



District One
Douglas Harvey

District Two
Gretchen H. Ezernack
Vice Chairman

District Three
Juanita G. Woods

City Council
CITY OF MONROE, LOUISIANA
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District Four
Carday Marshall, Sr.

District Five
Kema Dawson
Chairman

June 8, 2023
Posted @8am

NOTICE

NOTICE IS HEREBY GIVEN that the City Council of the City of Monroe, Louisiana will meet in Legal and Regular Session at its regular meeting place, the Council Chamber, City Hall Building, Monroe, Louisiana, Tuesday, June 13, 2023 beginning at 6:00 p.m., for the following purpose:

1. To consider and act on all items listed on the attached agenda.

NOTICE IS FURTHER GIVEN that the Council reserves the right to change, add to or delete, any item listed on the attached agenda.

All interested persons are urged to attend these meetings.

Carolus S. Riley, CMC/MMC
Council Clerk

Please be advised that the City Council will embrace public participation to the maximum extent while still adhering to the occupancy limitation, social distancing guidance and the Open Meetings Law.

In accordance with the Americans with Disabilities Act, if you need special assistance, please contact City Council Office at (318) 329-2252 describing the assistance that is necessary.

AGENDA
City of Monroe

LEGAL & REGULAR SESSION – JUNE 13, 2023, 6:00PM
CITY COUNCIL CHAMBERS CITY HALL

I: ROLL CALL AND DECLARE QUORUM:

II: INVOCATION & PLEDGE OF ALLEGIANCE – MRS. DAWSON:

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 23, 2023:
(PUBLIC COMMENTS)

V: PRESENTATION:
NONE.

VI: PUBLIC HEARINGS:
NONE.

PROPOSED CONDEMNATIONS:

(Public Comment)

1. 3403 Dick Taylor Street (D4) (Owner – Killkunya K Galbert)
2. 2905 Turner Street (D3) (Owner – Jorge Alberto Montes Mija)
3. 3802 Pippin Street (D3) (Owners – 1st Lady Properties, LLC; Lois E Cooper)
4. 1409 Griffin Street (D3) (Owners William Dunnaway & Caslean Lankford)

VII: ACCEPTANCE OR REJECTION OF BIDS:

(Public Comment)

(a) Adopt a Resolution accepting the Base Bid of Kepper Trucking & Dirt Contracting, LLC, in the amount of \$296,400.00 for the Chennault Golf Cart Paths Improvements Project, and further authorizing an authorized city representative, to enter into and execute a contract for said work.

VIII: RESOLUTIONS AND MINUTE ENTRIES:

1. Council:

Public Comment:

(a) Adopt a Resolution granting an exception to the Open Container Ordinance to LaQuenia Wheeler (1991 Class Reunion) pursuant to Monroe City Code Sec. 12-231 D. (Open Container Ordinance), and further providing with respect thereto.

(b) Adopt a Resolution granting an exception to the Open Container Ordinance to the Twin City Art Foundation (Reception: A. Hays Town Exhibition) pursuant to Monroe City Code Sec. 12-231 D. (Open Container Ordinance), and further providing with respect thereto.

(c) Adopt a Resolution granting an exception to the Open Container Ordinance to the City of Monroe (Downtown Independence Day Celebration) pursuant to Monroe City Code Sec. 12-231 D. (Open Container Ordinance), and further providing with respect thereto.

(d) Adopt a Resolution establishing Purchasing and Bidding Procedures for the City of Monroe and further providing with respect thereto.

2. Department of Administration:

Public Comment:

(a) Consider an Application by Daisha Gutierrez-Segovia dba Abuela's Tex, LLC, 1304 Lamy Lane, Monroe LA 71201 for a New 2023 Class A Alcoholic Beverage Permit. The Monroe Police Department has no disqualifying records and Sales Tax has been approved. (Distance Report Cleared, Cert. of Occupy Cleared)

(b) Consider an Application by Chuck Fontenot dba Fontenot Cajun Way-Monroe, 436 DeSiard Street, Monroe LA 71201 for a New 2023 Class A Alcoholic Beverage Permit. The Monroe Police Department has no disqualifying records and Sales Tax has been approved. (Distance Report Cleared, Cert. of Occupy Cleared)

(c) Consider an Application by Sanjib Basnet dba Naina Inc., dba-Raceway 6863, 104 S. College Street, Monroe LA 71203 for a New 2023 Class B Alcoholic Beverage Permit. The Monroe Police Department has no disqualifying records and Sales Tax has been approved. (Distance Report Cleared, Cert. of Occupy Cleared)

3. Department of Planning & Urban Development:

Public Comment:

(a) Consider request from True Releaf for a Major Conditional Use Permit authorizing the use of the location at (609 North 4th Street) to operate a Bar and have on-premises alcohol beverage sales in the B-2, (Neighborhood Business) District. The Comprehensive Zoning Ordinance allows this as a Major Conditional Use in the B-2, (Neighborhood Business) 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.

(b) Consider request from The Renewal Center of Northeast Louisiana for a Major Conditional Use Permit authorizing the use of the location at (724 Adams Street) to construct and operate a Homeless Day Shelter in the B-3, (General Business/Commercial) District. The Comprehensive Zoning Ordinance allows this 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.

(c) Consider request from Consuming Fire Ministries for a Major Conditional Use Permit authorizing the use of the location at (1707 Hudson Lane) to allow a House of Worship (small) in the B-3, (General Business/Commercial) District. The Comprehensive Zoning Ordinance allows House of Worship (church) 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.

(d) Consider request from Makalu Enterprises, Inc., for a Major Conditional Use Permit authorizing the use of the location at (1314 Sterlington Road) to allow alcohol beverage sales, off-premises in the B-3, (General Business/Commercial) District. The Comprehensive Zoning Ordinance allows this as a Major Conditional Use in the B-2, (Neighborhood Business) 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.

4. Legal Department:

Public Comment:

None.

5. Mayor's Office:

Public Comment:

(a) Adopt a Resolution authorizing a designated city representative to enter into a Professional Services Agreement by and between the City of Monroe and Stricklyus Films and further providing with respect thereto.

(b) Adopt a Resolution authorizing a city representative to enter into a Professional Services Agreement with WHLC Architecture for Architectural Concepts and Designs for the Jack Howard Theater and Monroe Civic Center 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:

(a) Adopt a Resolution authorizing Mayor Friday Ellis to enter into an American Rescue Plan Act (ARPA) Direct Beneficiary Agreement between the City of Monroe and the Ouachita Parish Police Jury for the Monroe Police Department and further providing with respect thereto.

9. Fire Department:

Public Comment:

None.

10. Engineering Services:

Public Comment:

(a) Adopt a Resolution authorizing a designated city representative to enter into an Agreement for Professional Services with Gresham Smith related to the design of the Calypso Replacement Pump Station and further providing with respect thereto.

(b) Adopt a Resolution authorizing a designated city representative, to execute Change Order No. Five (5) for the Kansas Lane Ext (Old Sterlington-US 165) Phase 1, between the City of Monroe and the Department of Transportation and Development, and D&J Construction Company, LLC to add additional general excavation quantity to the contract for debris removal and an additional 10 working days to the contract and further providing with respect thereto.

(c) Consider request from the Engineering Department for Council approval for an authorized City representative to advertise for bids for the Louisiana Purchase Exhibit Phase 1 – The Swamp Project. The engineer’s estimate is \$2,425,385.00. The DBE Goal is 3.25% and the source of funds are the Capital Infrastructure, CDBG, and Ouachita Parish Police Jury.

(d) Adopt a Resolution authorizing a designated city representative to execute Supplemental Agreement No. Seven (7) to the Professional Services Agreement between the City of Monroe and Arcadis U.A., Inc. related to sanitary sewer inflow & infiltration issues and further providing with respect thereto.

BREAK IF NEEDED:

IX: INTRODUCTION OF RESOLUTIONS & ORDINANCES:

Public Comment:

(a) Introduce an Ordinance authorizing a designated city representative to execute an Amended and Restated Lease Agreement between the City of Monroe and Ouachita Grand Plaza, Inc. and further providing with respect thereto. (Legal)

(b) Introduce an Ordinance authorizing the City of Monroe to acquire a certain parcel of real property from the Ouachita Parish Police Jury, said property situated in Ouachita Parish, Monroe, La., being lot 1 of the resubdivision of Lots 1, 2 & 7 of the subdivision of Tract 3 of the Conner Realty Corp., and further providing with respect thereto. (Legal)

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 declaring certain immovable property no longer necessary for public use, authorizing a Lease Agreement between the City of Monroe and Biomedical Research and Innovation Park, and further providing with respect thereto. (Legal)

XI: CITIZENS PARTICIPATION:

XII: ADJOURN.