expected to bring in approximately 1500 attendees. They will need a no objection letter and open container exemption letter. Randell will pay for 10 off-duty officers to work the festival.

Respectfully,
Sgt. Heckard

MONROE POLICE DEPARTMENT
MONROE, LOUISIANA
APPLICATION FOR PARADE/ SPECIAL EVENT PERMIT

Chief of Police
City of Monroe
Monroe, Louisiana

Dear Sir:

Application is herewith made for a parade/ special event permit, and the following information is furnished as required by the City of Monroe Code:

- A) Name, address and telephone number of person seeking to conduct said parade/ special event:

Name: Reaper Boats / Zack Randall

Home Address: 2900 McDonald Ave Telephone (870) 210-1813
Ruston, LA 71270

Business Address: _____ Telephone _____

Fax Number: _____

- B) If the parade/ special event is to be conducted for, on behalf of, or by an organization, the following information is necessary for the issuance of this permit:

Name of Organization: Reaper Boats

Organization Address: 2900 McDonald Ave Ruston, LA 71270

Telephone Number: 870-210-1813

Name, Addresses, and Telephone Numbers of Organization Heads:

Zack Randall 984 Johnson Rd West Monroe, LA 71291

- C) Name, address and telephone number of person who will be the event chairman (Marshall) and who will be responsible for its conduct:

Name: Same as above

Address: _____ Telephone: _____

- D) "Spectator/ Special Event" Liability Insurance policy will be required for the event. The policy must be in effect for the duration of the event and must be a minimum of Two-Hundred Thousand Dollars (\$200,000.00) in coverage:

(A) Name of Insurance Company _____

(B) Name of Insurance Agent _____

(C) Policy Number _____

- E) Date when event is to be conducted August 8, 2026

IF THE EVENT IS A FUNCTION OTHER THAN A PARADE, THE FOLLOWING INFORMATION IS REQUIRED:

LOCATION OF EVENT 2201 Riverside Dr. Monroe, LA

TYPE OF EVENT Festival

APPROXIMATE NUMBER OF PERSONS ATTENDING 1500

WILL ALCOHOL BEVERAGES BE SOLD/ CONSUMED: YES _____ NO X

STARTING TIME OF EVENT 8:00 AM ENDING TIME OF EVENT 10:00 PM

REMARKS: _____

SIGNATURE OF PERSON APPLYING: [Signature]

HOME ADDRESS: 984 Johnson Rd West Monroe LA 71291

BUSINESS ADDRESS: 2900 McDonald Ave Ruston, LA 71270

HOME TELEPHONE: _____

BUSINESS TELEPHONE: 870 210 1813

****ALL PERMITS MUST BE FILLED OUT AND TURNED IN TO THE MONROE POLICE DEPARTMENT AT LEAST TWO (2) WEEKS PRIOR TO THE EVENT****

MONROE POLICE DEPARTMENT
MONROE, LOUISIANA
ACTIONS FOR CHIEF OF POLICE

This application for a parade/ special event permit is:

_____ (A) Denied for the following reasons:

_____ (B) Approved subject to all of all of the representations therein made by the Applicant with the following requirements:

_____ (C) (Alternative Permit) Approved subject to the following changes and, except as hereinafter changed, subject to all of the represent- action made by the applicant in the above applications:

Monroe, Louisiana, this 9 day of July, 2026
Approved By: Vic [Signature]
Chief of Police

NOTICE: (A) A signed copy of any approved permit must be carried on the person of the event marshal who shall present it upon the request of any police officer in attendance.

(B) If an alternative permit is issued hereinabove, the applicant, if he desires to accept same, must file a written notice of Acceptance with the Chief of Police two days after notice of the action of an alternative permit.

PLEASE RETURN THIS FORM WITH APPLICATION



REAPBOA-03

LGORTEMILLER

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

7/7/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Forth Insurance, LLC (Ruston)	CONTACT NAME: PHONE (A/C, No, Ext): (318) 255-2913 FAX (A/C, No): (318) 251-0204 E-MAIL ADDRESS:	
INSURED Reaper Boat Works, LLC. PO Box 2845 Ruston, LA 71273	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A: Maxum Indemnity Company	26743
	INSURER B:	
	INSURER C:	
	INSURER D:	
	INSURER E:	
	INSURER F:	

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PROJECT ☐ LOC OTHER:	X	TBD	8/8/2026	8/9/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 1,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ Included \$
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY					COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	UMBRELLA LIAB ☐ OCCUR EXCESS LIAB ☐ CLAIMS-MADE DED ☐ RETENTION \$					EACH OCCURRENCE \$ AGGREGATE \$ \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) ☐ Y/N If yes, describe under DESCRIPTION OF OPERATIONS below	N/A				PER STATUTE ☐ OTH-ER ☐ E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Boat show- one day event GL Coverage
Holder is listed as Additional Insured

CERTIFICATE HOLDER

CANCELLATION

Monroe Police Dept/City of Monroe 700 Wood Street Monroe, LA 71201	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
--	---

ACORD 25 (2016/03)

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Reaper Fest 2026

From Zack Randall <zack@reaperboats.com>

Date Fri 6/12/2026 10:03 AM

To Kwasic Heckard <Kwasic.Heckard@ci.Monroe.La.US>

Hey Brother,

Been reaching out but I know you stay busy. I wanted to get together with you about Reaper Fest this year to discuss our needs. I just want to get ahead of this.

Basic Info:

Forsythe Park River Side

August 7: Load-in and stage setup.

We will need overnight security to watch the equipment

August 8: Event Day.

Event Set up starts around 8 with expected attendees trickling in around 9-11 am. Volume will increase tremendously as the day progresses. Headliner goes on at around 8. Event should close by 10. We should be out of there by 12. We may need 2 officers over night there to watch the stage and any additional equipment left for the following morning.

I believe we will see over 1,500 attendees, with a peak concentration of 7-800 during the event's busiest time.

Zack Randall

President

Reaper Boat Works

870.210.1813



Click [here](#) to report this email as spam.

RESOLUTION

**STATE OF LOUISIANA
CITY OF MONROE**

NO. _____

The following Resolution was offered by _____ who moved for its adoption and was seconded by _____:

A RESOLUTION AUTHORIZING A COOPERATIVE ENDEAVOR AGREEMENT WITH ISAAC KING D/B/A JUSTA COWBOY ASSOCIATION AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that, “For a public purpose, the state and its political subdivisions or political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual”;

WHEREAS, the Bayou Black Open Rodeo (“BBOR”) is hosted annually at the Monroe Civic Center and draws participants and attendants from throughout the southern region;

WHEREAS, the BBOR promotes tourism, increases economic activity through retail purchases and overnight stays, provides vendor opportunities for local and regional small businesses, and provides access to sponsors and promotional opportunities both within the state and regionally;

WHEREAS, the City of Monroe desires to participate in the BBOR as a title sponsor by entering into a Cooperative Endeavor Agreement with the BBOR’s proprietor(s); and

WHEREAS, the CEA will serve a public purpose by promoting economic development, increasing tourism, and attracting events that showcase the City and enhance the quality of life of its residents; and

WHEREAS, the City will receive commensurate value under the CEA by ensuring that the BBOR continues to be hosted within the City, receiving the benefit of increased sales tax revenues to the City, and receiving promotional opportunities unique to the BBOR that will showcase the City both statewide and regionally.

WHEREAS, a copy of the Cooperative Endeavor Agreement between the City of Monroe and Isaac King D/B/A Justa Cowboy Association is attached hereto and made part hereof.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Mayor Friday Ellis, or his designee, is hereby authorized to enter into and execute the attached Cooperative Endeavor Agreement with Isaac King d/b/a Justa Cowboy Association.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK

COOPERATIVE ENDEAVOR AGREEMENT
BAYOU BLACK OPEN RODEO

This Cooperative Endeavor Agreement ("CEA"), is made, entered into and effective as of August 1, 2025, by and between the City of Monroe ("City"), a municipality existing under the laws of the State of Louisiana, and Isaac King d/b/a Justa Cowboy Association ("Recipient").

RECITALS

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that, "For a public purpose, the state and its political subdivisions or political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual;"

WHEREAS, the Bayou Black Open Rodeo ("BBOR") is hosted annually at the Monroe Civic Center and draws participants and attendants from throughout the southern region;

WHEREAS, the BBOR promotes tourism, increases economic activity through retail purchases and overnight stays, provides vendor opportunities for local and regional small businesses, and provides access to sponsors and promotional opportunities both within the state and regionally;

WHEREAS, the City of Monroe desires to participate in the BBOR as a title sponsor; and

WHEREAS, this CEA and the provision of funds under this Agreement will serve a public purpose by promoting economic development, increasing tourism, and attracting events that showcase the City and enhance the quality of life of its residents; and

WHEREAS, the City receives commensurate value under this CEA by ensuring that the BBOR continues to be hosted within the City, receiving the benefit of increased sales tax revenues to the City, and receiving promotional opportunities unique to the BBOR that will showcase the City both statewide and regionally.

AGREEMENT

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained, the City of Monroe and Bayou Black Open Rodeo do hereby covenant and agree as follows:

I. Recipient's Obligations

Recipient shall:

1. Host the 2026 Bayou Black Open Rodeo at the Monroe Civic Center on August 22, 2026;
2. Promote the City and its hotels, restaurants, and retail facilities to BBOR participants and attendees;
3. Identify the City as a title sponsor for the BBOR, and provide the City with the following benefits as a title sponsor:
 - a. Space to provide a City-banner or other City-related advertisement at the BBOR;
 - b. Forty (40) complimentary tickets provided to the City;
 - c. Inclusion and identification as a title sponsor in all media advertisements, including print, social media, television, and radio;
 - d. Booth space, if requested by the City, for promotions and giveaways;

- e. Entrance in the BBOR parade;
 - f. The opportunity for the Mayor, or his designee, to give the opening welcome at the BBOR;
 - g. Recognize the City as a title sponsor throughout the event.
4. Provide the City with report no later than October 1, 2026, documenting the estimated financial impact of the BBOR within the City, including: i) the number of attendees; ii) an estimate of the hotel, restaurant, and retail expenditures within the City; and iii) a description of any other economic impacts the rodeo had on the City; and
 5. Account for all funds received and spent under this CEA, which shall be provided to the City upon request.

II. City's Obligations

City shall waive the costs to stage, setup, and remove the rodeo dirt, including any customary charges incurred by Public Works for such services. The Agreement to waive such costs shall supersede any prior Agreement imposing such costs.

III. Auditor's Clause

The Louisiana Legislative Auditor and City auditors, both internal and external, shall have the option of auditing all accounts, expenditures, receipts, and invoices related to this CEA. The Bayou Black Rodeo shall promptly comply with all requests for information, accounts, expenditures, receipts, and invoices under this CEA.

IV. Cancellation

If the Bayou Black Rodeo breaches any of its obligations or commitments under this CEA and fails to cure any such breach within five (5) days after receiving such notice, the CEA shall be cancelled, and the funds disbursed under this CEA shall be fully reimbursed to the City.

THUS DONE, READ AND SIGNED in the presence of the undersigned legal and competent witnesses, in the City of Monroe, Ouachita Parish, State of Louisiana, on _____.

WITNESSES:

Isaac King d/b/a Justa Cowboy Association

BY: _____

WITNESSES:

CITY OF MONROE

BY: _____

RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Resolution was offered by _____, who moved for its adoption, and was seconded by _____:

A RESOLUTION APPROVING A COOPERATIVE ENDEAVOR AGREEMENT WITH THE GENERAL CLAIRE L. CHENNAULT FOUNDATION, INC. FOR THE HOT AIR BALLOON FESTIVAL.

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that, “For a public purpose, the state and its political subdivisions or political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual;”

WHEREAS, the City desires to promote economic development, enhance quality of life, increase tourism, and benefit the cultural development of the City;

WHEREAS, the General Claire L. Chennault Foundation, Inc. desires to host a Hot Air Balloon Festival (the “Festival”) in the City, which will provide entertainment for the citizens of Monroe and is estimated to bring thousands of visitors to the City of Monroe who will patronize local businesses, hotels, restaurants, and other services in the City;

WHEREAS, the Hot Air Balloon Festival will also include economic opportunities for local business, include local artist and local musicians, and provide for the cultural development of the community;

WHEREAS, the City of Monroe owns a certain parcel of land suitable for hosting the festival and desires to participate in the Hot Air Balloon Festival by providing use of that land; and

WHEREAS, a copy of the Cooperative Endeavor Agreement between the City of Monroe and General Claire L. Chennault Foundation, Inc. is attached hereto and made part hereof.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Stacey Rowell, Director of Administration, is hereby authorized to enter into and execute the attached Cooperative Endeavor Agreement with the General Claire L. Chennault Foundation, Inc.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK

**COOPERATIVE ENDEAVOR AGREEMENT
BETWEEN
THE CITY OF MONROE
AND
GENERAL CLAIRE L. CHENNAULT FOUNDATION, INC.**

This Cooperative Endeavor Agreement (the "Agreement") is made, entered into and effective as July __, 2026, by and between the City of Monroe (the "City"), a Louisiana political subdivision, and the General Claire L. Chennault Foundation, Inc. (the "Foundation"), a Louisiana non-profit corporation.

RECITALS

WHEREAS, the City desires to promote economic development, enhance quality of life, increase tourism, and support the cultural development of the City;

WHEREAS, the Foundation desires to host a Hot Air Balloon Festival (the "Festival") in the City, which will provide entertainment for the citizens of Monroe and is estimated to bring thousands of visitors to the City who will patronize local businesses, hotels, restaurants, and other services in the City;

WHEREAS, the Festival will also create economic opportunities for local businesses, feature local artists and musicians, and contribute to the cultural development of the community; and

WHEREAS, the City owns a parcel of land suitable for hosting the Festival and desires to participate by providing use of that land.

AGREEMENT

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained, the City and Festival do hereby covenant and agree as follows:

I. Foundation Obligations

Foundation shall:

1. Hold the Festival in the City of Monroe at the designated site on November 6 and November 7, 2026;
2. Be responsible for all costs associated with organizing and conducting the Festival, including, but not limited to, setup, security, parking, operational costs, sanitation, and cleanup, provided, however, that the City may require Foundation to coordinate the provision of such services with the City;

3. Obtain all necessary permits, approvals, waivers, and clearances required for the Festival from all relevant governmental authorities, including the City of Monroe and the Federal Aviation Administration;
4. Advertise, market, and promote the Festival, including advertising locally and regionally using traditional and social media, to increase attendance and attract local and regional visitors; and
5. Ensure that the Festival is conducted in a safe and secure manner.

II. City Obligations

The City's sole obligation is to make available, provide, and offer to the Foundation the use of the property in attached Exhibit A from November 1-8, 2026 for the Festival. The property is made available on an as-is basis, without any warranty, express or implied, as to its fitness for use for the Foundation's intended purpose.

III. Indemnity

Foundation is solely responsible for any legal liability arising out of or relating to this Agreement, hosting, conducting, and operating the Festival, and the performance of any of its obligations hereunder. Foundation shall hold defend, indemnify, exempt and hold harmless the City, its officials, agents, employees, and insurers (the "City Indemnitees"), to the extent allowed by general law, from and against any and all claims, demands, suits, judgments, costs and expenses asserted by any person or persons (including agents or employees of City, Foundation, or sublessee) by reason of death or injury to persons or loss of or damage to property resulting from Foundation's operations, or anything done or omitted by Foundation under this Agreement except to the extent that such claims, demands, suits, judgments, costs and expenses may be attributed to the grossly negligent or intentional acts or omissions of City, its agents or employees. Foundation agrees to defend and to indemnify the City, including its insurers, employees, officials, and agents, and to hold the same harmless from any and all liability, loss, damages, claims, or causes of action, including reasonable legal fees and expenses that may be incurred by the City, arising out of or related to this Agreement, hosting, conducting, and operating the Festival, and the performance or breach of any of Foundation's obligations under this Agreement. Foundation's agreement to defend and indemnify this City is contractual in nature and should be construed broadly and to the fullest extent permitted by law.

IV. Insurance

Foundation shall be required to maintain, at its sole cost and expense: Worker's Compensation Liability in accordance with Louisiana statutory requirements; Commercial General Liability Insurance or Event Liability Insurance in an amount not less than \$1,000,000 Combined Single Limit each occurrence Bodily Injury, Personal Injury and Property Damage Liability; and Umbrella Liability or Excess Liability Insurance shall not be less than \$5,000,000 each occurrence and aggregate. The City shall be named as an additional insured on all policies of insurance.

V. Auditor's Clause

The parties understand and agree that the Legislative Auditor of the State of Louisiana and auditors for the City of Monroe shall have the option of auditing all accounts of the parties which relate to this contract.

Witnesses:

City of Monroe

Richard Moore, Director of Administration

Witnesses:

Hot Air Balloon Festival

Hollie Boudreaux, Director

RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Resolution was offered by _____, who moved for its adoption, and was seconded by _____:

A RESOLUTION AUTHORIZING THE CITY OF MONROE TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT WITH REAPER BOATS, LLC AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that "For a public purpose, the state and its political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual."

WHEREAS, Reaper Boats desires to fund and construct certain shoreline improvements within the area depicted on the map attached hereto as Exhibit "A," including grading and leveling a portion of the shoreline and placing sand and related materials to create a designated soft-surface boat landing area for temporary docking, passenger loading and unloading, and public access to the levee and surrounding recreational areas;

WHEREAS, the Project is intended to improve public access to the Ouachita River, enhance recreational boating opportunities, and provide a permanent improvement to public property;

WHEREAS, all costs associated with the design, materials, labor, equipment, and construction of the Project shall be borne by Reaper Boats at no cost to the City, and the City is not procuring construction services but is permitting improvements to be constructed on public property as part of a cooperative endeavor;

WHEREAS, the Project serves a public purpose by improving public access to the Ouachita River, enhancing recreational opportunities, and providing a permanent improvement to City-owned property at no cost to the City;

WHEREAS, the City will receive commensurate value under the Agreement through the construction and installation of permanent shoreline improvements on City-owned property, including a designated soft-surface boat landing area intended to improve public access to the Ouachita River and adjacent recreational areas, all at no cost to the City; and

WHEREAS, a copy of the Cooperative Endeavor Agreement between the City and Reaper Boats, LLC is attached hereto and made part hereof.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Mayor Friday Ellis, or his designee, is hereby authorized to enter into and execute a cooperative endeavor agreement with Reaper Boats, LLC in substantially the form attached hereto.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK

COOPERATIVE ENDEAVOR AGREEMENT
FORSYTHE BOAT RAMP SHORELINE IMPROVEMENT PROJECT

This Cooperative Endeavor Agreement ("CEA") is made, entered into, and effective as of June __, 2026 (the "Effective Date"), by and between the **City of Monroe** ("City"), a municipality existing under the laws of the State of Louisiana and **Reaper Boats, LLC**, a Louisiana limited liability company.

RECITALS

WHEREAS, the City of Monroe owns certain property adjacent to the Forsythe Boat Ramp and the Ouachita River utilized by the public for recreational boating and outdoor activities;

WHEREAS, Reaper Boats hosts an annual community event known as "Reaper Fest," which promotes recreational boating and public enjoyment of the Ouachita River;

WHEREAS, Reaper Boats desires to fund and construct certain shoreline improvements within the area depicted on the map attached hereto as Exhibit "A" and incorporated herein by reference (the "Project Area"), including grading and leveling a portion of the shoreline and placing sand and related materials to create a designated soft-surface boat landing area for temporary docking, passenger loading and unloading, and public access to the levee and surrounding recreational areas (the "Project");

WHEREAS, the Project is intended to improve public access to the Ouachita River, enhance recreational boating opportunities, and provide a permanent improvement to public property;

WHEREAS, all costs associated with the design, materials, labor, equipment, and construction of the Project shall be borne by Reaper Boats at no cost to the City, and the City is not procuring construction services but is permitting improvements to be constructed on public property as part of a cooperative endeavor;

WHEREAS, the City is not entering into a contract for public works or construction services, and no public procurement or competitive bidding requirements exist under this Agreement;

WHEREAS, the Project is not intended to create a public swimming area, beach, or similar water recreation facility, but is intended solely to improve shoreline access and provide a designated area for temporary boat landing and public access;

WHEREAS, the Project has been reviewed by Tensas Basin Levee District, and all work performed pursuant to this Agreement shall comply with any approvals, conditions, or requirements imposed by such authority;

WHEREAS, Article VII, Section 14(C) of the Constitution of the State of Louisiana authorizes political subdivisions to engage in cooperative endeavors for a public purpose; and

WHEREAS, the Project serves a public purpose by improving public access to the Ouachita River, enhancing recreational opportunities, and providing a permanent improvement to City-owned property at no cost to the City.

AGREEMENT

NOW, THEREFORE, in consideration of the mutual covenants and agreements herein contained, the City of Monroe and Reaper Boats, LLC agree as follows:

I. Term

This CEA shall commence on the Effective Date and shall remain in effect until completion of the Project unless earlier terminated. Completion shall occur upon the City's acceptance of the improvements as compliant with this Agreement.

II. Project Description

The Project consists of grading and leveling a portion of the shoreline within the Project Area roughly depicted on Exhibit "A" and placing sand and related materials to create a designated soft-surface boat landing area for temporary docking, passenger loading and unloading, and public access between the Ouachita River and adjacent recreational areas.

Exhibit "A" is intended to provide a general depiction of the Project Area. The final limits of the Project shall be identified and staked by representatives of the City and Reaper Boats prior to commencement of construction activities. Minor deviations from the boundaries shown on Exhibit "A" that are necessary to accommodate site conditions or construction requirements shall not constitute a material change to the Project.

The Project is not intended to create a swimming area, beach, or similar water recreation facility.

III. Reaper Boats, LLC's Obligations

Reaper Boats shall:

1. Project Area and Site Approval.

- a. The Project shall be limited to the Project Area generally depicted on Exhibit "A" and as further identified and staked in the field pursuant to Section II.
- b. No construction activities associated with the Project shall occur outside the Project Area without the City's prior written approval.
- c. No construction activities associated with the Project shall begin until the City approves the final Project location, limits, and scope following field staking of the Project Area.
- d. Reaper Boats shall be responsible for obtaining and complying with all permits, approvals and authorizations required by any federal, state, regional, or local governmental authority having jurisdiction over the Project, including any government, applicable levee district, environmental agency, or regulatory body. Reaper Boats shall not commence construction until all required permits and approvals have been obtained.

2. Construction and Performance.

- a. Fund and oversee construction of the Project.
- b. Retain a contractor properly licensed under Louisiana law to perform all work associated with the Project.
- c. Perform all work in a safe and workmanlike manner, in accordance with generally accepted construction practices, and in compliance with all applicable federal, state, and local laws and regulations.

3. Insurance.

- a. Prior to beginning construction of the Project, Reaper Boats shall maintain and provide proof of the following insurance coverage:
 - Commercial General Liability Insurance — \$1,000,000 per occurrence; and
 - Workers Compensation Insurance as required by Louisiana law (if applicable).
- b. The City of Monroe shall be named as an additional insured on applicable liability policies.

- c. Reaper Boats shall provide the City with a certificate of insurance evidencing the required coverage prior to commencement of any work.
4. **Construction Schedule.** Construction shall begin within a reasonable time following approval of the Project and shall be substantially completed within three (3) months thereafter, unless extended by the City. Reasonable extensions shall be granted to account for uncontrollable delays, including but not limited to delays in obtaining materials and supplies, or related to weather.
5. **Site Restoration and Cleanup.** Upon completion of construction, Reaper Boats shall remove all construction materials, debris, equipment, and temporary structures associated with the Project and shall restore the surrounding park areas to a clean and safe condition acceptable to the City.

IV. City's Obligations

City shall:

1. **Site Access.** Allow Reaper Boats reasonable access to the Project site for purposes of completing the Project.
2. **Site Condition.** Provide the Project site on an "as-is" basis, without warranty regarding its suitability for construction.
3. **Maintenance.** Upon acceptance of the improvements, assume responsibility for routine maintenance of the improvement area in a manner consistent with the City's maintenance of other recreational property.
4. **Fee Waiver.** Waive any City permitting, inspection, or plan review fees that would otherwise apply to the Project.

V. Ownership and Maintenance of Improvements

Upon completion and acceptance of the Project, all improvements constructed within the Project Area pursuant to this Agreement shall become the property of the City of Monroe.

The City shall thereafter be responsible for routine maintenance of the improvement area. Notwithstanding the foregoing, the City shall not be responsible for replacement of sand or restoration of the improvement area due to flooding, erosion, river conditions, storms, acts of nature, or other causes beyond the City's control.

Nothing in this Agreement shall obligate the City to reconstruct, replace, or restore the Project if damaged or destroyed by natural causes. Acceptance of the improvements by the City shall not constitute a warranty by the City regarding future river conditions, erosion, flooding, or suitability of the Project Area for any particular use.

VI. City Authority to Halt Work

The City reserves the right to temporarily suspend or halt any construction activities if the City determines that work is being performed in an unsafe manner or poses a risk to public safety or park operations.

Work may resume once the City determines that the safety issue has been addressed.

VII. City Control of Property

Nothing in this Agreement shall limit the City's authority to regulate the use of the Project Area or to take action necessary to protect public health and safety.

VIII. No Public Works; Nature of Agreement

The parties acknowledge and agree that this Agreement does not constitute a public works contract or a contract for the procurement of construction services by the City. The City is not contracting with Reaper Boats or any other party for the performance of public works. Reaper Boats is voluntarily funding and constructing improvements on City-owned property as part of a cooperative endeavor serving a public purpose.

Reaper Boats and any contractor retained by them shall perform all work independently and not on behalf of the City.

Accordingly, the parties acknowledge that this Agreement is a cooperative endeavor for a public purpose and not a procurement of public works subject to public bid laws.

IX. Termination

If Reaper Boats breaches any obligation under this Agreement and fails to cure the breach within ten (10) days after written notice from the City, the City may terminate this Agreement.

The City may also suspend or terminate this Agreement if work is being performed in an unsafe manner or in violation of applicable law.

Reaper Boats may not terminate this Agreement after construction activities have commenced.

X. Allocation of Responsibility

1. Reaper Boats shall assume full responsibility for all risks associated with construction activities, including jobsite safety and the acts or omissions of its employees, contractors, and subcontractors.
2. The City shall assume responsibility for the maintenance, repair, and operation of the Project Area after the City's acceptance.

XI. Indemnity

Reaper Boats shall defend, indemnify, and hold harmless the City of Monroe, its officials, employees, agents, and insurers from and against any claims, demands, damages, losses, liabilities, costs, and reasonable attorney fees arising out of or related to the Project to the extent caused by the negligent or willful acts or omissions of Reaper Boats, its contractors, subcontractors, employees, agents, or representatives.

No party shall be obligated to indemnify any other party for claims arising out of the negligence or fault of the Indemnified Party. Each party's indemnity obligations shall be limited to the extent of its own negligence or fault; however, Reaper Boats shall remain responsible for all construction-related activities under its control.

Nothing in this Agreement shall be construed to require indemnification for a party's own intentional misconduct or gross negligence.

XII. Auditor's Clause

The parties acknowledge that the Legislative Auditor of the State of Louisiana and auditors for the City of Monroe shall have the authority to audit any accounts, documents, and records related to this Agreement.

XIII. Governing Law and Venue

This Agreement shall be governed by the laws of the State of Louisiana. Any legal action arising from this Agreement shall be brought in the Fourth Judicial District Court for the Parish of Ouachita, State of Louisiana.

XIV. Entire Agreement

This Agreement constitutes the entire understanding between the parties and may only be amended in writing signed by both parties.

THUS DONE, READ AND SIGNED in the presence of the undersigned legal and competent witnesses, in the City of Monroe, Ouachita Parish, State of Louisiana, on June _____, 2026.

WITNESSES:

REAPER BOATS, LLC

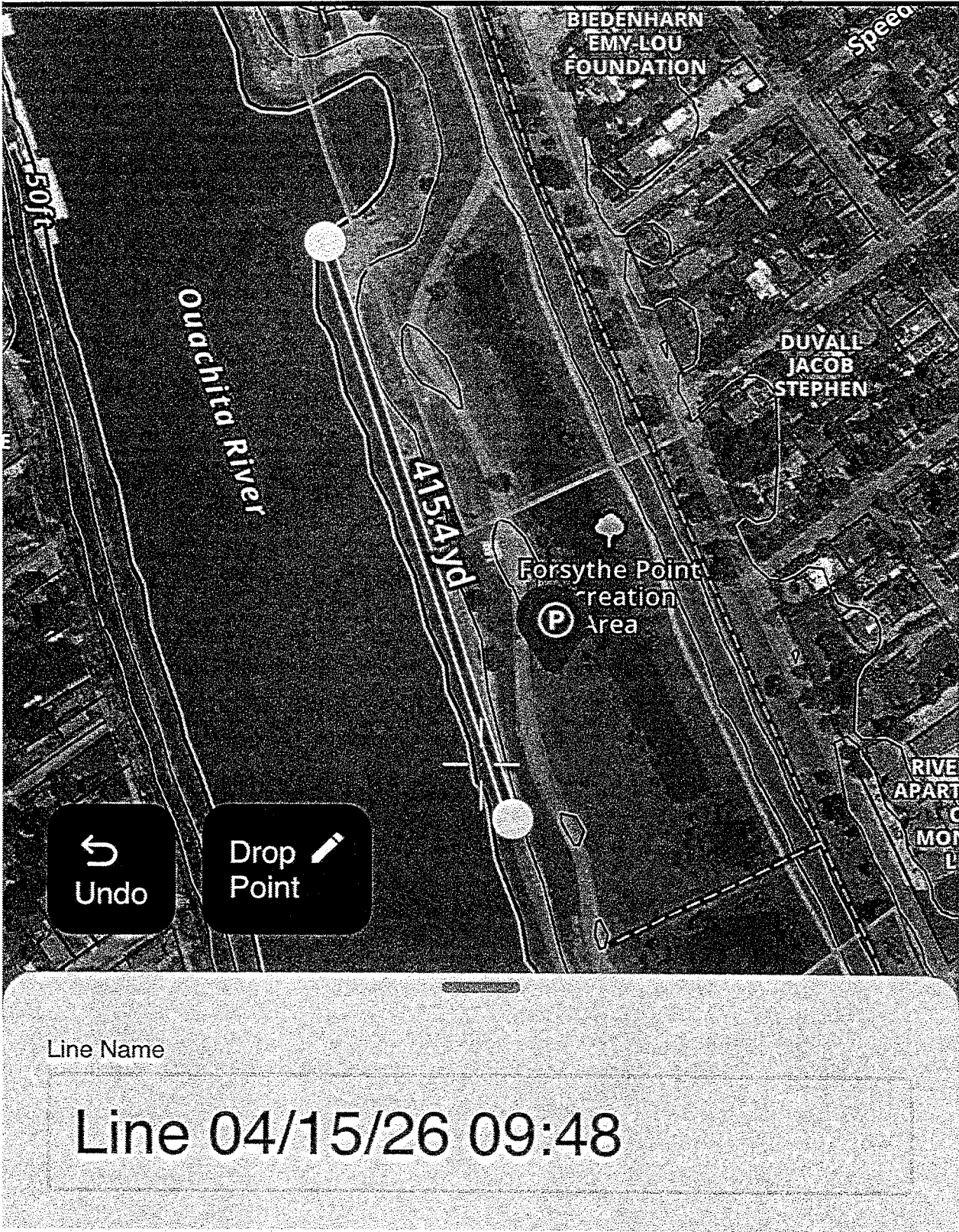
BY: _____

WITNESSES:

CITY OF MONROE

BY: _____
Friday Ellis, Mayor

EXHIBIT A



RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Resolution was offered by _____ who moved for its adoption and was seconded by _____.

A RESOLUTION AUTHORIZING A COOPERATIVE ENDEAVOR AGREEMENT WITH OUACHITA GREEN AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that, “For a public purpose, the state and its political subdivisions or political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual”;

WHEREAS, through its efforts to fight blight, litter, and adverse environmental issues, and its efforts to educate citizens about environmental concerns, Ouachita Green serves a vital public purpose by helping make our City and the surrounding Parish cleaner and healthier, which attracts economic development, promotes tourism, and increases quality of life for our residents;

WHEREAS, Ouachita Green requested, and the City agrees to provide, \$30,000.00 in funding to help its mission and ensure that it can continue to offer its services and programs within the City of Monroe; and

WHEREAS, a copy of the Cooperative Endeavor Agreement between the City of Monroe and Ouachita Green, which includes the terms and conditions of funding, is attached hereto and made part hereof.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that Mayor Friday Ellis, or his designee, is hereby authorized to enter into and execute the attached Cooperative Endeavor Agreement with Ouachita Green.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK

COOPERATIVE ENDEAVOR AGREEMENT
OUACHITA GREEN

This Cooperative Endeavor Agreement ("CEA") is made, entered into and effective as of July 15, 2026 (the "Effective Date"), by and between the City of Monroe ("City"), a municipality existing under the laws of the State of Louisiana, and Ouachita Green, a Louisiana nonprofit corporation recognized by the Internal Revenue Service as a 501(c)(3) nonprofit organization.

RECITALS

WHEREAS, Article VII, Section 14(c) of the Constitution of the State of Louisiana provides that, "For a public purpose, the state and its political subdivisions or political subdivisions or political corporations may engage in cooperative endeavors with each other, with the United States or its agencies, or with any public or private association, corporation, or individual;"

WHEREAS, this City of Monroe has the obligation and right to promote initiatives that increase quality of life, promote economic development, and increase tourism within the City of Monroe;

WHEREAS, the City and Ouachita Green desire to cooperate in the continuing operation and success of Ouachita Green's efforts to preserve natural beauty, protect the environment, prevent blight, conduct litter abatement, promote environmental education and programs, hold community enhancement and beautification projects, and develop other projects and initiatives to make Ouachita Parish and the City of Monroe cleaner and greener communities;

WHEREAS, the City's support for Ouachita Green is part of a collaborative effort to address environmental issues through regional cooperation with future developers, Keep Monroe Beautiful, Keep West Monroe Beautiful and Keep Ouachita Parish Beautiful;

WHEREAS, this CEA and the provision of funds thereunder will serve a public purpose by supporting Ouachita Green's efforts, which attract economic development, promote tourism, and increase quality of life for our residents; and

WHEREAS, the City receives commensurate value under this CEA by ensuring that Ouachita Green continues to provide the services and programs with the City, resulting in a healthier, happier, cleaner, and more knowledgeable community within Monroe.

AGREEMENT

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained, the City of Monroe and Ouachita Green do hereby covenant and agree as follows:

I. Term and Termination

This CEA shall commence on the effective date and terminate on July 15, 2027. If Ouachita Green breaches any of its obligations or commitments under this CEA and fails to cure any such breach within five (5) days after receiving written notice, the CEA shall be terminated and the funds disbursed under this CEA shall be fully reimbursed to the City.

II. Ouachita Green's Obligations

Ouachita Green shall:

1. Using the funds provided under this CEA, continue its efforts to preserve natural beauty, protect the environment, prevent blight, conduct litter abatement, promote environmental education and programs, hold community enhancement and beautification projects, and develop other projects and initiatives to make Ouachita Parish and the City of Monroe cleaner and greener communities;

2. Promote collaboration between and serve as a conduit for the City of Monroe and its regional partners in this initiative, including Keep Monroe Beautiful, Keep West Monroe Beautiful, Keep Ouachita Beautiful, and Keep Sterlington Beautiful;

3. Provide the City with a quarterly report of Ouachita Green's activities, due within ninety (90) days after receipt of the funds hereunder and quarterly thereafter, identifying:

- a. The opportunities, services, and programs made available to City residents during the previous quarter; and
- b. The funds spent during the quarter in compliance with the commitments set forth in this CEA.

4. Recognize the City as a sponsor of Ouachita Green;

5. Account for all funds received and spent under this CEA, which shall be provided to the City upon request.

III. City's Obligations

City shall disburse the amount of \$30,000 for use by Ouachita Green for the purposes set forth in this CEA.

IV. Indemnity

Ouachita Green is solely responsible for any legal liability arising out of or relating to this CEA, and the performance of any of its obligations under the CEA. Ouachita Green shall defend, indemnify, exempt and hold harmless the City, its officials, agents, employees, and insurers (the "City Indemnitees"), to the extent allowed by general law, from and against any and all claims, demands, suits, judgments, costs and expenses asserted by any person or persons (including agents or employees of City or Ouachita Green) by reason of death or injury to persons or loss of or damage to property resulting from Ouachita Green's operations, or anything done or omitted by Ouachita Green under this CEA except to the extent that such claims, demands, suits, judgments, costs and expenses may be attributed to the grossly negligent or intentional acts or omissions of City, its agents or employees. Ouachita Green agrees to defend and to indemnify the City, including its insurers, employees, officials, and agents, and to hold the same harmless from any and all liability, loss, damages, claims, or causes of action, including reasonable legal fees and expenses that may be incurred by the City, arising out of or related to this CEA and Ouachita Green's operations, and the performance or breach of any of Ouachita Green's obligations under this CEA. Ouachita Green's agreement to defend and indemnify this City is contractual in nature and should be construed broadly and to the fullest extent permitted by law. Ouachita Green's defense and indemnity obligations shall survive the termination of this Agreement.

V. Auditor's Clause

The Louisiana Legislative Auditor and City auditors, both internal and external, shall have the option of auditing all accounts, expenditures, receipts, and invoices related to this CEA. Ouachita Green shall promptly comply with all requests for information, accounts, expenditures, receipts, and invoices under this CEA.

***** SIGNATURE PAGE FOLLOWS *****

THUS DONE, READ AND SIGNED in the presence of the undersigned legal and competent witnesses, in the City of Monroe, Ouachita Parish, State of Louisiana, on this ____ day of July, 2026.

WITNESSES:

Ouachita Green

BY: _____
_____, President

WITNESSES:

CITY OF MONROE

BY: _____
Richard Moore, Director of Adminstration

CITY OF MONROE
TAXATION & REVENUE

City of Monroe, Louisiana
MAYOR- COUNCIL GOVERNMENT

MEMO

To: *Carolus Riley*
City Council

From: *Charlotte Morrison*
Director of Tax & Revenue

Re: *Alcohol License (For July 14, 2026, Meeting)*

Date: *July 7, 2026*

CLASS A - \$500 RESTAURANTS (LIQUOR)	CLASS E - \$500 PRIVATE CLUBS
CLASS B - \$500 CONVENIENT STORES (LIQUOR)	CLASS G - \$500 WHOLESALE (LIQUOR ONLY)
CLASS C - \$75 (BEER ONLY)	CLASS H - \$100 WHOLESALE (BEER ONLY)
CLASS D - \$60 (BEER -OFF PREMISES)	

NEW ALCOHOL LICENSE

Class B (NEW) (1)

- Sip N Smoke*
1304 Sterlington Road
Monroe, LA 71203

Owner: Walia, LLC

CO -CLEARED
SALES TAX CLEARED
DISTANCE REPORT CLEARED

RESOLUTION

**STATE OF LOUISIANA
CITY OF MONROE**

NO. _____

The following Resolution was offered by _____, who moved for its adoption, and was seconded by _____.

A RESOLUTION ACCEPTING THE BID OF LEMOINE COMPANY, LLC FOR THE WPCC FINE BAR SCREENS REPLACEMENT PROJECT AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, the City of Monroe solicited bids in accordance with the Louisiana Public Bid Law for the WPCC Fine Bar Screens Replacement Project;

WHEREAS, Lemoine Company, LLC submitted the lowest responsible and responsive bid in the amount of \$1,036,000.00; and

WHEREAS, the City of Monroe desires to accept the bid of Lemoine Company, LLC for the WPCC Fine Bar Screens Replacement Project.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Monroe, in its legal and regular session convened, that the bid of Lemoine Company, LLC in the amount of \$1,036,000.00 for the WPCC Fine Bar Screens Replacement Project, be and at the same is hereby accepted as the lowest responsible and responsive bid received;

BE IT FURTHER RESOLVED that the City of Monroe shall make designations in accordance with state law for sales tax-exempt purchases on this project; and

BE IT FURTHER RESOLVED that Mayor Friday Ellis, or his designee, is authorized to enter into and execute a contract with Lemoine Company, LLC on behalf of the City of Monroe for said work.

This Resolution was submitted in writing and was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Resolution was declared **ADOPTED** on July 14, 2026.

CHAIRPERSON

CITY CLERK



CITY OF MONROE

PROJECT REQUEST FORM

Date: 03/30/2026

This form must be completed to authorize and coordinate soliciting quotes for the City of Monroe projects starting at \$5,000.00 up to \$250,000.00. Upon submitting this form, a representative from the Purchasing Division will contact you to verify the project scope and schedule. A final project scope, schedule, and budget account will be provided for review and approval by the Department/ Division Head or Administrative Designee.

NO WORK MAY COMMENCE WITHOUT A FULLY EXECUTED PROJECT AUTHORIZATION FORM.

If you have any questions or need help completing this form, please call the Purchasing Office at 329-2222.

Job Name: Fine Bar Screens Replacement Project

Proposal Submitted to: Purchasing

Department: WPPC

Date of Plans: _____

Job Location: WPCC

Phone Number: 318-329-2210

Email: morgan.mccallister@ci.monroe.la.us

STATEMENT OF WORK:

The City of Monroe will replace two aging horizontal rotary drum screens at the Water Pollution Control Center (WPCC) with mechanically cleaned fine bar screens featuring 1/4-inch spacing. This upgrade will enhance debris removal and protect downstream treatment equipment, improving overall plant efficiency. The scope includes demolition of existing equipment, civil site work, installation of new screens with control panels and tank housing and associated electrical and instrumentation improvements. The contractor will also perform miscellaneous cleanup, provide labor and insurance, and cover mobilization, bonding, and overhead.

*Please use a separate attachment if more space is required

Requesting Employee (Print Name): C. Morgan McCallister, P.E.

Requesting Employee (Signature): C. Morgan McCallister

Department/Division Head Approval: C. Morgan McCallister, P.E.

TO BE COMPLETED BY ENGINEERING DEPARTMENT

Project Manager: Kenneth Rogers

Project Number: 25SEW005

Scope/Schedule Meeting Date: TBD

Cost Estimate: \$1,680,000

City Engineer Approval (Signature): C. Morgan McCallister

Date: 03/30/2026



Date: March 30, 2026
From: C. Morgan McCallister, P.E. *C. Morgan McCallister*
To: City of Monroe Council Members
Subject: 25SEW005 – WPCC Fine Bar Screens Replacement

Project Description:

The City of Monroe will replace two aging horizontal rotary drum screens at the Water Pollution Control Center (WPCC) with mechanically cleaned fine bar screens featuring ¼-inch spacing. This upgrade will enhance debris removal and protect downstream treatment equipment, improving overall plant efficiency. The scope includes demolition of existing equipment, civil site work, installation of new screens with control panels and tank housing and associated electrical and instrumentation improvements. The contractor will also perform miscellaneous cleanup, provide labor and insurance, and cover mobilization, bonding, and overhead.

Council District(s) w/ Coordinates:

District 5 - LAT/LONG: 32.43605124005692, -92.10190796229229

Construction Cost Estimate:

\$1,680,000 (March 2026)

DBE Participation:

%

Funding:

Sewer Department

Bid Amount:

\$ (x)

Contract time:

x

Liquidated Damages:

x



10542 South Glenstone Place
Baton Rouge, LA 70810



225-448-3972



225-454-6065

June 16, 2026

Ms. Christina Davis
Purchasing Director
City of Monroe Administration Department
Purchasing Division
1014 Grammont Street
Monroe, LA 71201

Subject: WPCC Fine Bar Screens Replacement
Project No. 25SEW005
Recommendation of Award

Dear Ms. Davis:

Eight (8) bids were received for the subject project on June 11, 2026. The bid tabulation is attached. The Lemoine Company, LLC was the responsible low bidder in the amount of \$1,036,000.00.

Waggoner has reviewed the bids and recommends award of the construction project to The Lemoine Company, LLC.

Please let me know if you have any questions or concerns.

Sincerely,

Christopher J. LaCroix, P.E.
Waggoner Engineering, Inc.

Enclosures

Cc: Mr. Morgan McCallister, P.E. - COM City Engineer



City of Monroe
WPCC Improvements
Fine Bar Screens Replacement
Project 25SEW005
Bid Reference No. 2026-00000004
Bid Tabulation for Bids Due June 13, 2026



ITEM NO.	ITEM DESCRIPTION	QUANTITIES	UNITS	Byrnes Mechanical Contractors, Inc. LA Contractors License # 37074		Dixie Overland Construction, LLC LA Contractors License # 62731		Hemphill Construction Co., Inc. LA Contractors License # 6323		Womack and Sons Construction Group, LLC LA Contractors License # 54928	
				UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
1	Total Base Bid for all work required by the Bidding Documents	1	LS	\$ 1,153,830.87	\$ 1,153,830.87	\$ 1,215,619.00	\$ 1,215,619.00	\$ 1,108,670.00	\$ 1,108,670.00	\$ 1,158,410.00	\$ 1,158,410.00
Total Base Bid				\$ 1,153,830.87		\$ 1,215,619.00		\$ 1,108,670.00		\$ 1,158,410.00	

ITEM NO.	ITEM DESCRIPTION	QUANTITIES	UNITS	Don M. Barron Contractor, Inc. LA Contractors License # 3683		J.S. Haren Company LA Contractors License # 55274		Phantom Construction (DBA) / Phantom Trudging LLC LA Contractors License # 75315		The Lenoire Company, LLC LA Contractors License # 32600	
				UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
1	Total Base Bid for all work required by the Bidding Documents	1	LS	\$ 1,236,150.00	\$ 1,236,150.00	\$ 1,177,000.00	\$ 1,177,000.00	\$ 1,119,500.00	\$ 1,119,500.00	\$ 1,036,000.00	\$ 1,036,000.00
Total Base Bid				\$ 1,236,150.00		\$ 1,177,000.00		\$ 1,119,500.00		\$ 1,036,000.00	



ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Ordinance was introduced by _____, who moved for its adoption, and was seconded by _____:

AN ORDINANCE DECLARING CERTAIN IMMOVABLE PROPERTY LOCATED AT 911 ORANGE STREET, MONROE, LOUISIANA, TO BE NO LONGER NEEDED FOR A PUBLIC PURPOSE OR PUBLIC USE, AUTHORIZING THE SALE OF SAID PROPERTY TO ETA DELTA LAMBDA CHAPTER ALPHA PHI ALPHA FRATERNITY EDUCATIONAL FOUNDATION, INC. PURSUANT TO LOUISIANA REVISED STATUTE 33:4712, AND OTHERWISE PROVIDING WITH RESPECT THERETO.

WHEREAS, ETA DELTA LAMBDA CHAPTER ALPHA PHI ALPHA FRATERNITY EDUCATIONAL FOUNDATION, INC. has offered to purchase certain immovable property owned by the City of Monroe located at 911 Orange Street, Monroe, Louisiana, which is more particularly described as

EAST ½ SQ 6 OUACHITA COTTONMILLS 2ND ADDN
Parcel No. 75453

including any improvements thereon;

WHEREAS, the proposed purchase price is Twenty-Three Thousand and No/100 (\$23,000.00) Dollars, consisting of the appraised fair market value of Twenty Thousand and No/100 (\$20,000.00) Dollars, as established by an appraisal prepared by Julie A. Odom, Commercial Real Estate Appraiser, dated May 28, 2026, together with reimbursement of the City's appraisal, document preparation, recording, and related transaction costs;

WHEREAS, the City Council finds that the proposed purchase price represents fair and adequate consideration for the property and that the proposed sale is in the best interests of the City of Monroe; and

WHEREAS, the City Council further finds that the immovable property described herein is no longer needed for a public purpose or public use.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Monroe, Louisiana, in legal session convened, that the City Council hereby finds and declares that the immovable property located at 911 Orange Street, Monroe, Louisiana is no longer needed for a public purpose or public use and that its sale is in the best interests of the City of Monroe;

BE IT FURTHER ORDAINED that the Mayor of the City of Monroe is hereby authorized to sell, for cash, the above-described immovable property to ETA DELTA LAMBDA CHAPTER ALPHA PHI ALPHA FRATERNITY EDUCATIONAL FOUNDATION, INC. for the consideration set forth herein and upon such terms and conditions as are consistent with this Ordinance and applicable law;

BE IT FURTHER ORDAINED that the Mayor, or his designee, is hereby authorized to execute the act of sale and any affidavits, certificates, closing statements, or other ancillary documents necessary or appropriate to consummate the transaction on behalf of the City of Monroe;

BE IT FURTHER ORDAINED that, in accordance with Louisiana Revised Statute 33:4712, prior to the final adoption of this Ordinance, notice of the proposed sale shall be published in the official journal three (3) times within fifteen (15) days, one week apart, and any opposition thereto shall be made in writing and filed with the Clerk of the Council within fifteen (15) days after the first publication; and

BE IT FURTHER ORDAINED that, upon satisfaction of all requirements of Louisiana Revised Statute 33:4712 and all other applicable provisions of law, the Mayor is authorized to take such additional actions as are necessary to complete the sale of the property in accordance with applicable law.

This Ordinance was introduced on the _____ day of July 2026.

Notice published on the _____ day of July 2026.

This Ordinance having been submitted in writing, introduced and published, was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Ordinance was declared **ADOPTED** on the _____ day of July 2026.

CHAIRPERSON

CITY CLERK

MAYOR'S APPROVAL

MAYOR'S VETO

Julie Odom

Commercial Real Estate Appraisal

P.O. Box 84
West Monroe, LA 71294

Phone: 903-474-4638
JOdomAppraisal@gmail.com



Fire Station (Vacant)
911 Orange St.
Monroe, Louisiana, 71202

Prepared For:
City of Monroe
P.O. Box 125
Monroe, LA 71201

Julie Odom

Commercial Real Estate Appraisal

P.O. Box 84
West Monroe, LA 71294

Phone: 903-474-4638
JOdomAppraisal@gmail.com

May 28, 2026

Ms. Mary Lou Harrison
City of Monroe
P.O. Box 125
Monroe, LA 71201

RE: Appraisal Of
Fire Station (Vacant)
911 Orange St.
Monroe, Louisiana, 71202

Dear Ms. Mary Lou Harrison :

The purpose of this report is to provide the appraiser's opinion of the Market Value of the subject property as of
May 28, 2026. This appraisal report is intended to comply with the reporting requirements set forth

by the Uniform Standards of Professional Appraisal Practice. It presents only summary discussions of the data, reasoning, and analyses that were used in the appraisal process to develop the appraiser's opinion of value, in accordance with our scope of work agreement. The property was viewed and photographed. The Direct Sales Comparison approach was developed for the lot and improvements.

The property is a vacant fire station on the corner of Orange St. and South 6th St.

Additional Scope of Work details are in the addenda.

Property:

20,995.00 s.f. Lot
2,427.00 s.f. Building

Interest Valued:
Effective Date of Value:
Date of Report:

Fee Simple
5/28/2026
5/28/2026

DEFINITION OF "MARKET VALUE:"

The most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of the title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated.
2. Both parties are well informed or well advised, and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in United States dollars or in terms of financial arrangements comparable thereto; and,
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

Source: *The Dictionary of Real Estate Appraisal*, 4th Edition
Office of Comptroller of Currency 12 CFR, Part 34 Sub Part C - Appraisals

INTENDED USE OF REPORT: This appraisal is intended to assist the client, City of Monroe, for purposes related to future use options, including selling the property.

The appraiser has not identified any purchaser, borrower, or seller as an intended user of this appraisal, and no such parties should use or rely on this appraisal for any purpose. Such parties are advised to obtain an appraisal from an appraiser of their own choosing if they're acquiring an appraisal for their own use.

APPRAISAL DEVELOPMENT AND REPORTING PROCESS: In preparing this appraisal, the appraiser

1. obtained authorization from the client to perform an appraisal and report the findings in a summary format,
2. viewed the subject property,
3. gathered and confirmed information on comparable land sales to estimate the value of the lot as if vacant,
4. developed the Direct Sales Comparison approach to value.

The resulting Appraisal Report is a brief recapitulation of the appraiser's data, analyses, and conclusions. Supporting documentation is retained in the appraiser's file.

MARKET EXPOSURE TIME: The market exposure time for the subject is estimated to be eight months, if priced near the market value. The market exposure time is based on analysis of comparable sales.

By reason of my investigation and my analysis gathered with respect to this appraisal assignment, I have formed the opinion that the Market Value of the subject property as of : May 28, 2026 , was:

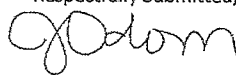
Twenty Thousand Dollars
\$20,000.00

Allocated as:

Land:	\$20,000.00
Building Site Improvements:	\$0.00

If I can be of further assistance to you in regard to this report, or in any other way, please feel free to call.

Respectfully Submitted,



Julie Odom
Louisiana General Appraiser
APR.04557-CGA

ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. _____

The following Ordinance was offered by _____, who moved for its adoption, and was seconded by _____:

AN ORDINANCE AUTHORIZING THE CITY OF MONROE TO TAKE CORPOREAL POSSESSION OF AND SELL TO TEZ WASHINGTON ALL RIGHTS, TITLE, AND INTEREST THAT THE CITY MAY HAVE ACQUIRED TO LOT TWELVE (12) OF BLOCK SIX (6) OF RENWICK'S ADDITION BEARING MUNICIPAL ADDRESS 303 S 23RD ST., OUACHITA PARISH, DISTRICT 3, MONROE, LA, BY ADJUDICATION AT TAX SALE DATED JUNE 8, 2005, AND FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS the property described as:

Lot 12 of Block 6 of Renwick's Addition
Frtg 50 ft on Wood St., depth 137 ½ ft on So Line 23rd St.
303 S. 23rd. St.
Ouachita Parish, Monroe, Louisiana
Parcel #65520

was adjudicated to the City of Monroe, Louisiana for non-payment of 2004 Ad Valorem Taxes by Adjudication Deed dated and filed June 15, 2005, in Conveyance Book 1991 at page 612 of the Records of Ouachita Parish, Louisiana;

WHEREAS, the 2004 Ad Valorem Taxes forming the basis for the described adjudication were validly assessed by the City of Monroe against James C. Brooks and Rancell G. Phillips;

WHEREAS, the City of Monroe has made efforts to contact James C. Brooks and Rancell G. Phillips by registered mail and notification published in the News Star with no response;

WHEREAS, TEZ WASHINGTON wishes to purchase said property from the City of Monroe;

WHEREAS, pursuant to the provisions of La. R.S. 47:2238.1 *et seq.*, property adjudicated to the City of Monroe for more than five (5) years may be sold to a specific named individual who has paid all taxes and other costs associated with the transfer of the property by the City of Monroe to the named entity;

WHEREAS, TEZ WASHINGTON, has paid One Thousand Eight Hundred Eighty-five and 23/100 Dollars (\$1,885.23), which includes One Thousand Fifty-eight and 23/100 (\$1,058.23) in City taxes, the remainder being legal fees for the City of Monroe and the Parish of Ouachita, advertising costs, mailing cost, and filing and recordation of all documents necessary to accomplish the acquisition of the property and then transfer from the City to the new owner.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Monroe, Louisiana, in legal session convened, that the hereinafter described property is no longer needed for public purposes; the City of Monroe has made efforts to contact Edwin Larry Hilton by registered mail and publication in the News Star with no response; and the City of Monroe desires to sell to Tez Washington, the property described as follows:

Lot 12 of Block 6 of Renwick's Addition
Frtg 50 ft on Wood St., depth 137 ½ ft on So Line 23rd St.
303 S. 23rd. St.
Ouachita Parish, Monroe, Louisiana
Parcel #65520

BE IT FURTHER ORDAINED that a designated City representative is authorized to execute all documents necessary to effectuate said sale.

This Ordinance was introduced on the _____ day of July 2026.

Notice published on the _____ day of July 2026.

This Ordinance having been submitted in writing, introduced and published, was then submitted to a vote as a whole, the vote thereon being as follows:

AYES:

NAYS:

ABSENT:

And the Ordinance was declared **ADOPTED** on the _____ day of July 2026.

CHAIRPERSON

CITY CLERK

MAYOR'S APPROVAL

MAYOR'S VETO