

BOSSIER PARISH POLICE JURY
BENTON, LOUISIANA
MINUTES
July 24, 2002

The Bossier Parish Police Jury met in regular and legal session on this 24th day of July, 2002, at 2:00 p.m., in the Police Jury Meeting Room, Bossier Parish Courthouse, Benton, Louisiana. The President, Mr. Bill Altimus, called the meeting to order. The invocation was given by Mr. Dennis Woodward and the pledge of allegiance was led by Mr. Jeff Rogers. The Secretary-Treasurer, Cheryl Martin, called the roll, with the following members present:

Mr. William Altimus	Mr. Winfred Johnston
Mr. Rick Avery	Mr. Hank Meachum
Mr. Jimmy Cochran	Mr. Henry Mitchell
Mr. Brad Cummings	Mr. Jeff Rogers
Mr. Jerome Darby	Dr. Eddy Shell, absent
Mr. Wayne Hammack	Mr. Jesse Williams, absent

Others present were Mr. Dennis Woodward, Parish Administrator; Mr. Patrick Jackson, Parish Attorney; Cheryl Martin, Secretary-Treasurer.

Motion was made by Mr. Hammack, seconded by Mr. Johnston, to adopt the minutes of the June 5, 2002 regular meeting, as published. Motion carried unanimously.

Motion was made by Mr. Mitchell, seconded by Mr. Cummings, to adopt the minutes of the June 19, 2002 regular meeting, as published. Motion carried unanimously.

Mr. Altimus stated that in his employment as Parish Administrator, it is stipulated that he step down as police jury president, and asked if the jury wishes to address this matter at this time. Mr. Hammack and Mr. Cummings recommended that the jury elect new officers at the first meeting in August. The jury concurred.

Motion was made by Mr. Cummings, seconded by Mr. Meachum, to add to the agenda, discussion of the hiring of a maintenance employee at the penal farm. Motion carried unanimously.

Mr. Woodward referred to the matter of two mobile homes on one lot on Linton Road, advising that the Benton MPC has advised the owner that this is a violation of zoning regulations at this location. He stated that Hans and Inga Dyck, who brought this matter to the jury's attention, have advised that they are willing to allow the Benton MPC to address the zoning violation. Mr. Bob Brown, Benton MPC, stated that official action by the MPC is necessary.

Mr. Altimus stated that a mobile home permit was obtained by the property owner, but that in the permit process, there is no way of knowing if there are existing structures on a piece of property. Ms. Fern Lee with the Bossier Parish Tax Assessor's Office, asked that they be provided information on jurisdictional limits of the Benton and Bossier City MPC.

Ms. Lee stated that a copy of all mobile home/building permits are faxed to the highway department, and that Mr. Woodward signs the permits. Mr. Rogers requested that jury members be notified of mobile home permits obtained on property located within their police jury district. Mr. Cummings suggested that the permit application be amended to require information on existing structures. Mr. Rogers recommended that visual inspection of property be increased.

Ms. Lee questioned the definition of lot in regard to MPC zoning regulations. Mr. Woodward stated that no lot size is specified, and stated that regulations allow one structure per lot.

Mr. Kenneth Weaver, warden at the Bossier Parish penal farm, addressed the jury regarding a request of the Bossier Parish Sheriff's Department for an increase in the pay rate for paramedics handling medical duties at parish correctional facilities. Mr. Weaver stated that the current pay rate has created problems in maintaining qualified employees. He stated that the position offers no benefits, and that the drive to the penal farm is also considered. Mr. Altimus stated that the additional cost to the jury to raise the current pay rate for jail paramedics to \$15 per hour will be approximately \$6,500 per year. Mr. Cummings requested that the Sheriff's Department review this matter on an annual basis, and present any funding requests to the police jury during budget proceedings.

Motion was made by Mr. Hammack, seconded by Mr. Rogers, to approve an increase in the pay rate for jail paramedics to \$15 per hour. Motion carried unanimously.

There was discussion of the hiring of a maintenance employee at the penal farm. Mr. Kenneth Weaver stated that the employee was hired in April, and has been trained in supervising inmate work crews. Mr. Cummings stated that the police jury should have been made aware of this at that time. Mr. Altimus stated that an amendment to the 2002 police jury budget is necessary, to include the police jury's portion of the salary for this employee. He stated that an Intergovernmental Agreement with the Sheriff's Department for maintenance and operation of the jail facilities was approved by the police jury on February 6, 2002, but that no salary figures or employment dates were available at that time. Mr. Altimus stated that the employee is to serve all parish corrections facilities.

Mr. Weaver stated that the employee has performed plumbing and electrical work at the penal farm. He stated that the employment of a maintenance man at the penal farm has greatly reduced the need for police jury maintenance personnel at the facility. Mr. Rogers stated that he is in favor of the hiring of this maintenance employee, but requested that the police jury be notified of such issues in the future. The jury concurred.

Mr. Irvin Grant, Supervisor at the Bossier Parish Juvenile Detention Center, presented monthly statistics for the facility for the month of June. He reported on the recent hiring of four full-time employees, and one part-time employee. Mr. Grant stated that the facility was at maximum capacity on Monday, which necessitated the refusal of a juvenile from Bossier City. Mr. Cochran requested that Bossier City be notified that space is now available if needed, and suggested that judges be asked to place certain juveniles on house arrest. Mr. Jackson, Parish Attorney, stated that it is difficult to establish priority of release.

Mr. Hammack advised that Fibrebond has prepared a cost estimate for the addition of office and classroom areas at the detention center. He stated that the proposal includes a laundry room, restroom, and employee break room within the office area addition. It is estimated that the addition will cost between \$285,000 to \$315,000, and will take six months or less to complete. Mr. Hammack stated that the City of Bossier City has advised that they will provide 50% of the cost of the proposed addition, and recommended that the police jury proceed with the project. It was

recommended that the City of Bossier City first be advised of the proposal. **Motion was made by Mr. Hammack, seconded by Mr. Mitchell, to advise the City of Bossier City of the proposed expansion of the Bossier Parish Juvenile Detention Center, and of the cost estimates for the project. Motion carried unanimously.**

Ms. Martin announced the public hearing to consider approval of the plat of the proposed development of Winnfield Place Estates Subdivision, located in Section 6, Township 18 North, Range 11 West, Bossier Parish. Mr. Lynn Beaty, developer, addressed the jury. Mr. Rogers stated that Mr. Beaty has provided all required information, and has met all parish regulations. There being no opposition, **motion was made by Mr. Rogers, seconded by Mr. Meachum, to approve the plat of the proposed development of Winnfield Place Estates Subdivision, as presented. Motion carried unanimously.**

Ms. Martin announced the public hearing to consider the application of Larry Broome to the Benton-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 17, Township 20 North, Range 13 West, Bossier Parish, LA, from R-A, Residence-Agriculture District, to B-3, Community and Central Business District, to allow a restaurant with liquor sales.

Mr. Broome addressed the jury, advising that the property is located on Highway 3, just north of Benton. Mr. Bob Brown, Benton-Parish MPC, advised that the application received a favorable recommendation by the MPC, and that there was no opposition. He further stated that the Benton-Parish MPC Board of Appeals has reviewed and approved the request for liquor sales. Mr. Brown stated that the approval of the Board of Appeals is required, as the sale of liquor is a special exception use under the B-3 zoning classification. Mr. Broome stated that he is currently in the process of renovating an existing building for the proposed restaurant.

There being no opposition, **motion was made by Mr. Johnston, seconded by Mr. Meachum, to approve the application of Larry Broome for a zoning amendment, as presented. Motion carried unanimously.**

ORDINANCE NO. 3827

AN ORDINANCE AMENDING ORDINANCE NO 922 OF 1981, THE BENTON-PARISH METROPOLITAN PLANNING COMMISSION ZONING REGULATIONS, TO CHANGE THE ZONING CLASSIFICATION OF A TRACT OF LAND LOCATED IN SECTION 17, TOWNSHIP 20 NORTH, RANGE 13 WEST, BOSSIER PARISH, LOUISIANA, FROM R-A, RESIDENCE AGRICULTURE DISTRICT, TO B-3, COMMUNITY BUSINESS DISTRICT.

BE IT ORDAINED by the Police Jury of Bossier Parish, Louisiana, in regular and legal session, convened on this 24th day of July, 2002, that Ordinance No. 922 of 1981 of the Police Jury of Bossier Parish, Louisiana, is hereby amended to change the zoning classification from R-A, Residence Agriculture District, to B-3, Community Business District, to include liquor sales, on the following described tract of land:

A tract of land located in the Southeast Quarter (SE/4) of Northwest Quarter (NW/4) of Section 17, Township 20 North, Range 13 West, Bossier Parish, Louisiana, described as beginning at the Northwest Corner of the Southeast Quarter of the Northwest Quarter and run East 208.7 feet to the West right-of-way line of State Highway No. 3, thence South 15.00', West 239.8 feet to a point, thence West 144 feet to the West line of the Southeast Quarter of the Northwest Quarter, thence North along the West line of the Southeast Quarter of the Northwest Quarter 234.0 feet to point of beginning, containing 0.95 acres.

Applicant: Larry Broome
Purpose: Restaurant with liquor sales

The ordinance was offered by Mr. Johnston, seconded by Mr. Meachum. Upon unanimous vote, it was duly adopted on this 24th day of July, 2002.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Ms. Martin announced the continuance of a public hearing held on May 15, 2002, to consider applications of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for zoning amendments, as follows:

Case P-9-02 - Application failed to receive majority approval - Consider the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residence Agriculture District, to B-3, Community and Central Business District, for a restaurant, boat/RV/trailer storage, and dirt pit until subdivision is completed. (west side of Benton Road along Red River across from Brownlee Road)

Case P-10-02 - Unfavorable - not compatible with surrounding industrial zoning and uses - Consider the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from I-2, Heavy Industry District and R-A, Residence Agriculture District, to R-1, PUD, One-Family Residence District, Planned Unit Development, for a single family residential subdivision, and a zoning amendment to change the zoning classification of a tract located in the same Section and Township, from I-2, Heavy-Industry District, to R-A, Residence-Agriculture District, for a buffer zone. (west side of Benton Road along Red River across from Brownlee Road)

Case P-11-02 - Unfavorable - not compatible with surrounding industrial zoning and uses - Consider the application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residence-Agriculture District, to R-2, Multi-Family Residence District, for townhouses. (west side of Benton Road along Red River across from Brownlee Road)

Case P-12-02 - Unfavorable - not compatible with surrounding industrial zoning and uses - Consider the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from I-2, Heavy Industry District, to R-A, Residence-Agriculture District, for a dirt pit until subdivision is completed. (west side of Benton Road along Red River across from Brownlee Road)

Mr. Larry Taylor, developer, and Mr. Charles Coyle, Coyle Engineering Co., Inc., addressed the jury. Mr. Taylor stated that in traveling other rivers, he has seen the co-existence of commercial, residential and industrial areas. He stated that the availability of frontage property on the Red River in Bossier Parish is limited. Mr. Taylor stated that in speaking to various lending institutions, he has found no restrictions on financing a home in an industrial area.

Mr. Taylor stated that the construction of a restaurant and boat/RV/trailer storage, is proposed, as well as a residential townhouse development. He stated that he feels this is the highest and best use for this property. Mr. Taylor stated that although a letter of opposition has been received from the Greater Bossier Economic Development Foundation, he has learned that certain members of the Economic Development Foundation have no knowledge of the letter.

Mr. Taylor presented pictures of other areas in the parish where industrial and residential developments co-exist, and pointed out minimal buffer areas between the two. He stated that there are several residential areas adjoining industrial businesses, and requested that the jury give fair consideration to his proposal.

Mr. Charles Coyle, Coyle Engineering Co., Inc., presented a sketch of the proposed development, advising that 47 residential lots are proposed. Mr. Coyle stated that the entrance to the development is off Benton Road, with a gate at the first lot. He stated that a road leading to the commercial area will bypass the proposed subdivision, which will prevent commercial traffic in the subdivision. Mr. Coyle stated that the proposed subdivision will be served by Bossier City water, and will have individual sewer treatment plants. Fire protection service will be provided by Benton Fire District No. 4.

Mr. Rogers expressed concern regarding the existence of an oil/gas well on the property. Mr. Taylor stated that the well flow line has been tested and found to be in compliance with environmental regulations. Mr. Joey Hendrix, attorney representing Mr. Taylor, stated that the oil/gas lease of this property stipulates that if the well ceases operation, the oil company is required to remove all lines and clean up the site, if requested by the property owner. He stated that environmental issues have been addressed.

Mr. Herschel Geeo, Hanson Aggregates, expressed opposition. He stated that he has safety concerns with increased traffic at the railroad tracks at this location. He stated that he feels there will be community relation problems with a residential area being situated in an industrial area. Mr. Geeo stated that Hanson Aggregates operates long hours and that residents would be exposed to loud noise from the plant and heavy truck traffic. He stated that Hanson Aggregates utilizes the train to bring in their materials, and that the train blocks the access road at times during the day.

Mr. Jim Dowling, Dowling-Gosslee & Associates, Inc., Realtors, on behalf of West Viking Drive, L.L.C., Mr. Carlton Golden, West Viking Drive, L.L.C., and Mr. Grady Golden, Builders Supply Company, Inc., expressed opposition. Mr. Dowling stated that Builders Supply Company, Inc., has leased property at this location from West Viking Drive, L.L.C., for the purpose of developing and operating a ready-mix concrete plant. He stated that a concrete plant is a heavy industrial operation, and would not be a good neighbor to residential homes. Mr. Dowling provided

maps of the area, and pointed out property owned by Union Pacific Railroad, advising that he understands this site may be developed as a main switchyard for the railroad.

Mr. Dowling expressed concern regarding access to the development off Benton Road, stating that the increased volume of traffic will create a safety hazard. He stated that if the road is blocked by a stopped train, emergency fire and medical vehicles would be prevented from reaching the subdivision. Mr. Dowling stated that it is not feasible for a residential development to be located in this area, and stated that spot zoning is not good land planning. He stated that opponents are not opposed to use and development of this property, but feel it should be a compatible use.

Mr. Cummings questioned the Caddo Parish/Bossier Parish boundary, advising that the parish boundary line along the Red River north of I-220 has not yet been determined. Mr. Rogers stated the police jury should base its decision on the boundaries presently known.

Mr. Dowling stated he was aware of Mr. Taylor's interest in developing a residential subdivision on his property at the time West Viking Drive, L.L.C. leased property in the area, but felt it was not a feasible proposal.

Mr. Carlton Golden, West Viking Drive, L.L.C., requested that it be noted that letters of opposition have been received from the following:

Union Pacific Railroad
Hanson Aggregates
Builders Supply Company, Inc.
Greater Bossier Economic Development Foundation
O. S. Johnson, Inc.
Reliant Energy
West Viking Drive, L.L.C.

Mr. Carlton Golden stated that he was unaware of any plans by Mr. Taylor to develop a residential subdivision this location. He stated that a masterplan for development of their property has been filed with the Bossier City-Parish MPC. Mr. Golden stated that a concrete plant requires heavy industrial zoning. He expressed concern regarding noise levels, with backup alarms, diesel engines, outside telephones, and heavy equipment. Mr. Golden stated that a concrete plant operation is not compatible with a residential subdivision. He stated that land around their property is currently zoned I-2, Heavy Industry District, and the Union Pacific rail line at this location is very important. Mr. Golden stated that a heavy industry operation does not need to be located in a residential area. He presented pictures of operations at Hanson Aggregates and O. S. Johnson, Inc.

Motion was made by Mr. Avery, seconded by Mr. Hammack, to adjourn for a five minute recess. Motion carried unanimously.

The meeting was reconvened and called to order by the President. Mr. Paul Graper, Manager of Real Estate for Reliant Energy, stated that Reliant Energy owns 30 acres north of and adjacent to Mr. Taylor's property. He stated that the property is utilized by Bossier construction and service crews, and there is a 2" high-pressure gas line located on the property. Mr. Graper further stated that a pipeline is located on the southern edge of Reliant's property. He stated that Reliant Energy is opposed, advising that residential zoning is not consistent with the present use and zoning of the surrounding property.

Mr. Graper expressed concern regarding safety issues. He stated that trains are stopped on the tracks at the entrance road for a long time, and that the tracks are located very close to Benton Road. He stated that Reliant Energy is opposed to the proposal of Mr. Taylor due to safety issues, and because the requested residential zoning is not compatible with the existing I-2, Heavy Industry, zoning.

Mr. Larry Taylor, Mr. Rob Stinson, and Mr. Joey Hendrix addressed the jury. Mr. Taylor stated that it is his responsibility to provide proper ingress and egress for his proposed development. He stated that Mr. Dowling was aware of his plans for a residential development at this location. Mr. Taylor asked that he be treated equally in regard to similar zoning changes in the past.

Mr. Taylor presented a video of several industrial business in the area which are located adjacent to residential areas. He stated that the buffer zone proposed for his development is much larger than any of the buffer areas shown on the video. Mr. Hammack stated that a Comprehensive Land Use and Development Master Plan is being created in an effort to prevent spot zoning.

Mr. Hendrix stated that opponents are concerned that they will receive complaints from residents of the proposed subdivision. He stated that the area is not in a flood zone and is ideal for residential development, and that property deeds will inform the buyer of the potential for loud noises, lights, etc., from the industrial operations.

Mr. Robert Stinson, 4925 Benton Road, and Mr. Jim Benson, 201 Cross Creek Drive, spoke on behalf of Mr. Taylor. Mr. Benson stated that Mr. Taylor is not trying to change Mr. Golden's property, but his own.

Mr. Sam Marsiglia, Bossier City-Parish MPC Executive Director, stated that the MPC denied Mr. Taylor's applications for zoning changes, as they felt this is an incompatible use of this land.

Mr. Harold Carter stated that he owns 121 acres north of Reliant Energy property, and he has tried to sell as commercial property for years. He stated that people want to buy his property to build a house there. Mr. Carter stated that he has no objections to Mr. Taylor's proposal.

Mr. Darby stated that both side of this issue have presented good arguments. He feels that Mr. Taylor should be able to develop his property however he wants, but stated that the police jury has made mistakes in the past and is trying to avoid future mistakes with the development of the Comprehensive Land Use and Development Master Plan. Mr. Darby stated that the police jury must look at future uses and should be fair to all property owners in the area.

Mr. Avery stated that Mr. Taylor has met all stipulations and requirements of parish regulations at his own expense. He stated that he feels the buffer is adequate, and that this is the best use of this property. Mr. Avery stated that he spoke to representatives of a local industrial business which is located near a residential development regarding any complaints from homeowners, and was advised that they have received no complaints from the homeowners. Mr. Avery stated that he feels Mr. Taylor's proposal is the best use of this property.

Mr. Cummings stated that Mr. Taylor has taken risks on this proposal. He stated that if a homeowner chooses to live in the proposed development, they are well aware of the industrial development around them. He stated that Mr. Taylor has complied fully with all parish regulations, and that he is in favor of the proposal.

Mr. Meachum stated that he feels this development would be an asset to Bossier Parish.

Mr. Rogers again expressed concern regarding any contamination from the oil/gas well on the property. Mr. Coyle stated that the flow line would be relocated to the back of the proposed lots, and the environmental study indicates that there are no problems at this location. Mr. Hendrix stated that Mr. Taylor can have the pipeline removed from the property. Mr. Taylor assured Mr. Rogers that this issue will be addressed and properly handled.

The President called for votes on the applications of Mr. Larry Taylor and TSC, Inc., for zoning amendments, stating that the applications will be voted on individually.

Motion was made by Mr. Meachum, seconded by Mr. Cummings, to overturn the unfavorable recommendation of the Bossier City-Parish MPC, and approve Case P-9-02, the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residence Agriculture District, to B-3, Community and Central Business District, for a restaurant, boat/RV/trailer storage, and dirt pit until subdivision is completed. (west side of Benton Road along Red River across from Brownlee Road) Motion carried, with the following vote recorded:

AYES: Mr. Altimus, Mr. Avery, Mr. Cummings, Mr. Hammack, Mr. Johnston, Mr. Meachum, Mr. Rogers.

NAYS: Mr. Cochran, Mr. Darby, Mr. Mitchell

ABSTAIN: None

ABSENT: Dr. Shell, Mr. Williams

ORDINANCE NO. 3829

AN ORDINANCE TO AMEND ORDINANCE NO. 783 OF 1978, THE BOSSIER CITY- PARISH METROPOLITAN PLANNING COMMISSION ZONING REGULATIONS, BY CHANGING THE ZONING CLASSIFICATION OF A TRACT OF LAND LOCATED IN SECTION 5, TOWNSHIP 18 NORTH, RANGE 13 WEST, BOSSIER PARISH, LA, FROM R-A, RESIDENCE AGRICULTURE DISTRICT, TO B-3, COMMUNITY AND CENTRAL BUSINESS DISTRICT.

BE IT ORDAINED by the Bossier Parish Police Jury in regular and legal session convened on this 24th day of July, 2002, that Ordinance No. 783 of 1978 of the Police Jury of Bossier Parish, is hereby amended to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residence-Agriculture District, to B-3, Community and Central Business District, being more particularly described as follows:

Beginning at the Southeast Corner of the Southwest Quarter (SE/c of SW/4) of said Section 5, run thence North 00° 44' 03" West a distance of 2,652.92 feet; Run thence North 89° 20' 09" West a distance of 799.43 feet to the point of beginning of tract herein described; Run thence South 06° 01' 02" West a distance of 517.84 feet; Run thence North 86° 25' 09" East a distance of 521.86 feet; Run thence South 06° 40' 24" West a distance of 245.42 feet; Run thence West a distance of 523.40 feet; Run thence North 74° 15' 10" West a distance of 129.87 feet; Run thence North 67° 43' 09" West a distance of 219.68 feet; Run thence North 22° 16' 51" East a distance of 389.78 feet; Run thence North 89° 20' 09" West a distance of 258.83 feet to a point on the water's edge of Red River on February 22, 2002; Run thence along said water's edge North 20° 30' 57" East a distance of 265.80 feet; Thence leaving said water's edge run South 89° 20' 09" East a distance of 431.55 feet to the point of beginning of tract, containing 8.320 acres, more or less.

Applicant: Larry Taylor & TSC, Inc.

Purpose: Restaurant, boat/RV/trailer storage, and dirt pit until subdivision completion

The ordinance was offered by Mr. Meachum, seconded by Mr. Cummings. It was duly adopted on this 24th day of July, 2002, with the following vote recorded:

AYES: Mr. Altimus, Mr. Avery, Mr. Cummings, Mr. Hammack, Mr. Johnston, Mr. Meachum, Mr. Rogers

NAYS: Mr. Cochran, Mr. Darby, Mr. Mitchell

ABSTAIN: None

ABSENT: Dr. Shell, Mr. Williams

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Rogers, seconded by Mr. Darby, to uphold the decision of the Bossier City-Parish MPC, to deny Case P-10-02, the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from I-2, Heavy Industry District and R-A, Residence Agriculture District, to R-1, PUD, One-Family Residence District, Planned Unit Development, for a single family residential subdivision, and a zoning amendment to change the zoning classification of a tract located in the same Section and Township, from I-2, Heavy-Industry District, to R-A, Residence-Agriculture District, for a buffer zone. (west side of Benton Road along Red River across from Brownlee Road) Motion carried, with the following vote recorded:

AYES: Mr. Altimus, Mr. Cochran, Mr. Darby, Mr. Hammack, Mr. Mitchell, Mr. Rogers.

NAYS:Mr. Avery, Mr. Cummings, Mr. Johnston, Mr. Meachum

ABSTAIN: None

ABSENT: Dr. Shell, Mr. Williams

Motion was made by Mr. Darby, seconded by Mr. Rogers, to uphold the decision of the Bossier City-Parish MPC, and deny Case P-11-02, the application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from R-A, Residence-Agriculture District, to R-2, Multi-Family Residence District, for townhouses. (west side of Benton Road along Red River across from Brownlee Road) Motion carried, with the following vote recorded:

AYES: Mr. Altimus, Mr. Cochran, Mr. Darby, Mr. Hammack, Mr. Mitchell, Mr. Rogers.

NAYS:Mr. Avery, Mr. Cummings, Mr. Johnston, Mr. Meachum

ABSTAIN: None

ABSENT: Dr. Shell, Mr. Williams

Motion was made by Mr. Rogers, seconded by Mr. Mitchell, to uphold the decision of the Bossier City-Parish MPC, and deny Case P-12-02, the amended application of Larry L. Taylor & TSC, Inc., to the Bossier City-Parish MPC for a zoning amendment to change the

zoning classification of a tract of land located in Section 5, Township 18 North, Range 13 West, Bossier Parish, LA, from I-2, Heavy Industry District, to R-A, Residence-Agriculture District, for a dirt pit until subdivision is completed. (west side of Benton Road along Red River across from Brownlee Road) Motion carried, with the following vote recorded:

AYES: Mr. Altimus, Mr. Cochran, Mr. Darby, Mr. Hammack, Mr. Mitchell, Mr. Rogers.

NAYS: Mr. Avery, Mr. Cummings, Mr. Johnston, Mr. Meachum

ABSTAIN: None

ABSENT: Dr. Shell, Mr. Williams

Visitor No. 3, Mr. Sean Hintz regarding an easement in Bay Hills North, was not present.

Motion was made by Mr. Mitchell, seconded by Mr. Darby, to schedule a public hearing on August 21, 2002, to consider the application of Sam Digilormo to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a tract of land located at 939 Highway 80 East, Haughton, LA, from B-3, Community and Central Business District, to include L-3A, Liquor District, for a barbecue restaurant with on-premises consumption of beer and wine. Motion carried unanimously.

Motion was made by Mr. Meachum, seconded by Mr. Darby, to approve the application of Charles Gray for a 2002 Bossier Parish beer license at Fillmore Pub and Grub, 6511 Highway 80 East, Princeton, LA. Motion carried unanimously. The application has been approved by the Sheriff's Department and the Health Department.

Motion was made by Mr. Johnston, seconded by Mr. Mitchell, to advise that the police jury has no objection to the request of United Auto Workers/General Motors to sell beer at a one-day Labor Day Celebration to be held on September 7, 2002, at Cypress Park, 135 Cypress Park Drive, Benton, LA. Motion carried unanimously.

Motion was made by Mr. Meachum, seconded by Mr. Mitchell, to approve the application of Olde Oaks Golf Club, LLC, for a 2002 liquor license at Olde Oaks Golf Club, 60 Golf Club Drive, Haughton, LA. Motion carried unanimously. The application has been approved by the Sheriff's Department and the Health Department.

Motion was made by Mr. Johnston, seconded by Mr. Rogers, to adopt a resolution providing for the appointment of the following persons to serve as the Board of Commissioners for Bossier Parish Fire District No. 7:

**Mr. Alvin Ray Johnston
Ms. Gail DeMoss
Mr. Arthur Lee
Mr. W. F. McInnis
Mr. Ray Tompkins**

Motion carried unanimously.

RESOLUTION

A RESOLUTION AMENDING THE RESOLUTION ADOPTED BY THE POLICE JURY OF THE PARISH OF BOSSIER ON JUNE 19, 2002, ENTITLED "A RESOLUTION CREATING A FIRE PROTECTION DISTRICT WITHIN THE PARISH OF BOSSIER PARISH, STATE OF LOUISIANA, AND DEFINING AND DESCRIBING THE BOUNDARIES THEREOF."

BE IT RESOLVED by the Police Jury of the Parish of Bossier, State of Louisiana, acting as the governing authority of said Parish, that:

SECTION 1. Section 3 of the Resolution adopted by the Bossier Parish Police Jury on June 19, 2002, as described above, be and the same is hereby amended to read as follows:

"That in accordance with the provisions of the Act, the Police Jury hereby appoints Mr. Alvin Ray Johnston, Mr. Arthur Lee, Ms. Gail DeMoss, Mr. W. F. McInnis, and Mr. Ray Tompkins, as resident property taxpayers of the District, to serve as the Police Jury appointees to the Board of Commissioners (the "Board"), which shall be the governing authority of the District. At the organization meeting of the Board, the members appointed to the Board by the Police Jury shall designate the Board member who shall serve as the initial Chairman of the Board. Also, at the organization meeting, the members of the Board shall by lot determine their terms of office as follows: Two (2) members of the Board shall hold office until one year from July 31, 2002, and three (3) members shall hold office until two years from July 31, 2002. All members subsequently appointed to the Board shall serve a period of two (2) years. That the domicile of the District shall be and is hereby designated as Plain Dealing, Bossier Parish, Louisiana, and such domicile is within the corporate limits of the District, and that the above named members of the Board shall meet at said domicile on the 30th day of July, 2002, at one o'clock (1:00) o'clock p.m., and shall then and there proceed to organize and elect their officers, all in the manner and form provided by law."

SECTION 2. The said Resolution, as amended, is hereby ratified and confirmed and remains in full force and effect as amended.

The resolution was offered by Mr. Johnston, seconded by Mr. Rogers. It was duly adopted on this 24th day of July, 2002, with the following vote recorded:

YEAS: Mr. Altimus, Mr. Avery, Mr. Cochran, Mr. Cummings, Mr. Darby, Mr. Hammack, Mr. Johnston, Mr. Meachum, Mr. Mitchell, Mr. Rogers.

NAYS: None

ABSENT: Dr. Shell, Mr. Williams

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

A meeting of the Bossier Parish Property Standards Board was convened by the President. **Motion was made by Mr. Meachum, seconded by Mr. Johnston, to grant the owner of property at 1837 Caplis Sligo Road 60 days in which to bring his property into compliance with Bossier Parish property standards regulations. Motion carried unanimously.**

Motion was made by Mr. Meachum, seconded by Mr. Mitchell, to approve the final plat of the proposed development of Angelwood Village Subdivision, located in Section 8, Township 17 North, Range 11 West, Bossier Parish, LA. Motion carried unanimously. A public hearing to consider approval of the preliminary plat of this development was held on February 20, 2002, at which time approval was granted pending receipt of the final plat.

Mr. Jackson, Parish Attorney, stated that the developers of Angelwood Village Subdivision have been diligent in their efforts to meet all parish regulations.

Motion was made by Mr. Avery, seconded by Mr. Rogers, to approve Change Order No. 2 on the Kingston Road Improvements Project. Motion carried unanimously. Mr. Woodward explained that the Change Order provides for the use of stone bedding material in the 54" storm drain, and for the use of select fill in lieu of sand clay gravel, which results in a net decrease in the contract amount of \$78,044.00.

Motion was made by Mr. Cummings, seconded by Mr. Rogers, to authorize payment of accounts payable invoices for the month of June, 2002. Motion carried unanimously.

Mr. Woodward stated that in working to secure right-of-way along the east side of Airline Drive from Bayou Bend Subdivision to Deen Point Road, Ms. Monica Grappe has requested that the remaining parcels be flagged. He stated that Alliance, Inc., has provided a cost estimate of \$2,520 to complete the requested flagging. **Motion was made by Mr. Mitchell, seconded by Mr. Johnston, to approve an amendment to the contract for the Airline Drive Expansion Project, to include**

an additional amount of \$2,520 for the flagging of remaining parcels on the east side of Airline Drive from Bayou Bend Subdivision to Deen Point Road. Motion carried unanimously.

Mr. Woodward advised that Representative Billy Montgomery has requested that Rural Development Grant funds to Bossier Parish be limited to \$40,000 per project. He stated that the police jury has authorized an application for Rural Development Grant funds in the amount of \$69,162.46 for the overlay of Cash Point Road. **Motion was made by Mr. Rogers, seconded by Mr. Hammack, to amend the amount of Rural Development Grant funds to be requested for overlay of Cash Point Road to \$40,000. Motion carried unanimously.**

Motion was made by Mr. Johnston, seconded by Mr. Avery, to authorize an application for Rural Development Grant funds in the amount of \$25,000 for repair of the Ivan Lake dam. Motion carried unanimously.

RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 24th day of July, 2002, that it does hereby approve and support an application to the Office of Rural Development for funds in the amount of \$25,000 for repair of the Ivan Lake dam, Bossier Parish, LA.

The resolution was offered by Mr. Johnston, seconded by Mr. Avery. Upon unanimous vote, it was duly adopted on this 24th day of July, 2002.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Darby, seconded by Mr. Meachum, to schedule a public hearing on August 21, 2002, to consider approval of the plat of the proposed development of Bossier Farms, Unit No. 1, located in Section 25, Township 16 North, Range 11 West, Bossier Parish, LA. Motion carried unanimously.

Motion was made by Mr. Hammack, seconded by Mr. Mitchell, to adopt an ordinance to amend Ordinance No. 3826 of July 3, 2002, which provided for the acceptance of White Oak

Drive into the parish road system for permanent maintenance, to include a road location/legal description. Motion carried unanimously.

ORDINANCE NO. 3828

AN ORDINANCE TO AMEND ORDINANCE NO. 3826 OF JULY 3, 2002, WHICH PROVIDED FOR THE ADDING OF CHAPTER 25, SECTION 2.9, "INCORPORATION OF WHITE OAK DRIVE INTO PARISH MAINTENANCE SYSTEM", TO INCLUDE A LEGAL DESCRIPTION AND ROAD LOCATION.

BE IT ORDAINED by the Bossier Parish Police Jury in regular and legal session on this 24th day of July, 2002, that Ordinance No. 3826 of July 3, 2002, be and is hereby amended to amend Chapter 25, Section 2.9, of the Bossier Parish Code of Ordinances, to read as follows:

WHITE OAK DRIVE - 2.0 MILE, being a gravel road located in the Linton Acres Subdivision, Unit No. 2, in the West 1/2 of the East 1/2 of the Northwest 1/4 of Section 32, Township 20 North, Range 12 West, Bossier Parish, LA., south of Linton Road.

BE IT FURTHER ORDAINED, etc., that all other parts of Ordinance No. 3826 of July 3, 2002, shall remain in full force and effect.

The ordinance was offered by Mr. Hammack, seconded by Mr. Mitchell. Upon unanimous vote, it was duly adopted on this 24th day of July, 2002.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Rogers, seconded by Mr. Darby, to schedule a public hearing on August 21, 2002, to consider approval of the plat of the proposed development of Pierce Acres, located in Section 3, Township 18 North, Range 12 West, Bossier Parish, LA. Motion carried unanimously.

Motion was made by Mr. Rogers, seconded by Mr. Mitchell, to schedule a public hearing on August 21, 2002, to consider approval of the plat of the proposed development of Adner Estates, located in Section 3, Township 18 North, Range 12 West, Bossier Parish, LA. Motion carried unanimously.

Motion was made by Mr. Rogers, seconded by Mr. Mitchell, to schedule a public hearing on August 21, 2002, to consider approval of the plat of the proposed development of Rosedale Place, Unit No. 6, located in Section 33, Township 19 North, Range 13 West, Bossier Parish, LA. Motion carried unanimously.

Motion was made by Mr. Hammack, seconded by Mr. Rogers, to authorize Alliance, Inc./HDR Architecture, Inc., to proceed with the preparation of construction documents for the courthouse renovation/addition project. Motion carried unanimously.

Mr. Hammack reported on a meeting of the Building and Grounds Committee and URS Corporation regarding value engineering for the jail construction project. Mr. Hammack stated that items were reviewed individually, and that approval is recommended. He stated that there was discussion of fencing at the facility, advising that a brick fence will be an add alternate and would be advertised for bid. The total changes resulting from the value engineering will save approximately \$340,000 to \$425,000. **Motion was made by Mr. Hammack, seconded by Mr. Avery, to accept value engineering items on the jail construction project, as presented by URS under date of July 12, 2002. Motion carried unanimously.**

Mr. Cummings discussed air climate in the proposed prison facility. Mr. Hammack stated

that the jail will be maintained at a comfortable temperature, and that the temperature in office areas and inmate cells is controlled separately.

Mr. Rowe, Public Works Director, advised of a proposal to purchase a new generator for the Sheriff's Department radio room at an estimated cost of \$16,000. He stated that there are problems in restoring power to the radio room when the electricity at the courthouse is out. There was discussion of purchasing one large generator now, that will accommodate both the existing courthouse and the proposed courthouse expansion. **Motion was made by Mr. Hammack, seconded by Mr. Avery, to table this matter for additional information. Motion carried unanimously.**

Mr. Woodward stated that Mr. Gary Joiner, Precision Cartographics, is submitting information to the Justice Department in regard to the protest of the 2000 Census count for Bossier Parish. He stated that it is requested that an additional 932 structures be included in the census count for Bossier Parish.

Mr. Altimus stated that the Bossier Parish School Board's committee on redistricting issues has requested a meeting with the police jury's committee regarding this matter. Mr. Altimus, Mr. Avery, Mr. Cochran, Mr. Cummings and Mr. Mitchell have been appointed to serve as the police jury's committee to address redistricting issues. Mr. Altimus stated that Mr. Darby will replace him on this committee. A meeting with the school board's committee on redistricting issues is scheduled at 6:30 p.m., July 31, 2002, at Bikes, Etc., 2208 Benton Road, Bossier City.

Mr. Hammack discussed the matter of asbestos abatement in the courthouse, advising that this is not included in the courthouse addition/renovation project. He stated that The Newman Marchive Partnership, Inc., currently performs air quality monitoring in the courthouse, and has provided a proposal for preparation of specifications and bidding requirements for the abatement project. Mr. Altimus stated that it is requested that the asbestos abatement be complete prior to beginning construction of the courthouse renovation/addition project.

Motion was made by Mr. Hammack, seconded by Mr. Avery, to authorize The Newman Marchive Partnership, Inc., to proceed with the preparation of specifications and bid documents for asbestos abatement in the Bossier Parish Courthouse. Motion carried unanimously.

There was discussion of renovation of the remaining office space on the second floor of the Bossier Parish Office Complex building on Old Minden Road. Mr. Hammack presented price estimates for various work proposed, advising that it is recommended that the completion of electrical work, air conditioning/heating, etc., be done at one time. He stated that roof work is needed, as well as painting the exterior walls of the building. Mr. Hammack stated that the Section 8 Housing office will pay all costs for renovation of the additional office space they have requested.

Mr. Hammack stated that the Drug Court program has requested that the police jury waive rental fees for office space until additional grant funds for the program are secured. Mr. Darby stated that these programs should be monitored closely.

Motion was made by Mr. Hammack, seconded by Mr. Avery, to proceed with renovation of the second floor of the Bossier Parish Office Complex on Old Minden Road, in accordance with the request for additional office space for the Drug Court, Truancy and Section 8 offices, to include work on other second floor spaces to the extent practicable, to include roof repairs, outside painting, stairwell and elevator work, with Section 8 office additions to be charged to the Section 8 Admin Fund, roof repair and outside painting to be paid from the Health Unit Fund, and other repairs to be paid from the Capital Projects Fund. Motion carried unanimously.

Motion was made by Mr. Hammack, seconded by Mr. Rogers, to waive rent charges to the Drug Court Program for office space on the second floor of the health unit for a period of one year. Motion carried unanimously. The jury requested a quarterly report on drug court activities.

A meeting of the Policy and Procedures Committee is scheduled at 3:00 p.m., Wednesday, July 31, 2002, in the police jury conference room, to discuss establishment of an inventory system

for the highway department.

Motion was made by Mr. Avery, seconded by Mr. Rogers, to authorize the President to execute a contract with Webster Gravel and Asphalt Company, Inc., in regard to the FY2000-2001 LCDBG Street Improvement Project, Contract I - Construction. Motion carried unanimously.

RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 24th day of July, 2002, that Bill Altimus, President, be and is hereby authorized to execute on behalf of the Bossier Parish Police Jury, the contract with Webster Gravel and Asphalt Company, Inc., in connection with the FY 2000-2001 LCDBG Street Improvement Project, Contract I - Construction.

The resolution was offered by Mr. Avery, seconded by Mr. Rogers. Upon unanimous vote, it was duly adopted on this 24th day of July, 2002.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Cummings, seconded by Mr. Hammack, to authorize the Parish Attorney to file a Notice of Contempt against Mr. Steve Slaughter for a zoning violation in South Bossier Parish. Motion carried unanimously.

Mr. Jackson advised of receipt of an Attorney General's opinion advising that the police jury can require an A-rated performance bond and/or payment bond for publicly financed construction contracts.

Mr. Jackson referred to the buy-out of a home in Tall Timbers through the FEMA Hazard Mitigation Assistance Program, advising that the homeowner has requested that the police jury proceed with finalizing the purchase of the property, but allow them to remain in the home rent free until construction of their new home is complete.

After discussion, **motion was made by Mr. Rogers, seconded by Mr. Avery, that subject to FEMA approval, the homeowner will be allowed to remain in the house for the period of**

time normally allowed by FEMA regulations, and thereafter, they must pay fair market rent and obtain renter's insurance. Motion carried unanimously.

Motion was made by Mr. Avery, seconded by Mr. Rogers, to authorize the President to execute the contract with Cajun Constructors for State Project No. 576-08-0001 (331), Flood Control Improvements to Tall Timbers Lateral. Motion carried unanimously.

RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 24th day of July, 2002, that Bill Altimus, President, be and is hereby authorized to execute on behalf of the Bossier Parish Police Jury, the contract with Cajun Constructors for State Project No. 576-08-0001 (331), Flood Control Improvements to Tall Timbers Lateral.

The resolution was offered by Mr. Avery, seconded by Mr. Rogers. Upon unanimous vote, it was duly adopted on this 24th day of July, 2002.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY

Motion was made by Mr. Meachum, seconded by Mr. Rogers, to adjourn into executive session to discuss potential litigation with Willis Knighton Health System in regard to medical expenses for Margarita Green. Motion carried unanimously.

The president reconvened the regular meeting at 6:45 p.m. Mr. Cummings discussed information he obtained at the NACo Convention regarding the availability of homeland security grants. After discussion, **motion was made by Mr. Cummings, seconded by Mr. Rogers, to authorize the seeking of this type of grant. Motion carried unanimously.**

Motion was made by Mr. Avery, seconded by Mr. Meachum, to authorize the parish attorney to notify the owner of property at 2007 Chelsy Drive of violations of parish ordinances, and to request clean-up, removal of trash and removal of an abandoned vehicle. Motion carried unanimously.

Mr. Cochran advised that Mr. Al Barrera, insurance agent, will attend the August 7 police jury meeting to report on group hospitalization insurance.

Motion was made by Mr. Cochran, seconded by Mr. Hammack, to ratify action taken at a telephone poll to provide a \$35,000 emergency loan to the Johnny Gray Jones Youth Shelter, pending receipt of state operating funds, at which time the money will be refunded. Upon vote, the motion carried.

There being no further business to come before the Bossier Parish Police Jury in regular and legal session on this 24th day of July, 2002, the meeting was adjourned by the President at 7:00 p.m.

CHERYL G. MARTIN
SECRETARY-TREASURER

BILL ALTIMUS, PRESIDENT
BOSSIER PARISH POLICE JURY