AGENDA
City of Monroe

LEGAL & REGULAR SESSION – MAY 25, 2021, 6:00PM
CITY COUNCIL CHAMBERS CITY HALL

I: ROLL CALL AND DECLARE QUORUM:

II: INVOCATION & PLEDGE OF ALLEGIANCE – MR. MARSHALL:

III: COMMUNICATIONS & SPECIAL ANNOUNCEMENTS:

1. Mr. Harvey
2. Mrs. Ezernack
3. Ms. Woods
4. Mr. Marshall
5. Mrs. Dawson
6. Mayor Ellis

IV: APPROVE MINUTES OF THE LEGAL AND REGULAR SESSION OF MAY 11, 2021:
   (Public Comment)

V: PRESENTATION: 6pm

   Karen Cupit, Louisiana Watershed Initiative
   Region 3 Watershed Coordinator

VI: PUBLIC HEARINGS:
   NONE.

   PROPOSED CONDEMNATIONS:

   Public Comment:

1. 4009 Elm Street (D3) (Curatorships - Johnnie Gospel, Sharalyn Nicole Gospel; non-curator – OPPJ, Brown & Son Realty, LLC)

2. 216 Moore Avenue (D4) (Curatorships - Danny Lenard, Tommy Lenard; non-curator - OPPJ

3. 1715 Grammont (D3) (Curatorships - JD Peevy Lodge #227 Prinehall Affiliated Southern Jurisdiction; JD Peevy Lodge #227)

4. 1309 Olive (D2) (Curatorships - Daaiyah Wooten, Evangeline Carter Lewis, Angela Carter Ziegler; non-curator Louis Mattox, et al, OPPJ)

VII: ACCEPTANCE OR REJECTION OF BIDS:
   (Public Comment)
   None.

VIII: RESOLUTIONS AND MINUTE ENTRIES:

1. Council:

   Public Comment:

   (a) Adopt a Resolution approving the appointment of _____________ to the board for the Southside Economic Development District (SEDD) and further providing with respect thereto. (Chamber)
2. Department of Administration:
   Public Comment:
   None.

3. Department of Planning & Urban Development:
   Public Comment:
   None.

4. Legal Department:
   Public Comment:
   None.

5. Mayor's Office:
   Public Comment:
   (a) Adopt a Resolution approving and authorizing an agreement for local services by and between the City of Monroe and the Monroe Chamber of Commerce and further providing with respect thereto.

6. Department of Public Works:
   Public Comment:
   None.

7. Department of Community Affairs:
   Public Comment:
   None.

8. Police Department:
   Public Comment:
   None.

9. Fire Department:
   Public Comment:
   None.

10. Engineering Services:
    Public Comment:
    (a) Adopt a Resolution accepting the base bid of W.L. Bass Construction, Inc., in the amount $73,950.00, for the Park Avenue at Entergy Substation Drainage Project, and further authorizing an authorized city representative, to enter into and execute a contract for said work.

    (b) Adopt a Resolution authorizing an authorized city representative to advertise for bids on the Forsythe Boat Ramp and Parking Lot Improvements Project. The estimated cost of this project is $406,388.95. The DBE Goal is 8.52% and source of funds Capital Infrastructure Sales Tax Revenue Funds.

    (c) Adopt a Resolution authorizing an authorized city representative, to enter into and execute a Professional Services Agreement with Arcadis U.S., Inc., to provide engineering and other professional services for the Texas Standifer Gravity Sanitary Sewer Improvements Project and further providing with respect thereto.

    (d) Adopt a Resolution authorizing an authorized city representative, to enter into and execute a Contract with Huval, to provide Professional Services for bridge inspections and further providing with respect thereto.

BREAK IF NEEDED:

IX: INTRODUCTION OF RESOLUTIONS & ORDINANCES:
Public Comment:

(a) Introduce an Ordinance authorizing issuance, sale and delivery of Sales Tax Revenue Refunding Bonds, Series 2021, of the City of Monroe, State of Louisiana, all in the manner provided for by Title 39 of the Louisiana Revised Statutes of 1950, as amended, and other constitutional and statutory authority supplemental thereto; and providing for other matters in connection therewith. (Admin.)

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

Open Public Hearing/Public Comment/Close Hearing:

(a) Finally Adopt an Ordinance adopting the Authorized Millage Rate(s) and providing for the Levying of Special and General Taxes for the City of Monroe for the year 2021. (Admin.)

Open Public Hearing/Public Comment/Close Hearing:

(b) Finally Adopt an Ordinance amending Chapter 10.5 Section 23 of the Monroe City Code Entitled “Electronic Video Bingo Machines” and further providing with respect thereto. (Woods)

Open Public Hearing/Public Comment/Close Hearing:

(c) Finally Adopt an Ordinance authorizing the City of Monroe to take corporeal possession of the property described below and sell to Charles Wilson, Jr. all rights, title, and interest that the City may have acquired to the Lot 4, Square 3, Edwards Addition, Ouachita Parish, 2806 Coolidge St., District 3, Monroe, La, by Adjudication at Tax Sale dated July 1, 2011, and further with respect thereto. (Legal)

Open Public Hearing/Public Comment/Close Hearing:

(d) Finally Adopt an Ordinance authorizing the City of Monroe to take corporeal possession of the property described below and sell to Shirley Dunn all rights, title, and interest that the City may have acquired to the Lot 14, Square 95, D. A. Breard Sr.’s Addition, Ouachita Parish, 1515 Breard St., District 3, Monroe, La, by Adjudication at Tax Sale dated August 1, 2014, and further with respect thereto. (Legal)

Open Public Hearing/Public Comment/Close Hearing:

(e) Finally Adopting an Ordinance adopting and amending the Zoning Map for the City of Monroe, Louisiana to rezone a ±9-acre tract of land located in Ouachita Parish from B-3, General Business/Commercial to B-1, Neighborhood Mixed Use District in order for the applicant to be able to develop the area with residential lots and a commercial strip - 301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition) – APPLICANT: Cedrick Hemphill - (P&Z)

Open Public Hearing/Public Comment/Close Hearing:

(f) Finally Adopt an Ordinance contracting the boundaries of the City of Monroe, Louisiana, providing for the recordation of the entire boundary as amended: establishing the effective date thereof, and providing further with respect thereto – Applicant – City of Monroe. (P&Z)

Open Public Hearing/Public Comment/Close Hearing:

(g) Finally Adopt an Ordinance authorizing the City of Monroe to acquire full ownership interest of the property described as Lot 12, Sq. 4 Maupins Locks & Dams Addn, and south 45 ft on Nichols St., bearing municipal address 3514 Lee Ave., Monroe, La, by Adjudication at Tax Sale dated June 24, 2015, and further with respect thereto. (Legal)

XI: CITIZENS PARTICIPATION:

XII: ADJOURN.
Monroe City Council Legal and Regular Session
May 11, 2021
6:00 p.m.
City Council Chambers-City Hall
MINUTES

There was a legal and regular session of the City Council of the City of Monroe, Louisiana held this date, May 11, 2021 at the Council’s regular meeting place, 400 Lea Joyner Memorial Expressway, City Council Chambers/City Hall Building, Monroe, Louisiana.

The Honorable Douglas Harvey, Chairman, called the meeting to order.

The roll call was done by Ms. Carolus Riley, Council Clerk.

Council members present for roll call: Mr. Douglas Harvey, Mrs. Gretchen Ezernack, Ms. Juanita Woods, Mr. Carday Marshall Sr., Mrs. Kema Dawson.

Council member (s) absent: NONE.

Chairman Harvey declared a quorum.

The Invocation was done by Ms. Woods designee, Rev. Lenard Montgomery (Sr. Pastor, New Faith Missionary Baptist Church) and the Pledge of Allegiance was led by Ms. Woods.

COMMUNICATIONS & SPECIAL ANNOUNCEMENTS:

1. Mr. Harvey welcomed and thanked everyone for attending tonight’s meeting.

2. Mrs. Ezernack welcomed and thanked everyone for attending tonight’s meeting and she thanked Rev. Montgomery for the prayer. She toured the Monroe fire station no. 5 and thanked them for an up to date station and it will serve the community well.

3. Ms. Woods welcomed all for being present as well as those watching on social media. She thanked Public Works, Mr. Janway, Ms. Gospel and also Mayor Ellis for the mowing that took place on Saturday. She has a cleanup on May 22, 2021, 10am-12pm at the Powell Community Center. She asked if someone is seen dumping to report it to the police or call her. She expressed her sincere condolences to the family of Mr. David Harris.

4. Mr. Marshall welcomed everyone for being present and those watching along on social media and for showing their concern for City issues. He spoke about illegal dumping and his witnessing someone unloading trash; he did report it to Ms. Hill and MPD. There will be other measures put in place to deter illegal dumping and he thanked Ms. Hill for her efforts. There will be a Juneteenth celebration on June 19th beginning at Wossman High School contact Ms. Marie Brown for more information. The trip to Baton Rouge for them was beneficial and Mrs. Ezernack’s knowledge on how to grow the community was beneficial.

5. Mrs. Dawson welcomed each one present; she expressed her condolences to the David Harris family, as one of his son’s mother works for her and that she has kept in contact with the family; Mrs. Dawson stated there has been violent crimes in the City and it’s coming from young people in their teens and twenties, and she asked that the community would talk with the children, guide and mentor them as to why it’s not good, or healthy and the consequences from this behavior and do believe that Monroe can and will do better. The trip to Baton Rouge was an eye opening experience and seeing how the people in Baton Rouge have come together to combat crime and make things happen; it would be good to see Monroe come together, because there is still a big divide. She thanked Public Works for their efforts and the city leaders for getting things done for the City.

6. Mayor Ellis welcomed and thanked all for attending; Mayor Ellis attended meeting in Baton Rouge and also seeing the Council in Baton Rouge and meeting with folks to hear the needs of Monroe; he congratulated Chief Williams on the new fire station, it is very modern. He commented about the growth and expansion of St. Francis downtown; he took his executive staff to Baton Rouge to meet with the Baton Rouge area foundation and met with the Baton Rouge housing authority and listened to their inspiring master plan. National Day of Prayer was held and prayer leaders from the community were present; The Mayor’s Cup will be held on May 21, 2021, a four person scramble and it will provide scholarships to two year technical college degrees/certificates and to four year universities and for more information, contact Michelli Martin at City Hall. He thanked Council members for their level of commitment to the citizens.

Upon a motion of Mrs. Ezernack and a second by Mrs. Dawson, the minutes of the Legal and Regular session of April 27, 2021 were unanimously approved. (There were no public comments).
Monroe City Council Legal and Regular Session
May 11, 2021
6:00 p.m.
City Council Chambers-City Hall
MINUTES

PRESENTATION:  NONE.

PUBLIC HEARINGS:  NONE.

PROPOSED CONDEMNATIONS:  Public Comment:

1. 408 North 25th Street (D2) (Evelyn Burrell c/o the estate of Evelyn Burrell, Lavargne Gunn) (Non-curator - OPPJ) Upon a motion by Mrs. Ezeanack, second by Ms. Woods and unanimously approved for property owner to be given 30 days or June 12, 2021, in which to bring the structure into compliance with the code or demolish the structure and clean the lot.

Comments: Mrs. Hill commented they have been working on this property since 2018-2019 and the structure is open and presents a challenge to the neighborhood and has not improved. There was initial contact in 2018 and since then, there has been no contact and none of the recommended items to save the house have been done. Mrs. Hill recommended condemnation.

Mrs. Ezeanack stated the property was in her district and moved for condemnation.

Public Comments: Elizabeth Gunn Ford, commented that the property belonged to her aunt and her mother who passed last year, and any communications sent to her were sent to her when she was ill and her mother was not physically able to do anything; Ms. Ford commented that she was not living in the area at the time, but is currently in the area and will do those things needed to take care of and would need more than 30 days.

Mrs. Ezeanack stated that the property had been adjudicated into the City; Mrs. Sturdivant commented that was correct and looking back to 2008, the taxes had not been paid and it should be thousands at this time.

2. 404 Hippolyte Avenue (D4) (E. L. Hilton, Herbert B & Alma Ethel Trim) Upon a motion by Mrs. Ezeanack, second by Ms. Woods and unanimously approved to remove item from the agenda. (There were no public comments).

ACCEPTANCE OR REJECTION OF BIDS:  Public Comment  NONE.

RESOLUTIONS AND MINUTE ENTRIES:

Council:  Public Comment:

(a) Upon a motion by Mrs. Ezeanack, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7967, granting an exception to the Open Container Ordinance to the Chennault Golf Course (Mayor’s Cup-Charity Golf Tournament) pursuant to Monroe City Code Sec. 12-231 D (Open Container Ordinance), and further providing with respect thereto. (There were no public comments).

(b) Upon a motion by Mrs. Ezeanack, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7968, granting an exception to the Open Container Ordinance to the Twin City Art Foundation (Exhibition Reception for Letitia Huckaby: Parish) pursuant to Monroe City Code Sec. 12-231 D (Open Container Ordinance), and further providing with respect thereto. (There were no public comments).

(c) Upon a motion by Mrs. Dawson, second by Mr. Marshall and unanimously approved to Adopt Resolution No. 7969, authorizing Proworks Productions, LLC to provide Video and Television Professional Services for the Monroe City Council, and further providing with respect thereto. (Harvey) (There were no public comments).

Department of Administration:  Public Comment: None.
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Department of Planning & Urban Development:  Public Comment:

(a) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Adopt Resolution No. 7970, authorizing Friday Ellis, Mayor, permission to substantial amend the FY 2019 Annual Action Plan & FY 2020-2024 Consolidated Plan to expend round 3 of CDBG Coronavirus Aid, Relief & Economic Security (CARES) Act Funding to address health and safety concerns related to COVID 19 activities in the amount of $383,763.00 from the CDBG CARES Act Funding, and further providing with respect thereto.

Comments: Mrs. Hill explained the item was funding from the Cares Act; this agenda item is for doing an amendment to the action plan and following HUD’s guidelines. Ms. Downs explained the components of the amendment with the information that PUD shared with Council including Covid related issues, a Transit bus shelter project, replacing trash receptacles, lighting, and benches at various locations, hosting health fairs, a mobile library, and mobile activity center and various community centers, and minor rehab projects that relate to raw sewage, ventilation to improve the quality of life, and administrative fees. Mrs. Ezernack asked if the mobile libraries would be done in conjunction with the public libraries; Ms. Downs said the logistics of working the mobile libraries are still being worked on and will be partnering with local libraries. Community Affairs representative commented they would be partnering with local libraries. The locations of the bus shelters totaled six and were named.

Mr. Stanley Smalls, Amalgamated Transit Union, asked which category what was the CDBG? Mrs. Hill explained the HUD guidelines.

(b) Upon a motion by Mrs. Ezernack, second by Mr. Marshall and unanimously approved to Consider request from Shanedra Carter for a Major Conditional Use Permit for Victory Truth Temple that authorizes the use of the location (304 Texas) to operate as a House of Worship. The Comprehensive Zoning Ordinance allows a House of Worship as a Major Conditional Use in the B-3, General Business/Commercial District. Major Conditional Uses are those uses that require another level of approval; therefore, this request comes before the City Council for their approval in addition to that of the Planning Commission. (There were no public comments).

Legal Department:  Public Comment: None.

Mayor’s Office:  Public Comment:

(a) Upon a motion by Mrs. Ezernack, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7971, approving the appointment of Chap Breard to the Monroe Capital Infrastructure Commission and further providing with respect thereto. (There were no public comments).

Department of Public Works:  Public Comment: None.

Department of Community Affairs:  Public Comment:

(a) Upon a motion by Mrs. Ezernack, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7972, authorizing a designated city representative to execute Change Order Number 2 (Masur Museum of Art Storm Damage Repairs) between the City of Monroe and Grindstone Construction LLC for a $2,900 increase in the contract amount and further providing with respect thereto. (There were no public comments).

Police Department:  Public Comment: None.

Fire Department:  Public Comment:

(a) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Adopt Resolution No. 7973, authorizing Stacey Rowell, Director of Administration on behalf of the Monroe Fire Department to execute an Act of Substantial Completion to the Breard/Betin St. Fire Station #5 Contract. (There were no public comments).

Comments: Chief Terry Williams, MFD, explained the progress on the fire station. Informational handouts were given to each Councilmember and a Power Point presentation was presented.
(b) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Adopt Resolution No. 7974, authorizing Stacey Rowell, Director of Administration on behalf of the Monroe Fire Department to execute Change Order No. Four (4) to the Breadt/Betin St. Fire Station #5 Contract. (There were no public comments).

**Engineering Services:**

(a) Upon a motion by Mrs. Dawson, second by Ms. Woods and unanimously approved to Adopt Resolution No. 7975, accepting as substantially complete work done by and between the City of Monroe and Womack & Construction Group, Inc., for the H.013937 Kansas Lane Extension Clearing & Grubbing Project, and further providing with respect thereto. (There were no public comments).

(b) Upon a motion by Mr. Marshall, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7976, authorizing an authorized city representative, to execute Change Order No. Three (3) to the Water Distribution System Improvements Contract, between the City of Monroe and Jabar Corporation, for an increase in the contract time of 32 days and further providing with respect thereto. (There were no public comments).

(c) Upon a motion by Mrs. Ezernack, second by Mrs. Dawson and unanimously approved to Adopt Resolution No. 7977, authorizing an authorized city representative, to execute Change Order No. Two (2) to the repairs to Bayou Bartholomew Pump & Motor No. 1 Contract, between the City of Monroe and Womack & Sons Construction Group, Inc., for an increase in the contract amount of $1,982.95 and an increase in the contract time of 67 days and further providing with respect thereto. (There were no public comments).

(d) Upon a motion by Mrs. Dawson, second by Mr. Marshall and unanimously approved to Adopt Resolution No. 7978, authorizing an authorized city representative, to enter into and execute a Professional Services Agreement with Quaternary Resource Investigations, LLC (QRI), to provide Surveying Services with GPR of certain structures along the Ouachita River and further providing with respect thereto. (There were no public comments).

**BREAK IF NEEDED:**

**INTRODUCTION OF RESOLUTIONS & ORDINANCES:**

(a) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Introduce an Ordinance adopting the Authorized Millage Rate(s) and providing for the Levy of Special and General Taxes for the City of Monroe for the year 2021. (Admin.) (There were no public comments).

Comments: Mrs. Stacy Rowell stated that it was the same millage.

(b) Upon a motion by Ms. Woods, second by Mrs. Dawson and unanimously approved to Introduce an Ordinance amending Chapter 10.5 Section 23 of the Monroe City Code Entitled “Electronic Video Bingo Machines” and further providing with respect thereto. (Woods) (There were no public comments).

(c) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Introduce an Ordinance declaring certain immovable property in Monroe bearing municipal address 908 Rogers St. as no longer being needed for public use and authorizing the same to be sold to Mayland’s Investments, Karen Mayfield and Brittany Mayfield, pursuant to Louisiana Revised Statute 33:4712, and further providing with respect thereto. (Legal) (There were no public comments).

(d) Upon a motion by Ms. Woods, second by Mrs. Dawson and unanimously approved to Introduce an Ordinance authorizing the City of Monroe to take corporeal possession of the property described below and sell to Charles Wilson, Jr. all rights, title, and interest that the City may have acquired to the Lot 4, Square 3, Edwards Addition, Ouachita Parish, 2806 Coolidge St., District 3, Monroe, La, by Adjudication at Tax Sale dated July 1, 2011, and further with respect thereto. (Legal) (There were no public comments).

(e) Upon a motion by Mr. Marshall, second by Ms. Woods and unanimously approved to Introduce an Ordinance authorizing the City of Monroe to take corporeal possession of the property described below and sell to Shirley Dunn all rights, title, and interest that the City may have acquired to the Lot 14, Square 95, D. A. Bread Sr.'s Addition, Ouachita Parish, 1515 Bread St., District 3, Monroe, La, by Adjudication at Tax Sale dated August 1, 2014, and further with respect thereto. (Legal) (There were no public comments).
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(f) Upon a motion by Mrs. Ezernack, second by Mrs. Dawson and unanimously approved to Introduce an Ordinance declaring certain immovable property in Monroe bearing municipal address 910 North 9th St. as no longer being needed for public use and authorizing the same to be sold to Wolf Development LLC, pursuant to Louisiana Revised Statute 33:4712, and further providing with respect thereto. (Legal) (There were no public comments).

(g) Upon a motion by Mr. Marshall, second by Mrs. Dawson and unanimously approved to Introduce an Ordinance adopting and amending the Zoning Map for the City of Monroe, Louisiana and authorizing the Clerk to publish notice of a Public Hearing to rezone a ±9-acre tract of land located in Ouachita Parish from B-3, General Business/Commercial to B-1, Neighborhood Mixed Use District in order for the applicant to be able to develop the area with residential lots and a commercial strip - 301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition) – APPLICANT: Cedrick Hemphill - (P&Z) (There were no public comments).

(h) Upon a motion by Mrs. Dawson, second by Ms. Woods and unanimously approved to Introduce an Ordinance contracting the boundaries of the City of Monroe, Louisiana, providing for the recordation of the entire boundary as amended: establishing the effective date thereof, and providing further with respect thereto – Applicant – City of Monroe. (P&Z) (There were no public comments).

Add-On: (i) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to add to the agenda to Introduce an Ordinance authorizing the City of Monroe to acquire full ownership interest of the property described as Lot 12, Sq. 4 Maupins Locks & Dams Addn, and South 45 ft on Nichols St., bearing municipal address 3514 Lee Ave., Monroe, LA. By adjudication at tax sale dated June 24, 2015, and further with respect thereto. (There were no public comments).

Upon a motion by Mrs. Ezernack, second by Mr. Marshall and unanimously approved to Introduce an Ordinance authorizing the City of Monroe to acquire full ownership interest of the property described as Lot 12, Sq. 4 Maupins Locks & Dams Addn, and South 45 ft on Nichols St., bearing municipal address 3514 Lee Ave., Monroe, LA. By adjudication at tax sale dated June 24, 2015, and further with respect thereto. (There were no public comments).

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

Open Public Hearing/Public Comment/Close Hearing: Chairman Harvey opened the public hearing, and seeing no one come forward, Chairman Harvey closed the hearing.

(a) Upon a motion by Mr. Marshall, second by Mrs. Dawson and unanimously approved to Finally Adopt Ordinance No. 12,052, adopting and amending the Zoning Map for the City of Monroe, Louisiana to zone a ±4.4-acre tract of land located in Ouachita Parish from B-1, Neighborhood Mixed Use District to B-2, Neighbor Business District in order for the applicant to be able to develop the area with uses such as full-service restaurants and multi-family housing..1203 and 1207 DeSiard Street, 700-716 Adams Street, 709 Adams Street, 1212 Washington Street, and Lots 1-4, Square 40 Filhiols First Addition – APPLICANT: Michael Échols and City of Monroe – (P&Z) (There were no public comments).

Open Public Hearing/Public Comment/Close Hearing: Chairman Harvey opened the public hearing, and seeing no one come forward, Chairman Harvey closed the hearing.

(b) Upon a motion by Mrs. Ezernack, second by Mrs. Dawson and unanimously approved to Finally Adopt Ordinance No. 12,053, declaring certain immovable property in the Monroe Air Industrial Park as not being needed for public use and authorizing the same to be sold at private sale to the Louisiana Department of Transportation and Development pursuant to Louisiana Revised Statute 33:4712, and further providing with respect thereto. (Legal) (There were no public comments).
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Open Public Hearing/Public Comment/Close Hearing: Chairman Harvey opened the public hearing, and seeing no one come forward, Chairman Harvey closed the hearing.
(c) Upon a motion by Ms. Woods, second by Mr. Marshall and unanimously approved to Finally Adopt Ordinance No. 12,054, authorizing the exchange of property between the City of Monroe and Scott Equipment Sales Company L.L.C. pursuant to La. R. S. 33:4712 and further providing with respect thereto. (Legal) (There were no public comments).
(d) Upon a motion by Mrs. Ezernack, second by Ms. Woods and unanimously approved to Finally Adopt an Emergency Ordinance No. 12,055, declaring the condition of the Texas to Standifer Sewer Trunk Line at the intersection of Standifer and Gordon an Emergency necessitating demolition, bypass and repair or replacement and other repairs further providing with respect thereto. (Eng. Dept) (There were no public comments).

CITIZENS PARTICIPATION:
1. Mr. Verbon Muhammad, spoke in reference to the death of Mr. David Harris and the refusal to release the police body cameras, along with the investigation. He read Proverbs 31:8-9 and Exodus 22:1-3.
2. Mr. Stanley Smalls, Amalgamated Transit Union, spoke regarding local union meetings and support for the Union employees and their working conditions. He also spoke about the city’s contract with First Transit.
3. Mr. Eugene Payne, a retired member of Amalgamated Transit Union No. 1160; he congratulated Mrs. Dawson and Council members on winning their respective districts; he spoke regarding First Transit and their contract not being renewed previously due to their treatment of the employees and the continued treatment. There are questions regarding First Transit, and they want answers.
4. Mr. Odell Jones, frequent bus rider expressed his concerns of enjoying riding the bus and the drivers are doing a great job and the things they deal with on a daily basis and want the drivers to be treated fairly.
5. Mr. Tobias Collins, spoke regarding his concerns of city transportation and having to walk four minutes to the bus stops and the bus stops being moved.

There being no further business to come before the Council, the meeting was adjourned at 7:09 p.m., upon a motion of Mr. Marshall and seconded by Mrs. Dawson. (There were no public comments).

Mr. Douglas Harvey
Council Chairman

Ms. Carolus S. Riley
Council Clerk

Ms. Jacqueline Benjamin
Council Secretary

*For extended details on the Council meeting please call the Council Clerk, Monday-Friday at 329-2252; also, a recording of the minutes can be sent via email to you.
DATE:       May 12, 2021
TO:         CAROLUS RILEY
FROM:       BROWNIE BARBO
RE: CONDEMNS FOR CITY COUNCIL ON MAY 25, 2021

Please place the following condemnations on the agenda for the City Council on
May 25, 2021. (All are curatorships except where noted)

1. 4009 Elm Street (D3) (Curatorships - Johanne Gospel, Sharilyn Nicole
    Gospel, non-curator - OPP), Brown & Son Realty, LLC

2. 216 Moore Avenue (D4) (Curatorships - Danny Leonard, Tommy Lenard,
    non-curator - OPP)

3. 1715 Grammont (D3) (Curatorships - JD Peavy Lodge #277 Princhall
    Affiliated Southern Jurisdiction; JD Peavy Lodge #277)

4. 1309 Olive (D2) (Curatorships - Dasiyah Wooten, Evangeline Carter
    Lewis, Angela Carter Ziegler, non-curator - Louis Mattox, et al, OPP)

C: Ellen Hill
Catherine Robinson
Hubert Murphy
Stacy Newspill
Jimmie Bryant
RESOLUTION NO.________

STATE OF LOUISIANA

CITY OF MONROE

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

A RESOLUTION APPROVING THE APPOIINTMENT OF ________________________ TO THE BOARD FOR THE SOUTHSIDE ECONOMIC DEVELOPMENT DISTRICT (SEDD) AND FURTHER PROVIDING WITH RESPECT THERETO:

WHEREAS, a position on the Board of the SEDD has become open due to the recent vacancy of Joshua Mitchell, who was recommended by the Monroe Chamber of Commerce and appointed by the Council pursuant to law on December 22, 2020;

WHEREAS, pursuant to R.S. 33:2740.51, the Monroe Chamber of Commerce has submitted a list of potential nominees to fill the remainder of Mr. Mitchell’s term.

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

That ________________________ is hereby appointed as a board member of the SEDD.

This Resolution having been submitted in writing, introduced 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 the _____ day of May 2021.

______________________________
CHAIRMAN

______________________________
CITY CLERK
May 5, 2021

The Honorable Friday Ellis
Mayor
The City of Monroe
PO Box 123
Monroe, LA 71201

Dear Mayor Ellis,

On behalf of the Monroe Chamber of Commerce, I nominate Karl Dhaliwal or Sue Nicholson to serve on the Southside Economic Development District (SEDD) board of directors. The nominee you select will fill the seat vacated by Mrs. Gladys Smith Coward whose term of service has expired.

Karl Dhaliwal is the owner of Tiger Market and several businesses and property in Monroe. Ms. Nicholson currently works with the Monroe Chamber of Commerce which has supported business growth and economic development for over 120 years. The work and knowledge of either nominee will be incredibly valuable to the SEDD.

Sincerely,

Susan Nicholson
President & CEO
RESOLUTION

STATE OF LOUISIANA

CITY OF MONROE

The following Resolution was introduced by Mr./Ms. ____________________________ who moved for its adoption and was seconded by Mr./Ms. ____________________________:

A RESOLUTION APPROVING AND AUTHORIZING AN AGREEMENT FOR LOCAL SERVICES BY AND BETWEEN THE CITY OF MONROE AND THE MONROE CHAMBER OF COMMERCE AND FURTHER PROVIDING WITH RESPECT THERETO.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Monroe, Louisiana, in legal session convened, that we do hereby authorize an agreement for services by and between the City of Monroe and the Monroe Chamber of Commerce under the terms and conditions of the proposed agreement, a copy of which is attached hereto and made a part hereof.

BE IT FURTHER RESOLVED, that a designated City representative is hereby authorized and empowered to enter into and execute the above described agreement on behalf of the City of Monroe.

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 May 2021.

_____________________________
CHAIRMAN

_____________________________
CITY CLERK
Agreement for Local Services Between
City of Monroe
And
The Monroe Chamber of Commerce

This Agreement, is effective this __________ day of __________ 2021, by and between the City of Monroe, herein represented by the Director of Administration, hereinafter sometimes referred to as the “City” and the Monroe Chamber of Commerce, herein represented by Sue Nicholson, its President and CEO, hereinafter sometimes referred to as the “Chamber”.

WITNESETH

Whereas the City of Monroe desires to support services that promote the development and improvement of the City of Monroe; and

Whereas the Monroe Chamber of Commerce has programs which promote opportunities for businesses and local officials to meet and development opportunities for business development;

Whereas the Monroe Chamber of Commerce has programs which facilitate citizens and businesses to come together for employment opportunities in the City of Monroe; and

Whereas the City of Monroe desires to provide support for the programs to be implemented by the Chamber under the terms of this agreement and expects to receive services exceeding the sum paid by the City of Monroe for services rendered hereunder which promotes the general welfare and prosperity of Monroe.

The City of Monroe and the Monroe Chamber of Commerce under the conditions set forth hereinafter do agree as follows:

I. The Chamber agrees to provide the following services, to wit:

1. Periodically coordinate and/or host various events with federal and state officials as it relates to top infrastructure project identified by the City of Monroe;

2. In the event the Chamber host any event, provide the City with ten (10) tickets for such event which could include meetings with Governor Edwards, Senator Cassidy, Senator Kennedy, Louisiana Association of Business and Industry, Public Affairs Research Council, Council for A Better Louisiana, the Northeast Louisiana Legislative Delegation, Northern Exposure and the Speaker of the House and President of the Senate, all of which will provide an arena for the City to hear development plans or areas of concern for the City.

3. Receive and refer inquiries from individuals concerning various City of Monroe services including rental opportunities and/or area economic enhancements.
4. Provide staff services to assist existing businesses that are recruiting new residents to Monroe and assist with retention efforts to ensure these new residents remain in Monroe. The staff assigned to this project shall report directly to the Mayor and the director of Administration for the City of Monroe on an annual basis to report on this endeavor.

5. Provide staff services to attract and expand business opportunities within the City of Monroe. The staff assigned to this project shall report directly to the Mayor and the Director of Administration for the City of Monroe on a quarterly basis with a list of contacts including the type of business, local assistance requirements and expected number of employees if such a venture would succeed.

6. The Monroe Chamber of Commerce will provide all overhead/administrative support consistent with the services referred to herein.

II. The City of Monroe agrees to:

1. Provide $10,000.00 per year to support the services outlined herein by the Monroe Chamber of Commerce for the fiscal year 2021/2022.

III. Reporting: The Monroe Chamber of Commerce will meet quarterly with the Mayor and the Director of Administration to provide an activity report. Said report shall contain a progress report on the deliverables specified herein.

IV. The term of this agreement is for the fiscal year beginning May 1, 2021 and ending April 30, 2022.

Witnesses:

______________________________________
City of Monroe

______________________________________
Stacey Rowell, Director of Administration

Witnesses:

______________________________________
Monroe Chamber of Commerce

______________________________________
Sue Nicholson, President & CEO
RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

The following Resolution was offered by Mr. /Ms. __________ who moved for its adoption and was seconded by Mr. /Ms. ________________.

A RESOLUTION ACCEPTING THE BASE BID OF W.L. BASS CONSTRUCTION, INC., IN THE AMOUNT $73,950.00, FOR THE PARK AVENUE AT ENTERGY SUBSTATION DRAINAGE PROJECT, AND FURTHER AUTHORIZING AN AUTHORIZED CITY REPRESENTATIVE, TO ENTER INTO AND EXECUTE A CONTRACT FOR SAID WORK.

BE IT RESOLVED by the City Council of the City of Monroe, in legal and regular session convened, that the base bid of W. L. Bass Construction, Inc., in the amount of $73,950.00, for the Park Avenue at Entergy Substation Drainage 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 the designations in accordance with state law for sales tax exempt purchases on this project.

BE IT FURTHER RESOLVED that an authorized city representative, be and is authorized and empowered to execute a contract with W. L. Bass Construction, Inc., on behalf of the City of Monroe for said work.

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 ______________, 2021.

__________________________
CHAIRMAN

__________________________
CITY CLERK
April 21, 2021

Ms. Kim Golden
City Engineer
City of Monroe
802 N. 31st Street
Monroe, LA 71203

Re: Entergy Substation Crossdrain

Dear Ms. Golden:

Please find included bid tabs. We have reviewed these and recommend WL Bass be accepted as the low bidder.

We appreciate your business, and should you have any questions or comments, please feel free to contact Hagan Lawrence at 318-388-1422.

Sincerely,

DENMON ENGINEERING COMPANY, INC.

Randy Denmon, P.E., P.L.S.
<table>
<thead>
<tr>
<th>ITEM NO.</th>
<th>DESCRIPTION OF ITEM</th>
<th>QUANTITY AND UNITS</th>
<th>W. L. BASS CONSTRUCTION, INC.</th>
<th>WOMACK AND SONS CONSTRUCTION GROUP, LLC</th>
<th>AMETHYST CONSTRUCTION, INC.</th>
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<tr>
<td>201-01-00100</td>
<td>Clearing &amp; Grubbing</td>
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<td>$4,000.00</td>
<td>$2,000.00</td>
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<td>202-01-00100</td>
<td>Removal of Structures and Obstructions</td>
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<td>$1,000.00</td>
<td>$6,400.00</td>
<td>$22,000.00</td>
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<td>202-02-38500</td>
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<td></td>
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TOTAL BASE BID AS TENDERED BY ABOVE COST EXTENSIONS: $73,950.00, $82,700.00, $98,040.00

TOTAL BASE BID AS TENDERED ON BID DATE: $73,950.00, $82,700.00, $98,040.00

CERTIFIED CORRECT: RANDY A. DENMON, P.E.
RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

The following Resolution was offered by Mr. /Ms. ________________ who moved for its adoption and was seconded by Mr. /Ms. ________________.

A RESOLUTION AUTHORIZING AN AUTHORIZED CITY REPRESENTATIVE TO ADVERTISE FOR BIDS ON THE FORSYTHE BOAT RAMP AND PARKING LOT IMPROVEMENTS PROJECT. THE ESTIMATED COST OF THIS PROJECT IS $406,388.95. THE DBE GOAL IS 8.52% AND SOURCE OF FUNDS CAPITAL INFRASTRUCTURE SALES TAX REVENUE FUNDS.

BE IT RESOLVED by the City Council of the City of Monroe, in legal and regular session convened, that an authorized City representative, be and is hereby authorized to advertise for bids on the Forsythe Boat Ramp & Parking Lot Improvements Project, for an estimated cost of $406,388.95.

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

BE IT FURTHER RESOLVED that said Preliminary Cost Estimate is attached hereto and made a part hereof.

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 ______________, 2021.

_______________________
CHAIRMAN

_______________________
CITY CLERK
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<tr>
<th>ITEM NO.</th>
<th>DESCRIPTION</th>
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<th>PRICE</th>
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<td>4</td>
<td>concrete</td>
<td>200</td>
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<td>$60000.00</td>
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Subtotal: $81,000.00
Grand Total: $81,000.00
RESOLUTION

STATE OF LOUISIANA

CITY OF MONROE

The following Resolution was offered by Mr./Ms. ____________ who moved for its adoption and was seconded by Mr. /Ms. ________________.

A RESOLUTION AUTHORIZING AN AUTHORIZED CITY REPRESENTATIVE, TO ENTER INTO AND EXECUTE A PROFESSIONAL SERVICES AGREEMENT WITH ARCADIS U.S., INC., TO PROVIDE ENGINEERING AND OTHER PROFESSIONAL SERVICES FOR THE TEXAS STANDIFER GRAVITY SANITARY SEWER IMPROVEMENTS PROJECT AND FURTHER PROVIDING WITH RESPECT THERETO.

BE IT RESOLVED by the City Council of the City of Monroe, in legal and regular session convened, that an authorized City representative, be and is hereby authorized to enter into and execute a professional services agreement with Arcadis U.S., Inc., to provide engineering and other professional services for the Texas Standifer Gravity Sanitary Sewer Improvements project.

BE IT FURTHER RESOLVED that said proposal for professional services is attached hereto and made a part hereof.

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 ____________, 2021.

CHAIRMAN

CITY CLERK
RESOLUTION

STATE OF LOUISIANA
CITY OF MONROE

The following Resolution was offered by Mr./Ms.________________________, who moved for its adoption and was seconded by Mr. /Ms. ________________________.

A RESOLUTION AUTHORIZING AN AUTHORIZED CITY REPRESENTATIVE, TO ENTER INTO AND EXECUTE A CONTRACT WITH HUVAL, TO PROVIDE PROFESSIONAL SERVICES FOR BRIDGE INSPECTIONS AND FURTHER PROVIDING WITH RESPECT THERETO.

__________________________________________

BE IT RESOLVED by the City Council of the City of Monroe, in legal and regular session convened, that an authorized City representative, be and is hereby authorized to enter into and execute a contract with Huval to provide Professional Services for bridge inspections and other professional services related to city bridges and to the LaDOTD Off System Bridge Program.

BE IT FURTHER RESOLVED that said contract renewal is attached hereto and made a part hereof.

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 ________________, 2021.

__________________________________________
CHAIRMAN

__________________________________________
CITY CLERK
The following ordinance (the "Bond Ordinance"), having been previously introduced on
_______, 2021 and a public hearing having been held thereon on _________, 2021 was offered
for adoption by ___________________ and seconded by ___________________:

ORDINANCE NO. _______

AN ORDINANCE AUTHORIZING ISSUANCE, SALE AND DELIVERY OF
SALES TAX REVENUE REFUNDING BONDS, SERIES 2021, OF THE CITY
OF MONROE, STATE OF LOUISIANA, ALL IN THE MANNER PROVIDED
FOR BY TITLE 39 OF THE LOUISIANA REVISED STATUTES OF 1950, AS
AMENDED, AND OTHER CONSTITUTIONAL AND STATUTORY
AUTHORITY SUPPLEMENTAL THERETO; AND PROVIDING FOR
OTHER MATTERS IN CONNECTION THEREWITH.

WHEREAS, the City of Monroe, State of Louisiana (the "City" or "Issuer") has levied its
one percent (1%) sales and use tax upon the sale at retail, the use, the lease or rental, the
consumption or storage for use or consumption of tangible personal property and on sales of services
in the City (the "Tax"), at an election held on November 8, 1994 and duly approved by a majority of
the qualified electors voting at said election was as follows:

CITY OF MONROE SALES TAX PROPOSITION

SUMMARY: TO AUTHORIZE A 1% SALES TAX FOR 10 YEARS FOR THE
PURPOSE OF CONSTRUCTING, PAVING AND IMPROVING PUBLIC
STREETS IN THE CITY, INCLUDING UTILITIES RELOCATION AND
INCIDENTAL SEWER AND DRAINAGE WORK REQUIRED THEREBY, WITH
THE SELECTION AND PRIORITY OF SPECIFIC PROJECTS TO BE
DETERMINED IN ACCORDANCE WITH THE PAVING MANAGEMENT
PROGRAM APPROVED BY THE CITY ON SEPTEMBER 16, 1994, INCLUDING
THE FUNDING OF THE SALES TAX INTO BONDS FOR SUCH PURPOSE,
WITH THE AUTHORIZATION OF THE SALES TAX TO ABATE THE LEVY
OF A 2.33 MILLS TAX FOR STREETS.

Shall the City of Monroe, State of Louisiana (the "City"), under the provisions of
Article VI, Section 29 of the Constitution of the State of Louisiana of 1974, and other
constitutional and statutory authority, be authorized to levy and collect a tax of one
percent (1%) (the "Tax") upon the sale at retail the use, the lease or rental, the
consumption, and storage for use or consumption, of tangible personal property and
on sales of services in the City, all as defined in La. R.S. 47:301 through La. R.S. 47:317, for a period of ten (10) years from the date of the first levy of the Tax, with the proceeds of the Tax (after paying the reasonable and necessary costs and expenses of collecting and administering the Tax), to be deposited in the City’s general fund as required by law and dedicated and used solely for the purpose of constructing, paving and improving public streets in the City, including utilities relocation and incidental sewer and drainage work required thereby, with the selection and priority of specific projects to be determined in accordance with the Paving Management Program approved by the City on September 16, 1994, and shall the City be authorized to fund the proceeds of the Tax into bonds or other indebtedness from time to time for such purpose, to the extent and in the manner permitted by the laws of the State of Louisiana, including particularly Sub-Part F, Part III, Chapter 4, Title 39 of the Louisiana Revised Statutes of 1950, and other authority supplemental thereto, with the authorization of the Tax to abate the levy of the 2.33 mills tax for streets

WHEREAS, the Tax was renewed, extended, and rededicated by the voters of the City for an additional twenty-five (25) years at an election held by the Issuer, on Saturday, May 5, 2001 (the "2001 Tax" together with the 1994 Tax the "Tax"), and the proposition which was submitted at said election and duly approved by a majority of the qualified electors voting at said election was as follows:

CITY OF MONROE PROPOSITION
(1% SALES TAX CONTINUATION AND REDEDICATION)

SUMMARY: 1% SALES TAX CONTINUATION FOR 25 YEARS AND REDEDICATION OF THE PROCEEDS FOR REIMBURSING LOANS FROM THE GENERAL FUND TO THE SEWER FUND AND CONSTRUCTING, ACQUIRING, EXTENDING, IMPROVING AND MAINTAINING (i) SEWERS AND SEWERAGE DISPOSAL WORKS, (ii) WATERWORKS IMPROVEMENTS AND FACILITIES, (iii) STREETS AND BRIDGES, (iv) DRAINS AND DRAINAGE FACILITIES, (v) POLICE STATIONS, (vi) FIRE STATIONS, TRUCKS AND APPARATUS AND (vii) PUBLIC BUILDINGS AND FACILITIES.

Shall the City of Monroe, State of Louisiana (the "City") be authorized to continue to levy and collect a tax of one percent (1%) (the "Tax"), previously authorized at an election held on November 8, 1994, for an additional period of twenty-five (25) years commencing January 1, 2005, upon the sale at retail, the use, the lease or rental, the consumption, and storage for use or consumption, of tangible personal property and on sales of services in the City, all as defined in La. R.S. 47:301 through La. R.S. 47:317, inclusive, with the proceeds of the Tax heretofore or hereafter collected (after paying the reasonable and necessary costs and expenses of collecting and administering the Tax), to be rededicated and used for the purposes of reimbursing
loans from the general fund to the sewer fund and constructing, acquiring, extending, improving and maintaining (i) sewers and sewerage disposal works, (ii) waterworks improvements and facilities, (iii) streets and bridges, (iv) drains and drainage facilities, (v) police stations (vi) fire stations, trucks and apparatus and (vii) public buildings and facilities (including acquiring all necessary land, equipment and furnishings for any of said public works, improvements and facilities, and utilities relocation related thereto), and shall the City be further authorized to fund the proceeds of the Tax into bonds from time to time for any of said capital improvements, to the extent and in the manner permitted by the laws of Louisiana, including Sub-Part F, Part III, Chapter 4, Title 39 of the Louisiana Revised Statutes of 1950?; and

WHEREAS, the Issuer previously issued its: (i) Sales Tax Revenue Bonds, Series 2006, in the original principal amount of $3,000,000; and (ii) Sales Tax Refunding Bonds, Series 2012, issued in the original principal amount of $16,860,000, specifically the 2022 through 2027 maturities thereof (collectively, the "Refunded Bonds"). The Refunded Bonds are secured by and payable from a pledge and assignment of the net avails or proceeds of the Tax, after the reasonable and necessary costs and expenses of the collection and administration thereof have been paid therefrom (the "Net Revenues"); and

WHEREAS, in order to provide debt service reduction and/or cash flow savings to the Issuer, the City Council, acting as the governing authority (the "Governing Authority") of the Issuer, desires to refund the Refunded Bonds pursuant to the provisions of Chapter 39, Section 501, et seq of the Louisiana Revised Statutes of 1950 (The Consolidated Local Government Public Finance Act), including provisions related to the refunding of bonds under Section 531 thereof (La. R.S. 39:531) as amended (together the "Refunding Act") and other constitutional and statutory authority; and

WHEREAS, pursuant to the Refunding Act and by the authority granted by the Louisiana State Bond Commission (the "Bond Commission") the Governing Authority of the Issuer, desires to issue Eleven Million Nine Hundred Ten Thousand Dollars ($11,910,000) Sales Tax Revenue Refunding Bonds, Series 2021 (the "Bonds"), in the manner authorized and provided for by the Refunding Act for the purposes of: (i) providing for a current refunding of the Refunded Bonds; and (ii) paying the costs of issuance of the Bonds (collectively, the "Refunding"); and
WHEREAS, the Issuer previously issued its: (i) Sales Tax Revenue Bonds, Series 2009, in the original principal amount of $14,000,000 (the "Series 2009 Bonds"); (ii) Sales Tax Refunding Bonds, Series 2011, in the original principal amount of $9,580,000 (the "Series 2011 Bonds"); (iii) Sales Tax Refunding Bonds, Series 2011A, in the original principal amount of $14,690,000 (the "Series 2011A Bonds"); (iv) Taxable Sales Tax Revenue Bonds, Series 2013, in the original principal amount of $11,700,000 (the "Series 2013 Bonds"); (v) Sales Tax Revenue and Refunding Bonds, Series 2017 (the "Series 2017 Bonds") and the July 1, 2021 maturity of the Sales Tax Refunding Bonds, Series 2012 (the "Unrefunded Series 2012 Bonds", and together with the Series 2009 Bonds, the Series 2011 Bonds, the Series 2011A Bonds, the Series 2013 Bonds and the Series 2017 Bonds, the "Outstanding Parity Bonds"), which are secured by and payable from the Net Revenues. Additionally, the Issuer has issued its Sales Tax Refunding Bonds, Series 2012A, in the original principal amount of $32,000,000 (the "Series 2012A"), which are secured by and payable from the Net Revenues on a subordinate basis; and

WHEREAS, the Bonds will be special and limited revenue obligations of the Issuer secured by and payable from a pledge and assignment of the Net Revenues on a parity with the Outstanding Parity Bonds, and any future obligations issued on a pari passu basis and secured by a pledge of the Tax; and

WHEREAS, it is now desired to fix the details necessary with respect to the issuance of the Bonds, and to provide for the authorization and issuance thereof, as hereinafter provided; and

NOW, THEREFORE, BE IT ORDAINED by the Governing Authority of the Issuer, that:

ARTICLE I
DEFINITIONS AND INTERPRETATION

SECTION 1.1. Definitions. As used herein, the following terms used herein shall have the following meanings hereto, unless the context otherwise requires:
"Additional Parity Bonds" shall mean any pari passu indebtedness hereafter issued on a parity basis with the Bonds and the Outstanding Parity Bonds with respect to the Net Revenues in accordance Section 3.6 hereto.

"Authorized Denominations" shall mean for the Bonds, minimum denominations of $100,000 and increments of $5,000 thereafter.

"Bank Bond Purchase Agreement" shall mean any Bank Bond Purchase Agreement by and between the Issuer and the Purchaser.

"Bond" or "Bonds" shall mean the Eleven Million Nine Hundred Ten Thousand Dollars ($11,910,000) original principal amount of the Issuer authorized to be issued pursuant to this Bond Ordinance as the same may be amended from time to time, whether initially delivered or issued in exchange for, upon transfer of, or in lieu of any Bonds previously issued.

"Bond Counsel" shall mean Boles Shafto, LLC, Monroe, Louisiana, as bond counsel, and their successors, or such other nationally recognized bond counsel as may be selected by the City and acceptable to the Issuer.

"Bond Holder" or "Registered Owner" or "Owner" when used with respect to any Bond, shall mean the Person in whose name such Bond is registered in the Bond Register maintained by the Paying Agent.

"Bond Ordinance" shall mean this ordinance, as further amended and supplemented as herein provided.

"Bond Register" shall mean the records kept by the Paying Agent at its principal corporate trust office in which the registration of the Bonds and transfer of the Bonds shall be made as provided herein.
"Bond Year" shall mean a year commencing on July 2 and ending on July 1 of the following year, provided, however, that the first Bond Year shall mean a year commencing on the Issuance Date and ending on July 1, 2021.

"Business Day" shall mean a day of the year other than a day on which banks located in New York, New York and the cities in which the principal offices of the Paying Agent are located are required or authorized to remain closed and on which the New York Stock Exchange is closed.

"Code" shall mean the Internal Revenue Code of 1986, as amended.

"Costs of Issuance" shall mean all items of expense, directly or indirectly payable or reimbursable and related to the authorization, sale and issuance of the Bonds, including but not limited to printing costs, costs of preparation and reproduction of documents, filing and recording fees, initial fees and charges of any fiduciary, legal fees and charges, fees and charges for the preparation and distribution of a preliminary official statement and official statement, fees and disbursements of consultants and professionals, including Municipal Advisors, costs of credit ratings, fees and charges for preparation, execution, transportation and safekeeping of the Bonds, and any other cost, charge or fee paid or payable by the Issuer in connection with the original issuance of the Bonds.

"Default" means any Event of Default or any event or condition which, with the passage of time or giving of notice or both, would constitute an Event of Default.

"Default Rate" shall mean 3% above the current interest rate on the Bonds.

"Debt Service" for any period shall mean, as of the date of calculation, an amount equal to the sum of (i) interest payable during such period on Bonds and (ii) the principal amount of Bonds which mature during such period.

"Debt Service Fund" shall mean the Series 2021 Debt Service Fund created and established in Article VI hereof.
"Defeasance Obligations" shall mean

(a) Cash, or

(b) Government Securities, or

(c) Evidences of ownership of proportionate interests in future interest and principal payments of Government Securities. Investments in such proportionate interests must be limited to circumstances wherein (i) a bank or trust company acts as custodian and holds the underlying Government Securities; (ii) the owner of the investment is the real party in interest and has the right to proceed directly and individually against the obligor of the underlying Government Securities; and (iii) the underlying Government Securities are held in a special account separate from the custodian's general assets, and are not available to satisfy any claim of the custodian, any person claiming through the custodian, or any person to whom the custodian may be obligated.

"Escrow Agent" shall mean initially Regions Bank, Baton Rouge, Louisiana, until a successor Escrow Agent shall have become such pursuant to the applicable provisions of this Bond Ordinance, and thereafter "Escrow Agent" shall mean such successor Escrow Agent.

"Events of Default" shall have the meaning set forth in Section 6.1 hereof.

"Executive Officers" shall mean, collectively, the Mayor and the Clerk of the Issuer.


"Fiscal Agent Bank" shall mean the fiscal agent bank of the Issuer and any successor Fiscal Agent Bank so appointed by the Issuer.
"Fiscal Year" shall mean the one-year period commencing on May 1 of each year, or such other one year period as may be designated by the Governing Authority as the fiscal year of the Issuer.

"Governing Authority" shall mean the Mayor and City Council of the Issuer.

"Government Securities" shall mean direct general obligations of, or obligations the principal of and interest on which are unconditionally guaranteed by, the United States of America, which may be United States Treasury Obligations such as the State and Local Government Series and may be in book-entry form.

"Interest Payment Date" shall mean each July 1 and January 1, or if any July 1 or January 1 is not a Business Day, to the next succeeding Business Day, commencing July 1, 2021.

"Issuance Date" shall mean the date the Bonds are delivered to the purchaser(s) thereof.

"Issuer" or "City" shall mean the City of Monroe, Louisiana.

"Net Revenues" shall mean the Tax Revenues after payment of the reasonable and necessary costs and expenses of collecting and administering the Tax.


"Paying Agent Agreement" shall mean the agreement to be entered into between the Issuer and the Paying Agent pursuant to this Bond Ordinance.

"Placement Agent" shall mean Crew and Associates, Little Rock, Arkansas.
"Person" shall mean any individual, corporation, partnership, joint venture, association, limited liability company, trust, unincorporated organization, or government or any agency or political subdivision thereof.

"Principal Payment Date" shall mean July 1 of each year, commencing July 1, 2021.

"Proceeds" or "Bond Proceeds" shall mean the revenues derived by the City from the sale of the Bonds.

"Proceeds Fund" shall mean the Series 2021 Proceeds Fund created and established in Article V hereof.

"Purchaser" shall mean with respect to the Bonds, Key Government Finance, Inc., the initial purchaser of the Bonds from the Issuer.

"Qualified Investments" means the following, provided that the same are at the time legal for investment of the Issuer’s funds:

(a) Government Securities, including obligations of any of the Federal agencies set forth in clause (ii) below to the extent unconditionally guaranteed by the United States of America, and CATS, TIGRS and/or STRIPS;

(b) direct obligations and fully guaranteed certificates of beneficial interest of the Export-Import Bank of the United States; senior debt obligations of the Federal Home Loan Banks; debentures of the Federal Housing Administration; guaranteed mortgage-backed bonds and guaranteed pass-through obligations of the Government National Mortgage Corporation; guaranteed Title XI financings of the U.S. Maritime Administration; mortgage-backed securities and senior debt obligations of the Federal National Mortgage Association; and participation certificates and senior debt
obligations of the Federal Home Loan Mortgage Corporation (collectively, "Agency Obligations");

(c) certificates of deposit, savings accounts, deposit accounts or money market deposits of any bank or trust company organized under the laws of the State or any national banking association having its principal office in the State which has a combined capital surplus and undivided profit of not less than [three million dollars ($3,000,000)] (including the Paying Agent) which are fully insured by the Federal Deposit Insurance Corporation or fully collateralized in the manner provided by Louisiana law;

(d) general obligation bonds or other direct obligations of any state or a political subdivision or public corporation of any state, the interest on which is exempt from federal income taxes, provided that such bonds are rated at the time the investment is made by Moody’s Investors Service and Standard & Poor’s Corporation in one of the two highest rating categories; and

(e) money market funds registered under the Federal Investment Company Act of 1940, whose shares are registered under the Federal Securities Act of 1933, and having a rating of S&P of AAAm-G; AAm; or AAm.

"Record Date" shall mean, with respect to an Interest Payment Date and Principal Payment Date, the close of business on the fifteenth day of the calendar month next preceding such respective Interest Payment Date or Principal Payment Date.

"Redemption Price" shall mean, when used with respect to a Bond, the principal amount thereof plus the applicable premium, if any, payable upon redemption thereof pursuant to this Bond Ordinance.
"Refunding" shall mean (i) currently refunding the Refunded Bonds, through the issuance of Eleven Million Nine Hundred Ten Thousand Dollars ($11,910,000) of Sales Tax Revenue Refunding Bonds, Series 2021; and (ii) paying the costs of issuance of the Bonds.

"Refunding Act" shall mean the applicable provisions of Chapter 39, Section 501 et seq of the Louisiana Revised Statutes of 1950, including the provisions related to the refunding of bonds under Section 531 thereof La. R.S. 39:531, as amended.

"Sales Tax Fund" shall mean the 2001 Sales Tax Bond Fund created by the 2001 Sales Tax bond ordinance and referenced in Section 6.1 hereof.

"State" shall mean the State of Louisiana.

"Subordinate Bonds" shall mean the Series 2012A Bonds.

"Tax" shall mean the one percent (1%) sales and use tax approved by the voters of the City on November 8, 1994 and May 5, 2001.

"Tax Revenues" shall mean all revenues to be derived by the Issuer from the Tax, including earnings thereon while such funds are on deposit in the Sales Tax Fund.

SECTION 1.2. Interpretation. In this Bond Ordinance, unless the context otherwise requires, (a) words importing the singular include the plural and vice versa, (b) words of the masculine gender shall be deemed and construed to include correlative words of the feminine and neuter genders and (c) the title of the offices used in this Bond Ordinance shall be deemed to include any other title by which such office shall be known under any subsequently adopted charter.
ARTICLE II
AUTHORIZATION AND ISSUANCE OF BONDS

SECTION 2.1. Authorization of Bonds. Pursuant to the provisions of this Bond Ordinance and the Refunding Act, approval by the Bond Commission and other constitutional and statutory authority, there is hereby authorized the incurring of an indebtedness of Eleven Million Nine Hundred Ten Thousand Dollars ($11,910,000) Sales Tax Refunding Bonds, Series 2021 (the "Bonds"), for, on behalf of and in the name of the Issuer, for the purposes of: (i) refunding the Refunded Bonds, and (ii) paying the costs of issuance of the Bonds.

The Bonds shall bear interest at a rate of 1.076% per centum per annum.

The Bonds will be issued on parity as to security and source of payment with the Outstanding Parity Bonds and will be senior to the Subordinate Bonds. This Bond Ordinance provides for and creates a continuing lien to secure the full and final payment of the principal of redemption, premium, as set forth herein, and interest on all Bonds.

The Bonds shall not constitute an indebtedness or pledge of the general credit of the Issuer within the meaning of any constitutional or statutory provision relating to the incurring of indebtedness, and each Bond shall contain a recital to that effect.

SECTION 2.2. Bond Ordinance to Constitute Contract. In consideration of the purchase and acceptance of the Bonds by Purchaser, the provisions of this Bond Ordinance shall be a part of the contract of the Issuer with the Purchaser of the Bonds and shall be deemed to be and shall constitute a contract between the Issuer and the Purchaser from time to time of the Bonds. The provisions, covenants and agreements herein set forth to be performed by or on behalf of the Issuer shall be for the equal benefit, protection and security of the Owners of any and all of the Bonds, each of which Bonds, regardless of the time or times of its issue or maturity, shall be of equal rank without preference, priority or distinction over any other thereof except as expressly provided in this Bond Ordinance.

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SECTION 2.3. Pledge Effectuated by this Bond Ordinance. There are hereby irrevocably and irrepealably pledged and dedicated in an amount sufficient for the payment of the Bonds in principal and interest as they shall respectively become due and payable, and for the other purposes herein set forth, the Tax Revenues, subject only to the payment of the reasonable and necessary costs and expenses of collecting and administering the Tax. It is the intention of the Issuer that, to the fullest extent permitted by law, including, but not limited to the Refunding Act, this pledge shall be valid and binding from the time when it is made, that the Tax Revenues so pledged and then or thereafter received by the Issuer shall immediately be subject to the lien of such pledge without any physical delivery or further act, and that the lien of such pledge and the obligation to perform the contractual provisions herein contained shall have priority over any or all other obligations and liabilities of the Issuer, with the exception only of the payment of the reasonable and necessary costs and expenses of collecting and administering the Tax, and that this pledge shall be valid and binding as against all parties having claims of any kind in tort, contract or otherwise against the Issuer, irrespective of whether such parties have notice thereof. Said Tax Revenues shall be set aside in the Sales Tax Fund and shall be and remain pledged for the security and payment of the Bonds in principal and interest, and for all other payments provided for in, or contemplated by, this Bond Ordinance until the Bonds shall have been fully paid and discharged.

The Issuer, by proper ordinances, hereby obligates itself to continue to impose and collect the Tax, and further obligates itself not to discontinue or decrease or permit to be discontinued or decreased such Tax in anticipation of the collection of which the Bonds are to be issued, nor in any way make any change which would diminish the amount of the Tax Revenues to be received by the Issuer until all of the Bonds payable therefrom are satisfied and fully discharged.

SECTION 2.4. Form of Bonds. The Bonds shall be in substantially the form set forth in Exhibit "A" hereto, with such necessary or appropriate variations, omissions and insertions as are required or permitted by the Refunding Act and this Bond Ordinance as well as any changes required by Bond Counsel.

SECTION 2.5. Denominations, Dates, Maturities and Interest. The Bonds shall initially be issued in form of a single term bond numbered R-1 in Authorized Denominations and shall be
dated the date of delivery thereof, shall bear interest from date thereof on a 30/360 basis or the most recent Interest Payment Date to which interest has been paid or duly provided for, payable on July 1, 2021, and semiannual thereafter on January 1 and July 1 of each year. The Bonds shall be issued initially in the form of one (1) Term Bond in the full principal amount at the interest rate per annum as follows:

<table>
<thead>
<tr>
<th>Par Amount</th>
<th>Interest Rate</th>
<th>Maturity</th>
</tr>
</thead>
<tbody>
<tr>
<td>$11,910,000</td>
<td>1.076%</td>
<td>July 1, 2027</td>
</tr>
</tbody>
</table>

Upon the occurrence of a payment Event of Default, the delinquent amount shall bear interest at the Default Rate during the time that such Event of Default continues to exist. If such Event of Default exists for a period in excess of 90 days, the entire principal amount of the Bond shall bear interest at the Default Rate until such Event of Default is cured.

**SECTION 2.5. Method and Place of Payment.** The principal and interest on the Bonds shall be payable in lawful money of the United States of America. Such amounts shall be paid by the Paying Agent on the applicable Payment Dates, by wire by the Paying Agent to the Purchaser on the applicable Record Date pursuant to wire instructions provided by the Purchaser.

**SECTION 2.6. Issuance of Refunding and Additional Parity Bonds.** The Issuer shall issue no other refunding bonds or Additional Parity Bonds of any kind or nature payable from or enjoying a lien on the Net Revenues having priority over or parity with the Bonds except that Additional Parity Bonds may hereafter be issued on a parity basis with the Bonds under the following conditions:

(a) The Bonds herein authorized or any part thereof, including the interest thereon, may be refunded, and the refunding bonds so issued shall enjoy complete equality of lien with the portion of the bonds which is not refunded, if there be any, and the refunding bonds shall continue to enjoy whatever priority of lien over subsequent issues may have been enjoyed by the bonds refunded; provided, however, that if only a portion of the bonds outstanding is so refunded and the refunding bonds require total principal and interest payments during any year in excess of the principal and interest which would have been required in such year to pay the bonds refunded
thereby, then such bonds may not be refunded without the consent of the Owner of the unrefunded portion of the bonds issued hereunder (provided such consent shall not be required if such refunding bonds meet the requirements set forth in clause 2 of this Section).

(b) Additional Parity Bonds may be issued on and enjoy a full and complete parity with the Bonds with respect to the Net Revenues, provided if the average annual revenues derived by the Tax for the two completed Fiscal Years immediately preceding the issuance of the Additional Parity Bonds must have been not less than 135% the maximum annual debt service on the Bonds, any Outstanding Parity Bonds, and the proposed Additional Parity Bonds, secured by the Tax.

(c) Junior and subordinate bonds may be issued without restriction.

(d) The Issuer must be in full compliance with all covenants and undertakings in connection with the Bonds and there must be no delinquencies in payments required to be made in connection therewith.

The Issuer represents covenants and agrees that, upon issuance of the Bonds, there shall be no other obligations of the Issuer having a lien on Net Revenues senior in right or priority of payment to the rights and priorities benefiting the Bonds. The Issuer shall not hereafter issue any bonds having a lien prior to the lien benefiting the Bonds and shall take no action that would impair the rights of holder of Bonds to the Net Revenues and any other security pledged hereunder, except as provided in Section 2.6 hereof, and shall use its best efforts to protect and maintain the pledge contained in Section 2.3 of this Bond Ordinance.

SECTION 2.7. Execution of the Bonds,

(a) Unless otherwise prescribed by any amendment of or supplement to this Bond Ordinance, the Bonds shall be executed in the name of and on behalf of the Issuer by
the Authorized Officers and the seal of the Issuer shall be impressed or reproduced thereon. Such officers may employ facsimiles of their signatures.

(b) In case any officer whose signature or facsimile signature shall appear on the Bonds shall cease to be such officer before the delivery of any Bond, such signatures or such facsimiles shall nevertheless be valid and sufficient for all purposes, the same as if such officer had remained in office.

SECTION 2.8. Security for Payment of Bonds. The Bonds shall be payable from, and shall be secured by a pledge of, and a lien upon, the Net Revenues.

SECTION 2.9. Regularity of Proceedings. The Governing Authority, having investigated the regularity of the proceedings had in connection with the issuance of the Bonds, and having determined the same to be regular, each of the Bonds shall contain the following recital, to-wit:

"It is certified that this bond is authorized by and is issued in conformity with the requirements of the Constitution and statutes of this State."

ARTICLE III
OPTIONAL REDEMPTION

SECTION 3.1. Redemption of Bonds.

The principal installments of the Bonds are subject to optional redemption in whole, but not in part, prior to their stated maturity dates, subject to a redemption price as follows:

<table>
<thead>
<tr>
<th>Date of Redemption</th>
<th>Redemption Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>Prior to June 2, 2026</td>
<td>102.5%</td>
</tr>
<tr>
<td>From and after June 2, 2026</td>
<td>100.0%</td>
</tr>
</tbody>
</table>
The principal installments on the Bonds are subject to mandatory sinking fund redemption on each July 1 as detailed below.

<table>
<thead>
<tr>
<th>Date (July 1)</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>2021</td>
<td>$280,000</td>
</tr>
<tr>
<td>2022</td>
<td>1,960,000</td>
</tr>
<tr>
<td>2023</td>
<td>1,995,000</td>
</tr>
<tr>
<td>2024</td>
<td>2,025,000</td>
</tr>
<tr>
<td>2025</td>
<td>1,945,000</td>
</tr>
<tr>
<td>2026</td>
<td>1,855,000</td>
</tr>
<tr>
<td>2027</td>
<td>1,850,000</td>
</tr>
</tbody>
</table>

ARTICLE IV
APPLICATION OF PROCEEDS

SECTION 4.1. Application of Bond Proceeds. On the Issuance Date, the purchase price of the Bonds will be paid by the Purchaser to the Issuer by delivery to the Paying Agent. On the Issuance Date, the net proceeds of the sale of the Bonds shall be deposited into a special fund designated the "Series 2021 Sales Tax Revenue Refunding Bonds Proceeds Fund" (the "Proceeds Fund") for use by the Paying Agent for the purpose of refunding the Refunded Bonds and paying the Costs of Issuance and no further authority shall be necessary for the expenditure of such funds for such purposes, the procedures for which shall be more fully described in the Paying Agent Agreement.

ARTICLE V
FLOW OF FUNDS

SECTION 5.1. Flow of Funds. In order that the principal of and the interest on the Bonds and the Outstanding Parity Bonds will be paid in accordance with their terms and for the other objects and purposes hereinafter provided, the Issuer covenants as follows: all of the avails or proceeds derived from the levy and collection of the Tax shall continue to be deposited daily as the same may be collected in a separate and special bank account maintained with the regularly designated fiscal agent of the Issuer and designated as the "2001 Sales Tax Bond Fund" (the "Sales Tax Fund"). The Sales Tax Fund shall constitute a dedicated fund of the Issuer, from which appropriations and expenditures by the Issuer shall be made solely for the purposes designated in the
proposition authorizing the levy of the Tax. Out of the funds on deposit in the Sales Tax Fund, the Issuer shall first pay all reasonable and necessary costs and expenses of collection and administration of the Tax. After payment of such costs and expenses, then the remaining Net Revenues shall be administered and used in the following order of priority and for the following express purposes:

(a) The "Series 2021 Sales Tax Debt Service Fund" (the "Debt Service Fund"), is hereby established and to be maintained and held by the fiscal agent of the Issuer, sufficient in amount to pay promptly and fully the principal of and the interest on the Bonds by transferring from the Sales Tax Fund to the Debt Service Fund, monthly in advance on or before the 20th day of each month of each year, a sum equal to one-sixth (1/6) of the interest falling due on the next Interest Payment Date and one-twelfth (1/12) of the principal falling due on the next principal payment date, together with such additional proportionate sum as may be required to pay said principal and interest as the same respectively become due. Issuer shall transfer from the Debt Service Fund to the Paying Agent, at least three (3) days in advance of the date on which payment of principal or interest falls due, immediately available funds fully sufficient to pay promptly the principal and interest so falling due on such date.

(b) All or any part of the moneys in the Sales Tax Fund, or the Debt Service Fund shall at the written request of the Governing Authority be invested in Qualified Investments maturing in five (5) years or less, in which event all income derived from such investments shall be added to the Sales Tax Fund, and such investments shall, to the extent at any time necessary, be liquidated and the proceeds thereof applied to the purposes for which the Sales Tax Fund has been created.

(c) Any moneys remaining in the Sales Tax Fund on the 20th day of each month in excess of all reasonable and necessary expenses of collection and administration of the Tax and after making the required payments into the Debt Service Fund for the current month and for prior months during which the required payments may not have been made, shall be considered as surplus. Such surplus may be used by the Issuer for any of the purposes for which the Tax is authorized or for the purpose of
retiring Bonds in advance of their maturities, either by purchase of Bonds then outstanding at prices not greater than the then redemption prices of said Bonds, or by redeeming such Bonds the prices and in the manner set forth in this Bond Ordinance.

(d) The Purchaser hereby waives any claim to any existing reserve fund associated with the Outstanding Parity bonds or any future Additional Parity Bonds.

ARTICLE VI
EVENTS OF DEFAULT

SECTION 6.1. Events of Default/Remedies. The occurrence of one or more of the following events shall be an Event of Default under this Bond Resolution and under the Bonds:

(a) if default shall be made in the due and punctual payment of the principal of any Bond when and as the same shall become due and payable, whether at maturity or otherwise; or

(b) if default shall be made in the due and punctual payment of any installment of interest on any Bond when and as such interest installment shall become due and payable; or

(c) if default shall be made by the Issuer in the performance or observance of any other of the covenants, agreements or conditions on its part in this Bond Ordinance, any supplemental resolution or in the Bonds contained and such default shall continue for a period of thirty (30) days after written notice thereof to the Issuer by the Owners of not less than 25% of the Bonds outstanding; or

(d) any representation or warranty of the Issuer herein or in any document executed and delivered in connection herewith proves to be untrue or false in any material respect; or
(e) if the Issuer shall file a petition or otherwise seek relief under any federal or State bankruptcy law or similar law.

Upon the happening and continuance of any Event of Default, the Owners of the Bonds shall be entitled to exercise all rights and powers for which provision is made in the Refunding Act or in any provision of applicable law.

SECTION VII.
MISCELLANEOUS

SECTION 7.1. Purpose of Covenants in Prior Bond Ordinances and this Bond Ordinance. Except as provided for in Section 5.1(d) above, every covenant, undertaking and agreement made on behalf of the Issuer, as set forth in any prior sales tax bond ordinances and in this Bond Ordinance is made, undertaken and agreed to, for the proper securing of the payment of the principal of and interest on the Bonds.

SECTION 7.2. Effect of Invalidity of Provisions of this Bond Ordinance. If any section, paragraph, clause or provision of this Bond Ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Bond Ordinance.

SECTION 7.3. No Recourse on Bonds. No recourse shall be had for the payment of the principal of or interest on the Bonds or for any claim based thereon or on this Bond Ordinance against any elected official or officer of the Issuer or any person executing the Bonds.

SECTION 7.4. Discharge of Bond Resolution. If the Issuer shall pay or cause to be paid, or there shall be paid to the Owner(s) of all outstanding Bonds, the principal (and redemption price) of and interest on the Bonds, at the times and in the manner stipulated in this Bond Resolution, then the pledge of the Net Revenues of the Tax or any other money, securities, and funds pledged under this Bond Resolution and all covenants, agreements, and other obligations of the Issuer to the Lender
of Bonds shall thereupon cease, terminate, and become void and be discharged and satisfied, and the Paying Agent shall pay over or deliver all money held by it under this Bond Resolution to the Issuer.

SECTION 7.5. **Defeasance.** Bonds or interest installments for the payment of which money shall have been set aside and shall be held in trust (through deposit by the Issuer of funds for such payment or otherwise) at the maturity date thereof shall be deemed to have been paid within the meaning and with the effect expressed above in this section. Bonds shall be deemed to have been paid, prior to their maturity, within the meaning and with the effect expressed above in this Section if there shall have been deposited in trust either money in an amount which shall be sufficient, or other Defeasance Obligations the principal of and the interest on which when due will provide money which, together with the money, if any, deposited in trust with the Paying Agent at the same time, shall be sufficient to pay when due the principal of, premium, if any, and interest to become due on such Bonds on and prior to the stated maturity all as confirmed in a verification report issued by an independent certified public accountant. Neither Defeasance Obligations nor money deposited in trust pursuant to this Section, nor principal or interest payments on any such Defeasance Obligations, shall be withdrawn or used for any such purpose other than, and shall be held in trust for, the payment of the principal of and interest on such Bonds. Any cash received from such principal of and interest on such investment securities deposited in trust, if not needed for such purpose, shall, to the extent practicable, be reinvested in Defeasance Obligations (which may be non-interest bearing) maturing at times and in amounts sufficient to pay when due the principal, premium, if any, and interest on such Bonds on and prior to the maturity thereof, and interest earned from such reinvestments shall be paid over to the Issuer as received by the depositary, free and clear of any trust, lien, or pledge. Any payment for Defeasance Obligations purchased for the purpose of reinvestment as aforesaid shall be made only against delivery of such Defeasance Obligations.

SECTION 7.6. **Bonds are not "Bank-Qualified".** The Bonds are not designated as "qualified tax-exempt obligations" within the meaning of Section 265(b)(3) of the Code.

SECTION 7.7. **Privately Negotiated Loan.** The Issuer acknowledges and agrees that the Purchaser is purchasing the Bonds as evidence of a privately negotiated loan and in that connection the Bond shall not be (i) assigned a separate rating by any municipal securities rating agency, (ii)
registered with The Depository Trust Company or any other securities depository, (iii) issued pursuant to any type of offering document or official statement or (iv) assigned a CUSIP number by Standard & Poor’s CUSIP Service.

SECTION 7.8. Publication of this Bond Ordinance. A copy of this Bond Ordinance shall be published immediately after its adoption in one issue of the official journal of the Issuer, as soon as possible after its adoption.

SECTION 7.9. Repealing Clause. All ordinances, or parts thereof, inconsistent herewith are hereby repealed to the extent of such inconsistencies.

SECTION 7.10. Amendment. Any amendment, modification and/or waiver of this Bond Ordinance will require the consent in writing by the Purchaser.

SECTION 7.11. Waiver. No consent or waiver, expressed or implied, to or of any breach or default in the performance of any obligation under this Bond Ordinance shall constitute a consent or waiver to or of any other breach or default in the performance of the same or any other obligation.

SECTION 7.12. A Financial Statement. The Issuer shall provide to the Purchaser or its permitted assigns with, or post to EMMA, the annual audited financial statement of the Issuer and its operating statistics, within 270 days of Issuer’s fiscal year end. Issuer shall provide any other financial reports as Purchaser may reasonably request.
This Bond Ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS:
NAYS:
ABSTAIN:
ABSENT:
And the Bond Ordinance was declared adopted, on this, the ___ day of _________, 2021.

CITY OF MONROE,
STATE OF LOUISIANA

______________________, Chairman

ATTEST:

_____________________
Carolus S. Riley, Clerk

RETURNED APPROVED ON:

_____________, 2021

_____________________
Friday Ellis, Mayor
THE BONDS ARE NOT BEING REGISTERED UNDER THE SECURITIES ACT OF 1933 AND ARE NOT BEING REGISTERED OR OTHERWISE QUALIFIED FOR SALE UNDER THE "BLUE SKY" LAWS AND REGULATIONS OF ANY STATE, WILL NOT BE LISTED ON ANY STOCK OR OTHER SECURITIES EXCHANGE, WILL CARRY NO RATING FROM ANY RATING SERVICE, AND WILL NOT BE READILY MARKETABLE.

UNITED STATES OF AMERICA
STATE OF LOUISIANA
PARISH OF OUACHITA

SALES TAX REVENUE REFUNDING BOND, SERIES 2021

OF

CITY OF MONROE, STATE OF LOUISIANA

<table>
<thead>
<tr>
<th>Bond Number</th>
<th>Bond Date</th>
<th>Interest Rate</th>
<th>Principal Amount</th>
<th>Maturity Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>R-1</td>
<td>June 10, 2021</td>
<td>1.076%</td>
<td>$11,910,000</td>
<td>July 1, 2027</td>
</tr>
</tbody>
</table>

FOR VALUE RECEIVED, City of Monroe, State of Louisiana (the "City"), hereby promises to pay (but only from the sources hereinafter described) to:

REGISTERED OWNER: Key Government Finance, Inc.
1000 S. McCaslin Boulevard
Superior, CO 80027

or registered assigns noted on the registration records held by the Clerk (hereinafter defined), the Principal Amount set forth above, together with interest thereon from the Bond Date set forth above or the most recent interest payment date to which interest has been paid or duly provided for. This Bond shall bear interest, payable semi-annually on January 1 and July 1 of each year, commencing July 1, 2021 (each, an "Interest Payment Date"), at the Interest Rate shown above, said interest to be calculated on the basis of a 360-day year consisting of twelve 30-day months. The principal of this Bond shall mature on July 1, 2027, and the City shall make scheduled principal and interest payments on this Bond as set forth on Schedule I, attached hereto and made part hereof.

The principal installments of this Bond are subject to optional redemption, in whole, but not in part prior to their stated maturity dates at the redemption price set forth as follows:

<table>
<thead>
<tr>
<th>Date of Redemption</th>
<th>Redemption Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>Prior to June 2, 2026</td>
<td>102.5%</td>
</tr>
<tr>
<td>From and after June 2, 2026</td>
<td>100.0%</td>
</tr>
</tbody>
</table>
The principal installments on the Bonds are subject to mandatory sinking fund redemption on each July 1 as detailed below.

<table>
<thead>
<tr>
<th>Date</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>2021</td>
<td>$280,000</td>
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<tr>
<td>2026</td>
<td>1,855,000</td>
</tr>
<tr>
<td>2027</td>
<td>1,850,000</td>
</tr>
</tbody>
</table>

Capitalized terms used in this Bond, if not defined herein, shall have the meaning ascribed to such terms as set forth in the Bond Ordinance (defined below).

The City shall cause to be kept at the office of its Clerk, in the City of Monroe, State of Louisiana (the "Clerk"), a register in which registration of this Bond and of transfer of this Bond shall be made as provided herein and in the Bond Ordinance (hereinafter defined). This Bond may be transferred, registered and assigned only on such registration records of the Clerk, and such registration shall be at the expense of the City.

The principal and interest on this Bond shall be payable by wire to the registered owner of this Bond (determined as of the Interest Payment Date) pursuant to wire instructions provided by the registered owner of this Bond, provided that payment of the final installment of principal on this Bond shall be made only upon presentation and surrender of this Bond to the Paying Agent.

This Bond represents the entire issue of bonds of the City designated "Sales Tax Revenue Refunding Bonds, Series 2021" aggregating in principal the sum of Eleven Million, Nine Hundred Ten Thousand Dollars ($11,915,000) (the "Bonds"), having been issued by the City pursuant to an ordinance adopted by its governing authority on __________, 2021 (the "Bond Ordinance"), for the purposes of refunding the Refunded Bonds, and paying the costs of issuance of the Bonds, under the authority conferred Sections 501 et seq of Title 39, of the Louisiana Revised Statutes of 1950 (the "Refunding Act"), the Bond Commission and other constitutional and statutory authority supplemental thereto, pursuant to all requirements therein specified.

THIS BOND CONSTITUTES A BORROWING SOLELY UPON THE CREDIT OF THE TAX REVENUES RECEIVED BY THE ISSUER AND DOES NOT CONSTITUTE AN INDEBTEDNESS OR PLEDGE OF THE GENERAL CREDIT OF THE ISSUER WITHIN THE MEANING OF ANY CONSTITUTIONAL OR STATUTORY PROVISIONS RELATING TO THE INCURRING OF INDEBTEDNESS.

This Bond is secured and payable solely from and secured by an irrevocable pledge and dedication in an amount sufficient for the payment of the Bonds in principal and interest as they shall respectively become due and payable, and for the other purposes herein set forth, the revenues to be derived by the Issuer from the one percent (1%) sales and use tax approved by the voters of the City on November 8, 1994 and May 5, 2001 (the "Tax"), including earnings thereon while such funds are on deposit in the 2001 Sales Tax Bond Fund (the "Sales Tax Fund") created by Section 10 of the ordinance adopted by the city council of the Issuer on June 26, 2001, as amended by additional bond
ordinances, subject only to the payment of the reasonable and necessary costs and expenses of collecting and administering the Tax. It is the intention of the Issuer that, to the fullest extent permitted by law, including, but not limited to the Refunding Act, this pledge shall be valid and binding from the time when it is made, that the revenues of the Tax so pledged (the "Tax Revenues") and then or thereafter received by the Issuer shall immediately be subject to the lien of such pledge without any physical delivery or further act, and that the lien of such pledge and the obligation to perform the contractual provisions herein contained shall have priority over any or all other obligations and liabilities of the Issuer, with the exception only of the payment of the reasonable and necessary costs and expenses of collecting and administering the Tax, and that this pledge shall be valid and binding as against all parties having claims of any kind in tort, contract or otherwise against the Issuer, irrespective of whether such parties have notice thereof. Said Tax Revenues shall be set aside in the Sales Tax Fund and shall be and remain pledged for the security and payment of the Bonds in principal and interest, and for all other payments provided for in, or contemplated by, the Bond Ordinance until the Bonds shall have been fully paid and discharged.

The City, through its governing authority, is obligated to continue to levy and collect the Tax for the full period of its authorization and is further obligated not to discontinue or decrease or permit to be discontinued or decreased the Tax, nor in any way make any change in the allocation and dedication of the proceeds of the Tax which would diminish the amount of the revenues to be received by the City from the Tax until all of the Bonds have been paid as to both principal and interest, except as required by law.

For a more complete statement of the revenues from which and conditions under which this Bond is payable, and the general covenants and provisions pursuant to which this Bond is issued, and the conditions under which additional bonds may be issued on a parity with this Bond, reference is hereby made to the Bond Ordinance.

This Bond shall not be valid or become obligatory for any purpose or be entitled to any security or benefit under the Bond Ordinance until the certificate of registration hereon shall have been signed by the Clerk.

It is certified that this Bond is authorized by and is issued in conformity with the requirements of the Constitution and statutes of this State. It is further certified, recited and declared that all acts, conditions and things required to exist, to happen and to be performed precedent to and in the issuance of the Bonds necessary to constitute the same legal, binding and valid obligations of the City have existed, have happened and have been performed in due time, form and manner as required by law, and that the indebtedness of the City, including the Bonds, does not exceed any limitation prescribed by the Constitution and statutes of the State of Louisiana, and that the Bonds shall not be invalid for any irregularity or defect in the proceedings for the issuance and sale thereof.

[THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]
IN WITNESS WHEREOF, we, the Mayor and the Clerk of the City of Monroe, State of Louisiana, have caused this Bond to be executed in its name by our signatures.

CITY OF MONROE,  
STATE OF LOUISIANA

Carolus S. Riley, Clerk  
Friday Ellis, Mayor

CERTIFICATE OF REGISTRATION

This Bond is the Bond referred to in the within mentioned Bond Ordinance.

Registrar, Clerk City of Monroe

By: ____________________________

Carolus S. Riley, Clerk

Registration Date: June 10, 2021
ASSIGNMENT

FOR VALUE RECEIVED, the undersigned hereby sells, assigns and transfers unto
________________________ the within bond and all rights thereunder, and hereby irrevocably
constitutes and appoints ______________________ attorney or agent to transfer the within
bond on the books kept for registration thereof with full power of substitution in the premises.
Dated: ______________________

________________________

NOTICE: The signature to this assignment must correspond with the name as it appears upon the face
of the within bond in every particular, without alteration, enlargement or any change whatsoever.

Signature Guaranteed:

________________________

NOTICE: Signature(s) must be guaranteed
by a member firm of the New York Stock
Exchange or a commercial bank or trust company.

LEGAL OPINION CERTIFICATE

I, the undersigned Clerk of the City of Monroe, the governing authority of the City of
Monroe, State of Louisiana, do hereby certify that the attached is a true copy of the complete legal
opinion of Boles Shafto, LLC, Bond Counsel, the original of which was manually executed, dated
and issued as of the date of payment for and delivery of the original bonds of the issue described
therein and was delivered to Key Government Finance, Inc., representing the original purchaser
thereof. I further certify that an executed copy of the above legal opinion is on file in my office.

________________________
Carolus S. Riley, Clerk

EXHIBIT A - 5
STATE OF LOUISIANA
PARISH OF OUACHITA

I, the undersigned Clerk of the City Council (the "Governing Authority"), the governing authority of the City of Monroe, State of Louisiana (the "Issuer"), do hereby certify that the foregoing pages constitute a true and correct copy of:

AN ORDINANCE AUTHORIZING ISSUANCE, SALE AND DELIVERY OF SALES TAX REVENUE REFUNDING BONDS, SERIES 2021, OF THE CITY OF MONROE, STATE OF LOUISIANA, ALL IN THE MANNER PROVIDED FOR BY TITLE 39 OF THE LOUISIANA REVISED STATUTES OF 1950, AS AMENDED, AND OTHER CONSTITUTIONAL AND STATUTORY AUTHORITY SUPPLEMENTAL THERETO; AND PROVIDING FOR OTHER MATTERS IN CONNECTION THEREWITH.

IN FAITH WHEREOF, witness my official signature on this, the ____ day of _____, 2021.

______________________________
Carolus S. Riley, Clerk
ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

The following Ordinance was introduced by Mr. ____________ who moved for its adoption and was seconded by Mr. ____________:

ORDINANCE ADOPTING THE AUTHORIZED MILLAGE RATE(S) AND PROVIDING FOR THE LEVYING OF SPECIAL AND GENERAL TAXES FOR THE CITY OF MONROE FOR THE YEAR 2021:

BE IT RESOLVED, that the following millage(s) are hereby levied on the 2021 tax roll on all property subject to taxation by the City of Monroe:

<table>
<thead>
<tr>
<th>MILLAGE</th>
<th>10.490 mills</th>
</tr>
</thead>
<tbody>
<tr>
<td>General Alimony</td>
<td>1.070 mills</td>
</tr>
<tr>
<td>Safety Services</td>
<td>1.880 mills</td>
</tr>
<tr>
<td>Recreation Facilities</td>
<td>1.500 mills</td>
</tr>
<tr>
<td>Police Department</td>
<td>1.500 mills</td>
</tr>
<tr>
<td>Fire Department</td>
<td>2.500 mills</td>
</tr>
<tr>
<td>LA Purchase Gardens &amp; Zoo</td>
<td>1.310 mills</td>
</tr>
<tr>
<td>Civic Center Complex</td>
<td>3.260 mills</td>
</tr>
<tr>
<td>Drainage Facilities</td>
<td>1.010 mills</td>
</tr>
<tr>
<td>Capital Improvements</td>
<td>27.020 mills</td>
</tr>
<tr>
<td>TOTAL</td>
<td></td>
</tr>
</tbody>
</table>

BE IT FURTHER RESOLVED that the proper administrative officials of the Parish of Ouachita, State of Louisiana, be and they are hereby empowered, authorized, and directed to spread said taxes, as hereinabove set forth, upon the assessment roll of said Parish for the year 2021, and to make the collection of the taxes imposed for and on behalf of the taxing authority, according to law, and that the taxes herein levied shall become a permanent lien and privilege on all property subject to taxation as herein set forth, and collection thereof shall be enforceable in the manner provided by law.

THIS ORDINANCE WAS INTRODUCED on the _____ day of ____________, 2021.

NOTICE PUBLISHED on the _____ day of ____________, 2021.

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

YEAS:

NAYS:

ABSTAINED:

ABSENT:

And the Ordinance was declared adopted on the _____ day of ____________, 2021.

______________________________
Chairman

_____________________________________
City Clerk

_____________________________________
Mayor’s Approval

_____________________________________
Mayor’s Veto
ORDINANCE

STATE OF LOUISIANA

CITY OF MONROE

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

AN ORDINANCE AMENDING CHAPTER 10.5 SECTION 23 OF THE MONROE CITY CODE ENTITLED ELECTRONIC VIDEO BINGO MACHINES AND FURTHER PROVIDING WITH RESPECT THERETO:

WHEREAS, the current Monroe City Code of Ordinances contains Chapter 10.5 Section 23 entitled "Electronic Video Bingo Machines;"

WHEREAS, the current provisions contained in Chapter 10.5 Section 23 have been authorized by Louisiana State Law and were recently amended, and therefore the old provisions have become outdated by the revision by the state legislature; and

WHEREAS, Chapter 10.5 Section 23 subsections (j) and (k) entitled "Electronic Video Bingo Machines" need to be amended.

NOW THEREFORE, it is hereby ordained that Chapter 10.5 Section 23 entitled "Electronic Video Bingo Machines" of the Monroe City Code is hereby amended and enacted as follows:

CHAPTER 10.5 CHARITABLE RAFFLES, BINGO AND ELECTRONIC VIDEO BINGO

Sec. 10.5-23. - Electronic video bingo machines.

***

(j) Sessions. A session represents electronic video bingo games played within a time limit not to exceed eight (8) hours within a minimum of twelve (12) hours between sessions. Sessions are limited to not more than one session per day per EVBL. Notwithstanding any provisions contained in any resolution to the contrary, all types of bingo sessions may be allowed to the extent and at the times allowed for electronic video bingo.

(k) Net proceeds. For purpose of this chapter, the term "net win" shall mean the sum obtained by subtracting total coins in minus the total amount paid out on ticket vouchers tendered for cash money, less charity payments. Twenty (20) per cent of the net win from each electronic video bingo machine shall be paid as an assessment or tax owed the city. The tax or assessment owed to the city shall be determined on a monthly basis owed and becomes due on the first day of the month that follows the previous month of operations. Taxes or assessments that are not paid to the city by the fifth day of the month in which they become due shall incur a penalty of two (2) per cent per month until paid in.

***

This Ordinance was introduced on the ____ day of ________________, 2021.

Notice published on the ____ day of ________________, 2021.
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 ______ day of ________, 2021.

__________________________
CHAIRMAN

__________________________
CITY CLERK

__________________________
MAYOR'S APPROVAL

__________________________
MAYOR'S VETO
- Sec. 10.5-23. - Electronic video bingo machines.

(a) Permitted at licensed locations. It shall be lawful for any bona fide nonprofit board, association, corporation or other organization domiciled in this state and qualified with the United States Internal Revenue Service for an exemption from federal income tax under section 501(c)(3), (4), (5), (6), (7), (8), (10) or (19) of the Internal Revenue Code of 1986 (as amended) or organizations authorized under R.S. 4:703, possessing a current, valid city and state bingo permit, to use electronic video bingo machine or machines authorized pursuant to R.S. 4:701 et seq. at licensed locations for electronic video bingo, and the leasing or placement of such machines from state approved (as defined below) distributors/suppliers shall also be lawful. Any state approved distributor/supplier of such equipment for use in the conduct of any games of chance authorized under this chapter and under the provisions of R.S. 4:726 shall submit a permit application to the office of the city clerk. "State approved" as used in this chapter shall mean a person or entity specifically licensed or otherwise approved by the state in accordance with R.S. 4:701 et seq.

(b) Application for license.

(1) Each state approved manufacturer or distributor, each organization or private contractor qualified to conduct games as authorized under this chapter, and each commercial lessor leasing a premises to a licensee for conducting such bingo, within the city shall apply for and obtain, on an annual basis, an electronic video bingo license (EVBL) from the city.

(2) Every bona fide veteran's, charitable, educational, religious, or fraternal organization, civic, service club and carnival organization seeking an EVBL that desires to sponsor or conduct fund raising events using an electronic video bingo machine or machines shall apply for and obtain an EVBL from the city. Such application, shall be in the form prescribed by the office of city clerk, duly executed and verified, shall state the name and address of the applicant, together with such information required by R.S. 4:708, including but not limited to the place or places, the date or dates, and time or times when such electronic video bingo machine or machines are intended to be used by the applicant or operated by the EVBL, under the license applied for. The majority of the organization's charity work shall be done within the city.

(c) Term of license or permit. EVBLs issued by the city shall be effective each year from the period of January 1 through December 31 of the same year. Fees for a partial calendar year shall not be prorated.

(d) License processing fee.

(1) An annual nonrefundable fee of two hundred fifty dollars ($250.00) shall be paid to the city to defray the costs of reviewing and processing an application for licensing a manufacturer, distributor, operator or commercial lessor.
(2) EVBLs that seek a charitable organization permit shall pay a nonrefundable fee of ten dollars ($10.00). This fee shall be in addition to occupational license fees that may be owed the city.

(e) Machine permit fee. An annual permit fee of ten dollars ($10.00) for each machine to be permitted shall be paid to the city and be included with the application or renewal application.

(f) Quarterly statement. Not later than twenty (20) days after January 1, April 1, July 1, and October 1, of each year, each EVBL operator shall furnish the city sworn (notarized) and verified statement indicating total payment, cash or coins in, credits played, credits won and credits paid.

(g) Maximum number of machines permitted. No one site used by a EVBL under this chapter shall have more than thirty-five (35) electronic video bingo machines in such licensed location.

(h) Locations. The operation of electronic video bingo machines as authorized by this chapter shall not be allowed on any property zoned residential or in any location other than those specifically prescribed by the city zoning ordinances. Unless otherwise specified by the mayor and city council, the operation of any electronic video bingo machines by EVBL operators shall only occur on premises by licensed approved commercial lessors.

(i) Commercial lessors. It shall be unlawful to have more than eight (8) licensed locations utilized by commercial lessors within the city. The site of the bingo hall currently operating at 3000 DeSiard Street, Monroe, Louisiana will be entitled to one commercial lessor license and WhiteCo Gaming LLC, having presented their letter of intent to apply for a commercial lessor license to the clerk of council of the city, will be entitled to two (2) commercial lessor licenses if an EVBL is sought by each lessor within sixty (60) days from the effective date of this section. Notwithstanding the initial limitation of eight (8) commercial lessor sites, the council, upon recommendation of the mayor, may allow additional locations if determined feasible from information submitted by the division of administration of the city.

(j) Sessions. A session represents electronic video bingo game played within a time limit not to exceed eighty-eight (88) hours within a minimum of twelve (12) hours between sessions. Sessions are limited to not more than one session per day per EVBL. No EVBL shall be permitted to operate electronic video bingo games for more than fifteen (15) days in any calendar month. Notwithstanding any provisions contained in any resolution to the contrary, all types of bingo sessions may be allowed to the extent and at the times allowed for electronic video bingo.

(k) Net proceeds. For purpose of this chapter, the term "net win" shall mean the sum obtained by subtracting total coins in minus the total amount paid out on ticket vouchers tendered for cash money, less charity payments. Twenty (20) per cent of the net win from each electronic video bingo machine shall be paid as an assessment or tax owed the city. The tax or assessment owed to the city shall be determined on a monthly basis owed and becomes due on the first day of the month that follows the previous month of operations. Taxes or assessments that are not paid to the city by the fifth day of the month in which they become due shall incur a penalty of two (2) per cent per month until paid in.
(l) **General.** Except as specifically provided with respect to electronic video bingo, other requirements and penalties relating to bingo, keno, and raffles shall apply to the operation of electronic video bingo machines. To the extent that any of this section is in conflict with any other section(s) of this chapter, the provisions of the section shall control.

(m) **Louisiana statutory provisions.** Where any provisions hereof conflict with the provisions of R.S. 4:701 et seq., the applicable provisions of such state law (including provisions contained in the Louisiana Administrative Code promulgated pursuant thereto) shall govern. Each EVBL shall meet all requirements of state law regarding the state licensure of such EVBL, the operation of electronic bingo games and the use of electronic video bingo machines.

(Ord. No. 10,711, 6-12-07; Ord. No. 10,792, 3-25-08; Ord. No. 11,936, 6-11-19)

**Sec. 10-9 - Destruction of property: erection of fences.**
ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

The following Ordinance was offered by Mr./Ms. ____________ who moved for its adoption and was seconded by Mr./Ms. ____________:

AN ORDINANCE AUTHORIZING THE CITY OF MONROE TO TAKE CORPOREAL POSSESSION OF THE PROPERTY DESCRIBED BELOW AND SELL TO CHARLES WILSON, JR. ALL RIGHTS, TITLE, AND INTEREST THAT THE CITY MAY HAVE ACQUIRED TO THE LOT 4, SQUARE 3, EDWARDS ADDITION, OUACHITA PARISH, 2806 COOLIDGE ST., DISTRICT 3, MONROE, LA, BY ADJUDICATION AT TAX SALE DATED JULY 1, 2011, AND FURTHER WITH RESPECT THERETO

WHEREAS, the property described as follows, to-wit:

Lot 4, Square 3, Edwards Addition
2806 Coolidge St.
District 3
Ouachita Parish, Monroe, Louisiana
Parcel #44922

was adjudicated to the City of Monroe, Louisiana for non-payment of 2010 Ad Valorem Taxes by Adjudication Deed dated and filed July 1, 2011 in Conveyance Book 2254 at page 271 of the Records of Ouachita Parish, Louisiana and adjudicated to the City of Monroe, Louisiana. The 2010 Ad Valorem Taxes forming the basis for the described adjudication was validly assessed by the City of Monroe against Salley Coleman Est., Cheryl Minor, Jessie Thomas, Mary C. King, Clarence Davenport and Evelyn Henry Johnson, and

WHEREAS, the City of Monroe has made efforts to contact Salley Coleman Est., Cheryl Minor, Jessie Thomas, Mary C. King, Clarence Davenport and Evelyn Henry Johnson by registered mail and notification published in the News Star with response from some they did not wish to redeem and no response from others, and

WHEREAS, Charles Wilson, Jr. 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 cost associated with the transfer of the property by the City of Monroe to the named entity. Charles Wilson, Jr. has paid One Thousand Eight Hundred and 10/100 ($1,800.10) which includes One Thousand One Hundred Ninety-three and 35/100 ($1,193.35) in City and Parish taxes. The remainder is 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 Salley Coleman Est., Cheryl Minor, Jessie Thomas, Mary C. King, Clarence Davenport and Evelyn Henry Johnson with response from some they do not want to redeem and no response from others; the City of Monroe desires to sell to Charles Wilson, Jr. the property described as follows:

Lot 4, Square 3, Edwards Addition
2806 Coolidge St.
District 3
Ouachita Parish, Monroe, Louisiana
Parcel #44922

ORDINANCE INTRODUCED on the ___ day of May 2021.

NOTICE PUBLISHED on the ___ day of ____________, 2021.

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

AYES:

NAYS:

ABSENT:
And the Ordinance was declared ADOPTED on the ___ day of ___________, 2021.

__________________________
CHAIRMAN

__________________________
CITY CLERK

__________________________
MAYOR'S APPROVAL

__________________________
MAYOR'S VETO
ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. ____________

The following Ordinance was offered by Mr./Ms. _______________, who moved for its adoption and was seconded by Mr./Ms. _________________:

AN ORDINANCE AUTHORIZING THE CITY OF MONROE TO TAKE CORPOREAL POSSESSION OF THE PROPERTY DESCRIBED BELOW AND SELL TO SHIRLEY DUNN ALL RIGHTS, TITLE, AND INTEREST THAT THE CITY MAY HAVE ACQUIRED TO THE LOT 14, SQUARE 95, D. A. BREARD SR.'S ADDITION, OUACHITA PARISH, 1515 BREARD ST., DISTRICT 3, MONROE, LA, BY ADJUDICATION AT TAX SALE DATED AUGUST 1, 2014, AND FURTHER WITH RESPECT THERETO

WHEREAS the property described as follows, to-wit:

Lot 14, Square 95, D. A. Breard Sr.'s Addition
1515 Breard St.
District 3
Ouachita Parish, Monroe, Louisiana
Parcel #68030

was adjudicated to the City of Monroe, Louisiana for non-payment of 2013 Ad Valorem Taxes by Adjudication Deed dated and filed August 1, 2014 in Conveyance Book 2380 at page 754 of the Records of Ouachita Parish, Louisiana and adjudicated to the City of Monroe, Louisiana. The 2013 Ad Valorem Taxes forming the basis for the described adjudication was validly assessed by the City of Monroe against Rodrick Banks, and

WHEREAS, the City of Monroe has made efforts to contact Rodrick Banks by registered mail and notification published in the News Star with no response, and

WHEREAS, Shirley Dunn 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 cost associated with the transfer of the property by the City of Monroe to the named entity. Shirley Dunn has paid One Thousand Six Hundred Forty-eight and 45/100 ($1,648.45) which includes One Thousand Thirty-One and 70/100 ($1,031.70) in City and Parish taxes. The remainder is 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 Rodrick Banks with no response; the City of Monroe desires to sell to Shirley Dunn the property described as follows:

Lot 14, Square 95, D. A. Breard Sr.'s Addition
1515 Breard St.
District 3
Ouachita Parish, Monroe, Louisiana
Parcel #68030

ORDINANCE INTRODUCED on the ____ day of May 2021.

NOTICE PUBLISHED on the _____ day of ______________, 2021.

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

AYES:

NAYS:

ABSENT:
And the Ordinance was declared **ADOPTED** on the ____ day of ___________, 2021.

________________________
CHAIRMAN

________________________
CITY CLERK

________________________
MAYOR'S APPROVAL

________________________
MAYOR'S VETO
ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. __________________

The following Ordinance was offered by Mr. ________________, who moved for its adoption and was seconded by Mr. ________________:

AN ORDINANCE ADOPTING AND AMENDING THE ZONING MAP FOR THE CITY OF MONROE, LOUISIANA

WHEREAS, the City Council of the City of Monroe has held its Public Hearing with respect to the following proposed Zoning Map Amendment, to-wit:

An amendment to the Zoning Map to rezone a ±9-acre tract of land located in Ouachita Parish from B-3, General Business/Commercial to B-1, Neighborhood Mixed Use District in order for the applicant to be able to develop the area with residential lots and a commercial strip.

301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition as per plat on file and of record in Plat Book 1, Page 41, in the Clerk’s Office, Ouachita Parish Courthouse, Monroe, Louisiana, and including the alleyways within Square 27 and Square 28 and including all of Pear Street lying north of Plum Street and west of Florida Street, Monroe, Ouachita Parish Louisiana.)

APPLICANT: Cedrick Hemphill, (MA 102-21)

WHEREAS, the City Council has further considered the report of the Monroe Planning Commission recommending approval, on a 5-0-1 vote. The applicant wishes to develop this vacant property in part for single family housing and a commercial strip mall. The B-3, General Business/Commercial District does not allow for both these uses. The B-1, Neighborhood Mixed-Use District is the appropriate zoning district for this development.

NOW, THEREFORE:

BE IT ORDAINED by the City Council of the City of Monroe, Louisiana in legal session convened that the Zoning Map of the City of Monroe and the boundaries thereof which map is described in Section 37-34 of the City of Monroe Comprehensive Zoning Ordinance and which map shown the Zoning Districts and Boundaries thereof, be and the same are hereby amended to zone the ±9 acres previously described to B-1,
Neighborhood Mixed-Use District as shown on the map which is attached hereto and made a part thereof and which is adopted as the new Zoning Map of the City of Monroe.

This ordinance was INTRODUCED on the 11th day of May 2021.

NOTICE PUBLISHED on the ___________ day of ________ 2021.

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

AYES:

NAYS:

ABSENT:

And the Ordinance was declared ADOPTED on the ___________ day of ________ 2021.

__________________________
CHAIRMAN

__________________________
CITY CLERK

__________________________
MAYOR'S APPROVAL

__________________________
MAYOR'S VETO
City of Monroe
Planning Commission

Case No.: MA 102-21
Name of Applicant: Cedrick Hemphill
Address of Property: 301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition.)
Size of Property: 4±9 acres
Present Zoning: B-3, General Business/Commercial
Proposed Zoning: B-1, Neighborhood Mixed Use District
Council District: 4
Future Land Use: Commercial Urban
Consistent to the Comprehensive Plan: Yes

REQUEST: A request to rezone 301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition) from B-3, General Business/Commercial District to B-1, Neighborhood Mixed Use District.

PRESENT USE: Vacant land

MOST NEARLY BOUNDED BY (STREETS): North of Plum Street; south of Peach Street; east of Railway Avenue and west of Florida Street.

SURROUNDING LAND USES: The surrounding land use consists of residential to the west, east and south; mixture of commercial and residential to the north. There is a railroad yard and Mid-South Extrusion to the southwest.

ADVERSE INFLUENCES:

POSITIVE INFLUENCES: The change in zoning will allow for additional residential and commercial development. This is a mixed-use development.

COMMENTS/RECOMMENDATIONS:

The applicant wishes to construct single-family housing as well as a commercial development (strip mall) on this property. The property is presently zoned B-3, General Business/Commercial. This zoning designation allows for various commercial uses and does not allow for residential. Therefore, the applicant would like to rezone this property from B-3, General Business/Commercial to B-1, Neighborhood Mixed-Use District. The area is predominantly residential with a sprinkling of commercial.
This property is made up of various lots within Squares 27 and 28. The property will need to be resubdivided in order to develop both the commercial strip and the residential lots. There is also a street shown on the plat of the proposed development that will have to be approved and accepted by City Council. The commercial strip will need to go through a Site Plan Review. There are several alleys and a street right-of-way that will need to be revoked.

The Future Land Use Classification for this area is Commercial Urban. These are predominately commercial areas with access to arterial roads and highways that serve the City of Monroe as well as the surrounding areas, and include large mixed-use developments, large retail and shopping centers, restaurants, and entertainment establishments.

The Planning Commission and the City Council shall consider the following criteria in approving or denying a map amendment:

a. The proposed map amendment is consistent with the pertinent elements of the City of Monroe Comprehensive Plan and any other adopted plans.

b. The proposed map amendment is consistent with the adjacent zoning classifications and uses.

c. The proposed map amendment will reinforce the existing or planned character of the neighborhood and the City.

d. The site is appropriate for the development allowed in the proposed district.

e. There are substantial reasons why the property cannot be used according to existing zoning.

f. Public facilities and services including schools, roads, recreation facilities, wastewater treatment, water supply, storm water management, police and fire are adequate for the development allowed in the proposed district.

g. The map amendment will not substantially or permanently injure the appropriate use of adjacent conforming properties.

Effect of Denial

The denial of a map amendment application shall ban the subsequent application for the same or similar use at the same location for a period of twelve (12) months.

OPTIONS:

- Approve the applicant’s request as presented.
- Deny the applicant’s request as presented.
PUBLIC HEARING
CITY OF MONROE ZONING COMMISSION
May 3, 2021 CITY HALL MONROE, LOUISIANA
RE: MA 102-21 APPLICANT: Cedrick Hemphill

MOTIONED BY: Mr. Charles Scott
SECONDED BY: Rev. Teriitra Thomas

I move that the Monroe Planning Commission advise the City Council that after a Public Hearing the Commission finds that changing conditions in the area are sufficient to justify the rezoning of 301 Plum Street (All of Square 27 and Square 28 of Ouachita Mills Second Addition) from B-3, General Business/Commercial to B-1, Neighborhood Mixed Use District.

There was a majority vote of 5-0-1 for approval by the Planning Commission.
City of Monroe
Planning Commission

Case No.: MA 102-21
Name of Applicant: Cedrick Hemphill
Address of Property: 301 Plum Street (All of Square 27 and Square 28 of Osachita Mills Second Addition.)
Size of Property: ±9 acres
Present Zoning: B-3, General Business/Commercial
Proposed Zoning: B-1, Neighborhood Mixed Use District
Council District: 4
Future Land Use: Commercial Urban
Consistent to the Comprehensive Plan: Yes

REQUEST: A request to rezone 301 Plum Street (All of Square 27 and Square 28 of Osachita Mills Second Addition) from B-3, General Business/Commercial District to B-1, Neighborhood Mixed Use District.

PRESENT USE: Vacant land

MOST NEARLY BOUNDED BY (STREETS): North of Plum Street; south of Peach Street; east of Railway Avenue and west of Florida Street.

SURROUNDING LAND USES: The surrounding land use consists of residential to the west, east and south; mixture of commercial and residential to the north. There is a railroad yard and Mid-South Extrusion to the southwest.

ADVERSE INFLUENCES: 

POSITIVE INFLUENCES: The change in zoning will allow for additional residential and commercial development. This is a mixed-use development.

COMMENTS/RECOMMENDATIONS:

The applicant wishes to construct single-family housing as well as a commercial development (strip mall) on this property. The property is presently zoned B-3, General Business/Commercial. This zoning designation allows for various commercial uses and does not allow for residential. Therefore, the applicant would like to rezone this property from B-3, General Business/Commercial to B-1, Neighborhood Mixed-Use District. The area is predominantly residential with a sprinkling of commercial.
This property is made up of various lots within Squares 27 and 28. The property will need to be resubdivided in order to develop both the commercial strip and the residential lots. There is also a street shown on the plat of the proposed development that will have to be approved and accepted by City Council. The commercial strip will need to go through a Site Plan Review. There are several alleyways and a street right-of-way that will need to be revoked.

The **Future Land Use Classification** for this area is **Commercial Urban**. These are predominately commercial areas with access to arterial roads and highways that serve the City of Monroe as well as the surrounding areas, and include large mixed-use developments, large retail and shopping centers, restaurants, and entertainment establishments.

The **Planning Commission** and the **City Council** shall consider the following criteria in approving or denying a map amendment:

a. The proposed map amendment is consistent with the pertinent elements of the **City of Monroe Comprehensive Plan** and any other adopted plans.

b. The proposed map amendment is consistent with the adjacent zoning classifications and uses.

c. The proposed map amendment will reinforce the existing or planned character of the neighborhood and the City.

d. The site is appropriate for the development allowed in the proposed district.

e. There are substantial reasons why the property cannot be used according to existing zoning.

f. Public facilities and services including schools, roads, recreation facilities, wastewater treatment, water supply, storm water management, police and fire are adequate for the development allowed in the proposed district.

g. The map amendment will not substantially or permanently injure the appropriate use of adjacent conforming properties.

**Effect of Denial**

The denial of a map amendment application shall ban the subsequent application for the same or similar use at the same location for a period of twelve (12) months.

**OPTIONS:**

- Approve the applicant’s request as presented.
- Deny the applicant’s request as presented.
ORDINANCE

STATE OF LOUISIANA
CITY OF MONROE

NO. ________________

The following Ordinance was offered by Mr. __________________: who moved for its adoption and was seconded by Mr. __________________:

AN ORDINANCE CONTRACTING THE BOUNDARIES OF THE CITY OF MONROE, LOUISIANA, PROVIDING FOR THE RECORDATION OF THE ENTIRE BOUNDARY AS AMENDED: ESTABLISHING THE EFFECTIVE DATE THEREOF, AND PROVIDING FURTHER WITH RESPECT THERETO:

WHEREAS, a petition has been filed by the City of Monroe regarding the hereinafter described property requesting that the City Council contract the boundaries of the City of Monroe, Louisiana, to exclude said property within said boundaries, and

WHEREAS, there has been continuously on file in the office of the Clerk of the City of Monroe, Louisiana, for more than ten (10) days prior hereto, a detailed description of said property, together with a plat thereof, and

WHEREAS, the City Council deems it to be in the best interest of the City of Monroe to separate the said property from the boundaries of the City of Monroe, Louisiana.

NOW, THEREFORE:

BE IT ORDAINED by the City Council of the City of Monroe, Louisiana, in legal session convened, that the boundaries of the City of Monroe be and they are hereby are contracted so as to exclude therein, the following described area:

From an iron pipe atop Indian Mound at the west end and north side of Pargoud Landing Drive whose coordinates are State Plane Coordinates, La North Nad 83 Northing 747075.2786, Easting 3396912.6505 thence proceed S47°32’13.31” E, a distance of 31,972.33’ to the POINT OF BEGINNING, said POINT OF BEGINNING being on the north side of the south I-20 Service Road near its intersection with Wolsey Road:

From POINT OF BEGINNING thence S84°28’51.36” E along the north side of the south I-20 Service Road a distance of 5515.75’ to a point on the north side of the south I-20 Service Road near its intersection with Gregory Drive, thence S6°6’33.85”W a distance of 42.90’ to the south side of the south I-20 Service Road thence N84°30’17.84” W along the south side of the south I-20 Service Road a distance of 5510.48’, thence N03°48.49”W a distance of 45.46’ to the POINT OF BEGINNING, containing 5.575 acres ± and encompassing the south I-20 Service Road between Wolsey Road and Gregory Road.
APPLICANT: City of Monroe (DeAnx 100-21)

Whereas, the City Council has further considered the report of the Monroe Planning Commission recommending approval, on a 5-0-1 vote.

BE IT FURTHER ORDAINED that within ten (10) days after the adoption hereof the description of the contracted boundary of the City of Monroe, after exclusion of the aforesaid property, shall be recorded by the Clerk of the City of Monroe in the Conveyance Records for Ouachita Parish, Louisiana, and such description as recorded shall become the official boundary of the Municipality as of the effective date of this Ordinance, all in accordance with the provision of LA-R.S. 33:171 et seq.

SECTION 3. BE IT FURTHER ORDAINED that this Ordinance shall be effective thirty (30) days after adoption and publication hereof on the manner prescribed by law.

This ordinance was INTRODUCED on the 11th day of May, 2021.

NOTICE PUBLISHED on the __________ day of __________, 2021

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

AYES:

NAYS:

ABSENT:

And the Ordinance was declared ADOPTED on the __________ day of __________, 2021.

____________________________
CHAIRMAN

____________________________
CITY CLERK

____________________________
MAYOR'S APPROVAL

____________________________
MAYOR'S VETO
City of Monroe
Planning Commission

CASE NO.: D-ANX 100-21
NAME OF APPLICANT: CITY OF MONROE
SITE ADDRESS: FRONTAGE ROAD (South side of Frontage Road from Woolsey Road to Gregory Drive)
COUNCIL DISTRICT: 3

REQUEST: The applicant wishes to deannex those portions of the paved portion of the right-of-way of Frontage Road from Woolsey Road to Gregory Drive.

SIZE OF PROPERTY: ±0.6 acres

PRESENT USE: Vacant land.

MOST NEARLY BOUNDED BY (STREETS): The south side of Frontage Road from Woolsey Road to Gregory Drive.

ADVERSE INFLUENCES:

POSITIVE INFLUENCES: This deannexation will correct the discrepancy of the ownership of the paved portion of Frontage Road.

COMMENTS/RECOMMENDATIONS:

The reason for this deannexation is the confusion of who owns and maintains the right of was from Woolsey Road to Gregory Drive.

There have been numerous annexations along Frontage Road east of Garrett Road starting with Sam's in 1987. There was an annexation approved in 1991 that included the entire ROW for Frontage Road, paved and unpaved, from Woolsey Road to 6680 Frontage Road. There is no mention of whether the DOTD was notified. Most of the annexations along this section were based off being "adjacent to the City limits" because they touched the ROW.

The annexations between Woolsey Road and Gregory Drive have included parts of the paved right-of-way in the annexations. 6800/6900 Frontage Road, between Woolsey Road and Gregory Drive, was annexed in 2012. A "Letter of No Objection" was received from the DOTD regarding
the inclusion of the entire ROW, paved and unpaved. Louisiana Revised State Statute 33:180 B allows the annexation of the paved portion of a right-of-way if the property adjacent to the side of the right-of-way is included in the annexation. The DOTD notified us in 2015 that Frontage Road was considered part of the I-20 right-of-way. They also informed us that the state statutes had been amended in 2012 to include “at the discretion of the Department of Transportation and Development, the paved portion of an interstate highway right-of-way may be excluded from the annexation without the annexation being considered non-contiguous.” Annexations from this time forward only included the unpaved portion of Frontage Road with DOTD approval. DOTD was notified when these annexations were applied for and they provided a “Letter of No Objection” for these annexations.

7370 Frontage Road is on the west side of Gregory Road only included the unpaved portion of the road. This was the first annexation done after the notification by DOTD. This annexation received a “Letter of No Objection.” The annexations of 7460, 7560, 6500 were all done with just the inclusion of the unpaved portion of the ROW and letters of no objection from the DOTD.

The entire Frontage Road ROW from Woolsey Road to Gregory Drive has been in the City limits and the ROW from Gregory Drive to the eastern City Limit line (7560 Frontage) is not in the City Limits with the exception of the unpaved portions allowed by DOTD.

Therefore, the reannexation is needed to clear up who owns and maintains this road. It will also clear up which law enforcement agency responds to traffic accidents and other incidents along this ROW.

OPTIONS:

Approve the applicant’s request to annex a ±5.6-acre tract of land into the City, as presented.

Deny the applicant’s request to annex ±5.6-acre tract of land into the City, as presented.
PUBLIC HEARING
CITY OF MONROE ZONING COMMISSION
May 3, 2021 CITY HALL MONROE, LOUISIANA
RE: DEANX 100-21 APPLICANT: & Dahal Investments, LLC

MOTIONED BY: Mr. Jamin Hall
SECONDED BY: Mr. Charles Scott

I move that the Monroe Planning Commission advise the City Council that after a Public Hearing the Commission finds that changing conditions in the area are sufficient to justify the deannexation of those paved parts of the I-20 Service Road between Halsey Road and Gregory Drive.

There was a majority vote of 5-0-1 for approval by the Planning Commission.
ORDINANCE

STATE OF LOUISIANA  
CITY OF MONROE  

The following Ordinance was offered by Mr./Ms. ____________ who moved for its adoption and was seconded by Mr./Ms. ____________:

AN ORDINANCE AUTHORIZING THE CITY OF MONROE TO ACQUIRE FULL OWNERSHIP INTEREST OF THE PROPERTY DESCRIBED AS LOT 12, SQ. 4 MAUPINS LOCKS & DAMS ADDN, AND SOUTH 45 FT ON NICHOLS ST., BEARING MUNICIPAL ADDRESS 3514 LEE AVE., MONROE, LA, BY ADJUDICATION AT TAX SALE DATED JUNE 24, 2015, AND FURTHER WITH RESPECT THERETO:

WHEREAS, the City of Monroe, in accordance with LA R.S. 47:2236, intends to acquire full ownership of the following lots:

Lot 12, Sq. 4 Maupin’s Locks & Dams Addition, and South 45 ft on Nichols St., bearing municipal address 3514 Lee Ave., Monroe, LA. – R#83547.

WHEREAS the City of Monroe needs this property for repairs to the Texas Standifer Trunk Line;

WHEREAS the above described 3514 Lee Ave. property was adjudicated to the City of Monroe, Louisiana for non-payment of 2014 Ad Valorem Taxes by Adjudication Deed dated and filed June 24, 2015 in Conveyance Book 2427 at page 459 of the Records of Ouachita Parish, Louisiana. The 2015 Ad Valorem Taxes forming the basis for the described adjudication was validly assessed by the City of Monroe against Albert & Christeen Skinner;

WHEREAS, that a copy of the ordinance shall be filed with the recorder of mortgages, Ouachita Parish, and that within 30 days thereafter, the City of Monroe shall send a written notice regarding the acquisition to the tax sale parties whose interest the political subdivision intends to be terminated that the party has until the end of sixty (60) days from the date of the notice to redeem the property or otherwise challenge in a court of competent jurisdiction the acquisition;

WHEREAS, that this notice shall constitute a notice of sale. The sending of this notice shall constitute service of the notice of sale under Article VII, Section 25 of the Constitution of Louisiana; and

WHEREAS, that notice shall be published in the official journal of the City of Monroe, The News Star, that any tax sale party whose interest will be terminated has sixty (60) days from the date of publication to redeem the property or otherwise challenge in a court of competent jurisdiction the acquisition.

ORDINANCE INTRODUCED on the _____ day of May 2021.

NOTICE PUBLISHED on the _______ day of May 2021.

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 ____________, 2021.

__________________________
CHAIRMAN

__________________________
CITY CLERK

__________________________
MAYOR'S APPROVAL

__________________________
MAYOR'S VETO