

BOSSIER PARISH POLICE JURY
BENTON, LOUISIANA
MINUTES
January 16, 2008
www.mybossier.com

The Bossier Parish Police Jury met in regular and legal session on the 16th day of January, 2008, at 2:00 p.m., in the Police Jury Meeting Room, Bossier Parish Courthouse, Benton, Louisiana. The President, Mr. Winfred Johnston, called the meeting to order. The invocation was given by Mr. Eddy Shell and the pledge of allegiance was led by Mr. Rick Avery. The Secretary-Treasurer, Ms. Cheryl Martin, called the roll as follows:

Mr. William Altimus	Mr. Brad Cummings
Mr. Rick Avery	Mr. Jerome Darby
Mr. Wanda Bennett	Mr. Wayne Hammack
Mr. Glen Benton	Mr. Winfred Johnston
Mr. Barry Butler	Mr. Hank Meachum
Mr. Jimmy Cochran	Mr. Eddy Shell

Others present were Mr. Bill Altimus, Parish Administrator; Mr. Patrick Jackson, Parish Attorney, Mr. Joe E. "Butch" Ford, Jr., Parish Engineer; Ms. Cheryl Martin, Secretary-Treasurer.

Motion was made by Mr. Darby, seconded by Mr. Altimus, to adopt the minutes of the December 5, 2007 and December 19, 2007 regular meetings, as published. Motion carried unanimously.

Ms. Joan Carraway, Bossier Parish Clerk of Court, administered the Oath of Office to members of the police jury for their upcoming four-year term of office.

Motion was made by Mr. Avery, seconded by Mr. Darby, to elect Mr. Jimmy Cochran as President of the Bossier Parish Police Jury for the year 2008. Motion carried unanimously.

Motion was made by Mr. Meachum, seconded by Mr. Altimus, to elect Mr. Glenn Benton as Vice President of the Bossier Parish Police Jury for the year 2008. Motion carried unanimously.

Motion was made by Mr. Hammack, seconded by Mr. Darby, to appoint Mr. Bill Altimus as Bossier Parish Administrator for a one-year term. Motion carried, with Mr. Altimus abstaining from vote.

Motion was made by Mr. Darby, seconded by Mr. Avery, to appoint Ms. Cheryl Martin as Secretary-Treasurer for a two-year term. Motion carried unanimously.

Mr. Phil Gartner requested that the police jury consider installing signs on Linton Road and on Parks Road advising motorists to be aware of bicyclists traveling the roads. Mr. Cochran stated that there are cycling events held in this area and encouraged jurors to consider the request. Mr. Ford, Parish Engineer, stated that he has discussed this matter with officials from the LA Department of Transportation and Development and it is recommended that the parish determine any blind spots on the road and look at the road shoulders before installing the requested signs. He stated that he needs to know where on the road Mr. Gartner wants the signs and further review the request. Mr. Ford stated that all safety issues must be addressed.

Ms. Julia Easley requested that the jury consider an alternative entrance to the courthouse, advising that with the current parking arrangements, it is difficult for some people to get to the building. Mr. Jackson, Parish Attorney, stated that due to security reasons, vehicles must be kept away from the building. He stated that the jury has received other complaints regarding this matter and will review options to make the courthouse more accessible.

Ms. Martin announced the public hearing to consider approval of the application of Brothers Ventures, LLC, for a zoning amendment to change the zoning classification of a tract of land located on the west side of Swan Lake Road just north of Viking Drive, in Section 14, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residential Agriculture District, to B-3, General Business District for rental business offices. The application received a favorable recommendation from the Bossier City-Parish MPC.

Mr. David Montgomery, Brothers Ventures, LLC, stated that office/retail space of approximately 40,000 square feet is planned. He stated that a green space for employees is planned.

Mr. Sam Marsiglia, Bossier City-Parish MPC, stated that the requested B-3 zoning is compatible with other zoning in this area. There was concern regarding the adjoining property which is zoned for industrial use. Mr. Montgomery stated that they are aware of the industrial zoning and do not believe this will be a problem. There being no opposition, **motion was made by Mr. Meachum, seconded by Mr. Benton, to approve the application of Brothers Ventures, LLC, for a zoning amendment, as presented. Motion carried unanimously.**

ORDINANCE NO. 4203

AN ORDINANCE TO AMEND BOSSIER PARISH ORDINANCE NO. 3908 OF 2003, WHICH ADOPTED A UNIFIED DEVELOPMENT CODE FOR THE BOSSIER CITY-PARISH METROPOLITAN PLANNING COMMISSION AND THE PARISH OF BOSSIER, LOUISIANA, BY CHANGING THE ZONING CLASSIFICATION OF A TRACT OF LAND LOCATED IN SECTION 14, TOWNSHIP 18 NORTH, RANGE 13 WEST, BOSSIER PARISH, LA, FROM R-A, RESIDENTIAL-AGRICULTURE DISTRICT, TO B-3, GENERAL BUSINESS DISTRICT.

BE IT ORDAINED by the Bossier Parish Police Jury in regular and legal session convened on this 16th day of January, 2008, that Ordinance No. 3908 of 2003 (Unified Development Code) of the Police Jury of Bossier Parish, is hereby amended to change the zoning classification of a tract of land located in Section 14, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residential-Agriculture District, to B-3, General Business District, being more particularly described as follows:

A tract of land located in Section 14, T18N-R13W, Bossier Parish, Louisiana. Said tract being more fully described as follows: from a found ½" diameter iron rod at the northwest corner of the intersection of Swan Lake Road and Viking Dr., run thence along the west right of way line of Swan Lake Rd. the following two (2) calls: North 22° 40' 47" west a

distance of 534.92 feet; North 23° 25' 10" west a distance of 50.71 feet to a found ½" diameter iron pipe being the point of beginning of the tract herein described; run thence south 66° 00' 11" west a distance of 437.23 feet to a found ½" diameter iron rod; thence run north 24° 45' 28" west a distance of 466.87 feet; thence run north 60° 57' 31" east a distance of 380.55 feet to a set ½" diameter iron pipe; thence run south 29° 36' 09" east a distance of 89.16 feet to a found concrete monument; thence run north 67° 37' 50" east a distance of 59.80 feet to a set ½" diameter iron pipe at the west right of way line of Swan Lake Road; thence run south 23° 25' 10" east along said right of way a distance of 409.88 feet to the point of beginning; said tract containing 4.81 acres.

Applicant: Brothers Ventures, LLC

Purpose: Rental Business Offices

The ordinance was offered by Mr. Meachum, seconded by Mr. Benton. Upon unanimous vote, it was duly adopted on this 16th day of January, 2008.

CHERYL G. MARTIN
SECRETARY-TREASURER

JIMMY COCHRAN, PRESIDENT
BOSSIER PARISH POLICE JURY

Ms. Martin announced the public hearing to consider approval of the plat of the proposed development of The Perfect Place, Unit 2, located off Vanceville Road in Section 28, Township 19 North, Range 13 West, Bossier Parish, LA. Mr. Charles Coyle, Coyle Engineering Co., Inc., was present, advising that the proposed development consists of 63 additional lots and is located on Vanceville Road west of Airline Drive. Mr. Ford, Parish Engineer, stated that he has reviewed all drainage, water and sewer plans and recommends approval. There being no opposition, **motion was made by Mr. Avery, seconded by Mr. Hammack, to approve the plat of the proposed development of The Perfect Place, Unit No. 2, as presented. Motion carried unanimously.**

Ms. Martin announced the public hearing to consider amendments to Bossier Parish Subdivision Regulations. Mr. Avery, Chairman of the Subdivision Regulations Committee, stated that several issues are being addressed and welcomed comments from the audience.

Mr. Ford, Parish Engineer, stated that the matter of open-ditch drainage is being reviewed, advising that there are some ditches that are too deep to maintain. He stated that it is recommended that all ditch slopes (back and fore) must be designed and constructed to a minimum 3 to 1 slope in both the unincorporated areas within five miles of an incorporated town or village with zoning regulations, and outside these areas. Mr. Ford stated that if approved, the required road right-of-way may be as much as 70 feet to allow the proper slope. Mr. Cochran stated that there should be adequate road shoulders to allow for pedestrians walking, bicycles and sidewalks.

Mr. Ford stated that a change in the 125' lot size requirement is being considered for areas within the jurisdiction of the Benton MPC and within the 800-foot zoned areas around the Cypress and Black Bayou Reservoirs. He stated that the committee is considering a 70' X 125' lot where community water and sewer exists.

Mr. Jim Deville, developer of Autumn Creek Subdivision, stated that he will be developing 33 additional lots in Autumn Creek and wants to be able to continue the addition in the same manner as the existing subdivision with 100' lots and open-ditch drainage. Mr. Jackson, Parish Attorney, stated that in accordance with the Unified Development Code, open-ditch drainage is no longer allowed.

Mr. Reggie Lewis, Raley & Associates, Inc., stated that there are subdivisions throughout the parish which were developed prior to adoption of the Unified Development Code, and stated that developers should have the option to continue these developments in the same manner and design as the existing units. Mr. Charles Coyle, Coyle Engineering Co., Inc., stated that open-ditch lots can be attractive and it seems unfair to rule them out entirely. He requested that the committee considering allowing open-ditch drainage. Mr. Avery agreed, stated that this matter should be further reviewed. Mr. Marsiglia, Bossier City-Parish MPC, stated that the Unified Development Code can be amended if necessary.

Mr. Ford stated that the matter of subdivisions on existing gravel roads is also being reviewed. He stated that some of these roads are tacitly dedicated with no right-of-way. Mr. Johnston stated that rural areas of the parish are growing and regulations for these areas should be addressed. Mr. Jackson stated that such developments should be very limited.

Mr. Ford stated that there are currently no regulations pertaining to an RV subdivision in any areas of the parish, including the areas within the jurisdiction of the Bossier City and Benton MPC. Mr. Avery expressed concern regarding an RV subdivision on Lake Bistineau. Mr. Jackson, Parish Attorney, stated that the owner is aware that he is in violation of parish regulations. Mr. Ford stated that this matter is being referred to Wilbur Smith & Associates for a recommendation.

Mr. Charles Coyle stated that there are subdivision developers, and then there are heirs in rural area who want to divide their property among family members. He stated that in accordance with current regulations, family members who want to divide their land must meet the same platting requirements as the developer of a residential subdivision. Mr. Ford stated that the committee will meet again to further review all proposed amendments and another public hearing will be scheduled at a later date.

Motion was made by Ms. Bennett, seconded by Mr. Johnston, to accept the proposal of Cook & Morehart, Certified Public Accountants, for audit of Bossier Parish Police Jury financial records for 2007. Motion carried unanimously. Ms. Martin advised that fees are estimated to be approximately \$38,850 to \$44,100, which represents a 5% increase in the fee range for the 2006 audit.

Motion was made by Mr. Meachum, seconded by Mr. Benton, to approve the request of the Krewe of Horseshoe to hold its annual Mardi Gras parade on Barron Road, off Sligo Road, at 3:30 p.m. on Sunday, February 10, 2008. Motion carried unanimously.

Motion was made by Ms. Bennett, seconded by Mr. Hammack, to accept the streets and drainage in LeMaison Court, Unit No. 1, into the parish road system for permanent maintenance. Motion carried

unanimously.

ORDINANCE NO. 4204

WHEREAS, the Bossier Parish Police Jury in regular and legal session convened on the 16th day of January, 2008, has received a request from Coyle Engineering Co., Inc., that the parish accept into its system for permanent maintenance the streets and drainage in LeMaison Court, Unit No. 1, Bossier Parish, Louisiana; and

WHEREAS, the said streets and drainage have been completed in accordance with the specifications of the Bossier Parish Police Jury; and

WHEREAS, a two-year maintenance bond has been executed in favor of the Bossier Parish Police Jury to guarantee against failure of said streets and drainage as to material and workmanship as required by Chapter 110, Section 110-201 of the Bossier Parish Code of Ordinance.

WHEREAS, THEREFORE, BE IT RESOLVED, by the Bossier Parish Police Jury that it does accept the two-year maintenance bond of Specialty Trackhoe & Dozer Service, Inc., including labor and materials, for the above captioned streets and drainage.

BE IT FURTHER RESOLVED, that the Bossier Parish Police Jury does hereby accept into the parish maintenance system for continuous maintenance, streets and drainage located in LeMaison Court, Unit No. 1, Bossier Parish, Louisiana.

BE IT FURTHER RESOLVED, that a certified copy of this ordinance be recorded in the Office of the Clerk of Court, Bossier Parish, Louisiana, together with the maintenance bond.

The Ordinance was offered by Ms. Bennett, seconded by Mr. Hammack. Upon vote, it was duly adopted on this 16th day of January, 2008.

CHERYL G. MARTIN
SECRETARY-TREASURER

JIMMY COCHRAN, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Avery, seconded by Mr. Darby, to approve a lease agreement with the Louisiana Community and Technical College System in connection with the leasing of space at Bossier Parish Community College for the Cyber Innovation Center, and to ratify Mr. Altimus' signature on lease documents. Motion carried unanimously.

RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 16th day of January, 2008, that it does hereby approve a lease agreement with the Louisiana Community and Technical College System in connection with the leasing of space at Bossier Parish Community College for the Cyber Innovation Center.

BE IT FURTHER RESOLVED that Bill Altimus, Parish Administrator, is hereby authorized to execute said lease agreement on behalf of the Bossier Parish Police Jury.

The resolution was offered by Mr. Avery, seconded by Mr. Darby. Upon unanimous vote, it was duly adopted on this 16th day of January, 2008.

CHERYL G. MARTIN
SECRETARY-TREASURER

JIMMY COCHRAN, PRESIDENT
BOSSIER PARISH POLICE JURY

Mr. Altimus advised jurors that police jury committee assignment sheets have been provided and asked that they indicate which committees they are interested in serving on and return the forms to the police jury office.

Jurors were provided a copy of the highway department report for their district.

Mr. Altimus advised that Wilbur Smith & Associates has scheduled stakeholder interviews on January 29 and 30, regarding the proposed expansion of the boundaries of the Bossier City-Parish Metropolitan Planning Commission.

Mr. Altimus advised that Trailblazer will hold its annual meeting on February 4, 2008, at 5:30 p.m. in Ruston.

Mr. Altimus advised that the groundbreaking ceremony for the Cyber Innovation Center is scheduled on Monday, January 21, 2008, at 10:00 a.m. at Bossier Parish Community College, and urged jurors to attend.

Motion was made by Mr. Meachum, seconded by Mr. Hammack, to authorize Mr. Altimus to execute documents in connection with the donation of approximately 1.2 acres between the maximum security jail and the training center to the Sheriff's Department for construction of a command center for the correctional facilities complex on Old Plain Dealing Road. Motion carried unanimously.

RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 16th day of January, 2008, that Bill Altimus, Parish Administrator, be and is hereby authorized to execute on behalf of the Bossier Parish Police Jury, all documents in connection with the donation of approximately 1.2 acres between the maximum security jail and the training center to the Sheriff's Department for construction of a command center for the correctional facilities complex on Old Plain Dealing Road.

The resolution was offered by Mr. Meachum, seconded by Mr. Hammack. Upon unanimous vote, it was duly adopted on this 16th day of January, 2008.

CHERYL G. MARTIN
SECRETARY-TREASURER

JIMMY COCHRAN, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Ms. Bennett, seconded by Mr. Johnston, to approve an increase in the amount of reimbursement for employee mileage expense from \$0.375 per mile to \$0.44 per mile. Motion carried unanimously.

Mr. Cochran requested that physical addresses along Airline Drive be reviewed, advising that some numbers appear to be out of order.

Mr. Ford, Parish Engineer, reported on the Davis Road drainage study, advising that the installation of seven seven-foot tank cars is recommended at an estimated cost of \$500,000. He stated that this cost estimate also includes right-of-way and utilities work.

Mr. Ford stated that the cost estimate to correct drainage problems on the Bobby Byrd Road is approximately \$750,000. Mr. Ford stated that these projects will be further reviewed.

Mr. Ford discussed the proposed construction of a truck stop on Highway 3 south of Benton, advising that the developer has been provided a copy of the parish's check list for plats/site plans. He stated that a "no-rise certificate" is needed and will be forwarded to FEMA for review.

Mr. Ford reported on the North/South Corridor project, advising that he met with Mr. Roger Griffin to discuss the concerns of members of the proposed Cross Point Church regarding the route for the project. He stated he is trying to work with them on determining how the proposed route will affect the church's property. Mr. Jackson, Parish Attorney, stated that this is a federally funded project and all Federal guidelines must be followed.

Motion was made by Mr. Avery, seconded by Mr. Altimus, to schedule a public hearing on February 20, 2008, to consider approval of the plat of the proposed development of Whittington Subdivision, Unit 1A, being a resubdivision of Lot 3, Whittington Subdivision, located in Section 32, Township 19 North, Range 13 West, Bossier Parish, LA. Motion carried unanimously.

Motion was made by Mr. Avery, seconded by Mr. Meachum, to approve the application of 4903 Airline Drive, LLC, for a 2008 beer license at Airline Exxon, 4903 Airline Drive, Bossier City, LA. Motion carried unanimously. The application has been approved by the Sheriff and the health department.

Mr. Ronnie Andrews, Public Works Director, reported that parish crews are working at the Princeton Sports Complex, and reported on various other projects.

Mr. Andrews stated that the relocation of a gas meter is necessary for the new building at the highway department.

Ms. Bennett stated that the creation of a landfill site selection committee is being considered.

Mr. Avery advised of property standards violations in Haymeadow Subdivision, and stated that he will provide addresses at a later date.

Motion was made by Mr. Cummings, seconded by Mr. Darby, to contribute \$280 from discretionary funds to Pre-K classes at Central Elementary for expenses to see two plays at the Strand Theatre, to be divided equally among Mr. Cummings, Mr. Darby and Mr. Altimus. Motion carried unanimously.

Motion was made by Mr. Altimus, seconded by Mr. Darby, to approve a contribution of \$1,150 from discretionary funds for baseball batting cages at Bossier High School, to be divided equally among Mr. Altimus, Mr. Cummings and Mr. Darby. Motion carried unanimously.

Mr. Jackson, Parish Attorney, urged jurors to attend the Cyber Innovation Center groundbreaking ceremony at Bossier Parish Community College, advising that this is very important event.

Motion was made by Mr. Hammack, seconded by Mr. Avery, to amend the agenda to adjourn into executive session to discuss the matter of potential litigation with Walton Construction Company. Motion carried, with the following vote recorded:

AYES: Mr. Altimus, Mr. Avery, Ms. Bennett, Mr. Benton, Mr. Butler, Mr. Cochran, Mr. Cummings, Mr. Darby, Mr. Hammack, Mr. Johnston, Mr. Meachum.

NAYS: None

ABSTAIN: None

ABSENT: Mr. Shell

There being no further business to come before the Bossier Parish Police Jury in regular and legal session on this 16th day of January, 2008, the meeting was adjourned by the President at 4:30 p.m.

CHERYL G. MARTIN
SECRETARY-TREASURER

JIMMY COCHRAN, PRESIDENT
BOSSIER PARISH POLICE JURY