

BOSSIER PARISH POLICE JURY  
BENTON, LOUISIANA  
MINUTES  
July 3, 2013  
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The Bossier Parish Police Jury met in regular and legal session on the 3<sup>rd</sup> day of July, 2013, at 2:00 p.m., in the Police Jury Meeting Room, Bossier Parish Courthouse, Benton, Louisiana. The President, Mr. Jimmy Cochran, called the meeting to order. The invocation was given by Mr. Jerome Darby, and the pledge of allegiance was led by Mr. Bob Brotherton. The Parish Secretary, Ms. Cindy Dodson, called the roll, with all members present, as follows:

Mr. Rick Avery	Mr. Jerome Darby
Ms. Wanda Bennett	Mr. Wayne Hammack
Mr. Glenn Benton	Mr. Mac Plummer
Mr. Bob Brotherton	Mr. Doug Rimmer
Mr. Jimmy Cochran	Mr. Fred Shewmake
Mr. Sonny Cook, Excused	Mr. Jack Skaggs

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Others present were Mr. Bill Altimus, Parish Administrator; Mr. Patrick Jackson, Parish Attorney; Ms. Cindy Dodson, Parish Secretary.

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**Motion was made by Mr. Avery, seconded by Mr. Hammack, to amend the agenda to add Mr. Gary Alderman as a visitor.**

The President called for public comment. There being none, **motion carried, with the following vote recorded:**

**AYES: Mr. Avery, Ms. Bennett, Mr. Benton, Mr. Brotherton, Mr. Cochran, Mr. Darby, Mr. Hammack, Mr. Plummer, Mr. Rimmer, Mr. Shewmake, Mr. Skaggs**

**NAYS: None**

**ABSTAIN: None**

**ABSENT: Mr. Cook**

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Mr. Gary Alderman, President of Rosedale Place Homeowners Association, expressed concern regarding door-to-door solicitors in Rosedale Place Subdivision. He stated there are a number of senior citizens living in Rosedale Place Subdivision who have expressed concern regarding recent door-to-door solicitors selling alarm systems. Mr. Alderman stated that residents have advised him that they are being harassed by the solicitors and are being asked for personal information. He further stated that the salesmen advised residents that there have been several burglaries in Rosedale Place Subdivision.

Mr. Alderman stated that he contacted the Sheriff's Department and was advised that they were aware that the group was working door-to-door in the parish selling alarm systems. He advised that a deputy did approach the salesmen and found that a 12-passenger van with men from Utah was driving around the neighborhood trying to sell alarm systems.

Mr. Alderman requested the police jury's assistance in prohibiting door-to-door solicitors from entering subdivisions. Mr. Jackson advised that a parishwide ordinance prohibiting door-to-door solicitation is not possible, but that each individual property owner can prohibit solicitation at his or her private property by placing a sign on their property. He requested that he be allowed to review this matter further. Mr. Jackson stated that it may be feasible for the police jury to adopt an ordinance allowing individual subdivisions to petition the jury on a case-by-case basis to prohibit door-to-door solicitation within that subdivision.

Mr. Alderman asked if the homeowners association could revise its covenants to address this matter. Mr. Jackson stated that the homeowners association can revise its covenants, but the Sheriff's Department is not authorized to enforce subdivision covenants. He again recommended that each individual property owner place a sign on their property prohibiting solicitation. Mr. Cochran requested that this request be further addressed by the Road/Subdivision Regulations Committee and the Parish Attorney.

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Ms. Dodson announced the public hearing to consider approval of the Minor Plat for Bowman's Grading and Asphalt, Inc., located in Section 13, Township 17 North, Range 12 West, Bossier Parish, LA.

Mr. Nguyen Kha, Assistant Engineer, stated that Bowman's Grading and Asphalt, Inc., will construct a proposed office and yard for its business operation on the 10-acre tract of land.

After further discussion and there being no opposition, **motion was made by Mr. Brotherton, seconded by Mr. Plummer, to approve the Minor Plat for Bowman's Grading and Asphalt, Inc., located in Section 13, Township 17 North, Range 12 West, Bossier Parish, LA.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the public hearing to consider approval of the plat of the proposed development of Willow Trace Subdivision, Unit No. 2-A, being a resubdivision of Lots 8 and 9, Willow Trace Subdivision, Unit No. 2, located in Section 36, Township 19 North, Range 13 West, Bossier Parish, LA.

Mr. Travis Sturdivant, Raley and Associates, Inc., stated that the owner of Lots 8 and 9 is requesting approval for relocation of the property line between the two lots.

After further discussion and there being no opposition, **motion was made by Mr. Skaggs, seconded by Mr. Avery, to approve the plat of the proposed development of Willow Trace Subdivision, Unit No. 2-A, being a resubdivision of Lots 8 and 9, Willow Trace Subdivision, Unit No. 2, located in Section 36, Township 19 North, Range 13 West, Bossier Parish, LA.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the public hearing to consider approval of the plat of the proposed development of Dogwood South Subdivision, Unit No. 17, located in Section 9, Township 18 North, Range 12 West, Bossier Parish, LA.

Mr. Micha Duffy, Coyle Engineering Co., Inc., stated that the proposed development is a continuation of the existing units of Dogwood South Subdivision. Mr. Benton advised that the proposed development will include sidewalks and streetlights, and recommended approval.

After further discussion, **motion was made by Mr. Benton, seconded by Mr. Shewmake, to approve the plat of the proposed development of Dogwood South Subdivision, Unit No. 17, located in Section 9, Township 18 North, Range 12 West, Bossier Parish, LA.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the hearing to consider condemnation of property at 610 Highway 164, Haughton, LA. Mr. Mike Vetkoetter, Property Standards Officer, presented current photographs of the property and reported that there has been no change in the condition of the property. Mr. Vetkoetter stated that the property does present an imminent threat to public health and safety.

After further discussion, **motion was made by Mr. Avery, seconded by Mr. Benton, to proceed with condemnation of property at 610 Highway 164, Haughton, LA, in accordance with property standards regulations.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the hearing to consider condemnation of property at 7305 Wood Duck Trail, Princeton, LA. Mr. Vetkoetter presented current photographs of the property and reported that there has been no change in the condition of the property. Mr. Vetkoetter stated that the property does present an imminent threat to public health and safety.

After further discussion, **motion was made by Mr. Avery, seconded by Ms. Bennett, to proceed with condemnation of property at 7305 Wood Duck Trail, Princeton, LA, in accordance with property standards regulations.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the hearing to consider condemnation of property at 200 East Pointe Drive, Benton, LA. Mr. Vetkoetter presented current photographs of the property and reported that there has been no change in the condition of the property. Mr. Vetkoetter stated that the property does present an imminent threat to public health and safety.

After further discussion, **motion was made by Ms. Bennett, seconded by Mr. Rimmer, to proceed with condemnation of property at 200 East Pointe Drive, Benton, LA, in accordance with property standards regulations.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Ms. Dodson announced the hearing to consider condemnation of property at 123 Elmview Lane, Haughton, LA. Mr. Vetkoetter presented current photographs of the property and advised that the property is now in compliance with property standards regulations. He recommended that condemnation proceedings be dismissed.

**Motion was made by Mr. Benton, seconded by Mr. Brotherton, to dismiss condemnation proceedings on property at 123 Elmview Lane, Haughton, LA.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Mr. Jackson discussed that matter of marinas on Lake Bistineau, advising that Lake Bistineau is the only place that there are functioning marinas located inside the regulated area of the parish, and the rest are located in the regulated area of the city which are called riverboats. He stated that for many years, marinas located on regulated bodies of water outside the Bossier City limits have served as a multi-use facility providing a gas station, restaurant, bar and convenience store. He stated that the majority of traffic to these establishments is on the weekends.

Mr. Jackson presented a proposed amendment to Chapter 6 of the Bossier Parish Code of Ordinances to exempt marina establishments from parish closing laws in connection with Sunday sales of alcoholic beverages, allowing them to remain open on Sunday and sell alcohol. He recommended that it be stipulated that the marina must be located on a regulated lake, river or other body of water. He further stated that if adopted, the proposed new regulations will apply to Lake Bistineau, Cypress Lake, Black Bayou, and the Red River.

Mr. Brotherton stated that Sunday is a busy day for marinas on Lake Bistineau. He stated that the four marinas on the lake have been established and open for many years. Mr. Brotherton stated that patrons come to the marinas for many reasons.

Mr. Benton expressed concern that if a marina is not clearly defined in the parish regulations, bars will begin to open on Bossier Parish lakes. Mr. Jackson stated that he will include a definition that will require an establishment to meet certain criteria in order to be considered a marina.

Ms. Carol Hudson, Our Place Bar and Grill, stated that they are one of four marinas located on Lake Bistineau. She stated that they have a pier and boat house, and that all four marinas serve food, soft drinks, tea and lunches. She advised that the marinas could not survive if they are not allowed to be open on Sundays.

Ms. Cathy Stanford, Roger's Marina located on Lake Bistineau, stated that they do not sell fuel, but do have a boat launch and would not be able to survive if they are forced to close on Sundays.

After further discussion, **motion was made by Mr. Brotherton, seconded by Mr. Plummer, to Amend Chapter 6 of the Bossier Parish Code of Ordinances, to exempt marina retail establishments from parish closing laws in connection with Sunday sales of alcoholic beverages, and to define a marina establishment to include at least a kitchen, boat launch, and stalls and to be within a 1,000 foot proximity of a regulated lake, river or other body of water.**

The President called for public comment. There being none, **votes were cast and the motion carried, with Ms. Bennett opposing.**

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**Motion was made by Ms. Bennett, seconded by Mr. Rimmer, to approve the request of Sportspectrum for a letter of no objection to the selling of beer at the annual River Cities Triathlon on August 4, 2013, at the Cypress-Black Bayou Recreation Park, 135 Cypress Park Drive, Benton, LA.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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Mr. Stewart Cathey, MOLA Promotions, advised that MOLA Promotions specializes in concert events. He stated that the owner of Red River South Marina & Resort contacted MOLA Promotions to assist with holding an outdoor concert event on Saturday, July 20, 2013, on property located just south of Red River South Marina & Resort.

Captain William Cox, Bossier Parish Sheriff's Department, advised that he is currently over patrol and off-duty security operations for special events. He asked how many people are expected to attend the event and what security measures are in place for this event. Captain Cox expressed concern regarding the additional burden this event may have on deputies who are on-duty at the time of the event. He asked if there are plans for using a private security company or if off-duty deputies will be asked to provide security. Mr. Cathey stated that they plan on requesting off-duty deputies from the Bossier Parish Sheriff's Department. Captain Cox requested that Mr. Cathey contact him to further discuss security for this event, and advised that they have no objection to the event as long as adequate security is available.

Mr. Jackson requested that the police jury consider reviewing regulations to require that entities requesting a letter of no objection from the police jury, obtain approval from the Bossier Parish Sheriff's Department for security measures prior to requesting a letter of no objection from the police jury.

Mr. Sam Marsiglia, Bossier City-Parish Metropolitan Planning Commission, stated that this event is being held on property located within the five-mile jurisdiction of the Bossier City-Parish MPC, advising that a zoning permit is required from the MPC prior to presenting a request to the police jury. He stated that the Bossier City-Parish MPC requires that the applicant provide them with a security plan, a letter of approval from the property owner, and several other requirements prior to the event being held. Mr. Cathey is to meet with Mr. Marsiglia to further discuss the requirements of the Bossier City-Parish MPC.

After further discussion, **motion was made by Mr. Plummer, seconded by Mr. Brotherton, to approve the request of MOLA Promotions for a letter of no objection to the selling of beer at an outdoor concert event on July 20, 2013, on property located south of the Red River South Marina & Resort, Bossier City, LA, subject to approval by the Bossier Parish Sheriff's Department and Bossier City-Parish Metropolitan Planning Commission.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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**Motion was made by Mr. Benton, seconded by Mr. Brotherton, to approve the application of Sharp Elon Properties, LLC, and Elon Oil Company, LLC, d/b/a Red Point Food Mart, for a 2013 beer license at Red Point Food Mart, 5315 Highway 80, Haughton, LA.** The application has been approved by the Sheriff's Department and the Health Department.

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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**Motion was made by Ms. Bennett, seconded by Mr. Benton, to declare a 60-foot radio tower as surplus, to approve the donation of the tower to the Cypress-Black Bayou Recreation & Water Conservation District, and to authorize the Parish Administrator to execute documents.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

#### RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 3<sup>rd</sup> day of July, 2013, that William Altimus, Parish Administrator, be and is hereby authorized to execute on behalf of the Bossier Parish Police Jury, any and all documents in connection with the donation of a 60-foot radio tower to the Cypress-Black Bayou Recreation & Water Conservation District.

The resolution was offered by Ms. Bennett, seconded by Mr. Benton. Upon unanimous vote, it was duly adopted on this 3<sup>rd</sup> day of July, 2013.

CINDY A. DODSON  
PARISH SECRETARY

JIMMY COCHRAN, PRESIDENT  
BOSSIER PARISH POLICE JURY

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Mr. Brotherton stated that he has reviewed the proposed contract from Craig S. Charbonnet, Inc., in connection with the request to pump water from Lake Bistineau for use in oil/gas drilling operations. He stated that the contract provides that it is renewable each year for a five year period, and that the proposed plat shows two projected well sites for drilling. Mr. Brotherton stated that if the contract is approved as is, the parish could lose revenue. He recommended that the contract reflect that the funds will be received on a per well basis. Mr. G.W. Scott, Craig S. Charbonnet, Inc., stated that they would consider negotiating the contract to be based on a per well basis.

Mr. Jackson stated that his concern is noise and debris issues, and stated that he will need to meet with the attorneys for all parties in this matter to reach an amicable agreement. Mr. Scott stated that they will take the necessary

steps to keep the noise to a minimum. Mr. Jackson requested that the agreement specifically stipulate that this agreement pertains only to the oil and gas company represented by Craig S. Charbonnet, Inc.

Mr. Benton advised that the agreement provides that the company has 12 months to remove its equipment once they have completed the work, and requested that this be reduced to 30 days.

Mr. Brotherton recommended that revenues received in this matter be placed in the Parks and Recreation Fund.

After further discussion, **motion was made by Mr. Brotherton, seconded by Mr. Shewmake, to approve a request from Craig S. Charbonnet, Inc., for authority to pump water from Lake Bistineau for use in oil/gas drilling operations, subject to legal review of all contract documents, and all revenues received to be placed in the Parks and Recreation Fund.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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**Motion was made by Mr. Skaggs, seconded by Mr. Plummer, to approve Amendment No. 3 to the Professional Services Agreement with KSA Alliance, Inc., on the Wemple Road Reconstruction Project in the amount of \$26,500, and to authorize the President to execute documents.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

#### RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 3<sup>rd</sup> day of July, 2013, that Jimmy Cochran, President, be and is hereby authorized to execute on behalf of the Bossier Parish Police Jury, Amendment No. 3 to the Professional Services Agreement with KSA Alliance, Inc., on the Wemple Road Reconstruction Project in the amount of \$26,500.

The resolution was offered by Mr. Skaggs, seconded by Mr. Plummer. Upon vote, it was duly adopted on this 3<sup>rd</sup> day of July, 2013.

CINDY A. DODSON  
PARISH SECRETARY

JIMMY COCHRAN, PRESIDENT  
BOSSIER PARISH POLICE JURY

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Mr. Kha presented Change Order No. 1 on the Edwards Subdivision Wastewater Collection System Project, advising that this plan change results in an additional cost of \$4,700. **Motion was made by Mr. Skaggs, seconded by Mr. Avery, to approve Change Order No. 1 on the Edwards Subdivision Wastewater Collection System Project, and to authorize the President to execute documents.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

#### RESOLUTION

BE IT RESOLVED by the Bossier Parish Police Jury in regular and legal session on this 3<sup>rd</sup> day of July, 2013, that it does hereby approve Change Order No. 1 on the Edwards Subdivision Wastewater Collection System Project.

BE IT FURTHER RESOLVED that Jimmy Cochran, President, is hereby authorized to execute said Change Order No. 1.

The resolution was offered by Mr. Skaggs, seconded by Mr. Avery. Upon unanimous vote, it was duly adopted on this 3<sup>rd</sup> day of July, 2013.

CINDY A. DODSON  
PARISH SECRETARY

JIMMY COCHRAN, PRESIDENT  
BOSSIER PARISH POLICE JURY

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Mr. Avery advised that approximately three years ago, residents of Cypress Bend Subdivision requested a four-way stop at the intersection of Chinquapin Drive and Alder Lane due to speeding in this area. He stated that this matter was discussed, but no resolution to the matter was reached. Mr. Skaggs asked if the homeowners' association has responded to any correspondence sent to them regarding this request by residents. Mr. Kha stated that there has been no response from the homeowners' association, and that Coyle Engineering Co., Inc., does not recommend a four-way stop at this intersection.

Mr. Plummer stated that stop signs are not a deterrent for speeding, but are used to prevent accidents. He recommended that if speeding is the issue, the Bossier Parish Sheriff's Department be contacted to increase patrol in this area. Mr. Skaggs recommended that the Sheriff's Department be contacted to monitor this area for speeding, and requested a report from the Sheriff's Department to determine how many speeding tickets have been issued in this area, as well as any accidents.

After further discussion, **motion was made by Mr. Skaggs, seconded by Ms. Bennett, to table the discussion of a four-way stop at the intersection of Chinquapin Drive and Alder Lane in Cypress Bend Subdivision, to be considered at the July 17, 2013, regular meeting.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.**

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**Motion was made by Mr. Avery, seconded by Mr. Benton, to reappoint Mr. Jackie Byrd and Mr. Dennis Hays to the Bossier Parish Fire District No. 7 Board of Commissioners for two-year terms each, terms to expire July 31, 2015.**

The President called for public comment. There being none, **votes were cast and the motion carried unanimously.** Mr. Avery requested that a letter of appreciation be sent to Mr. Byrd and Mr. Hays for their willingness to continue to serve on the board.

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Jurors were provided a copy of district highway reports.

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Mr. Altimus reported that the annual Police Jury Association Region 4 meeting is being hosted by Natchitoches Parish on August 8, 2013. He stated that the meeting will be held at the Natchitoches Events Center, 750 Second Street,

Natchitoches, LA, beginning at 5:00 p.m. He requested that jurors advise the staff if they plan to attend. Mr. Altimus stated that Bossier Parish will host this event in 2014.

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Mr. Kha advised that the New Barksdale Air Force Base Entrance at Bodcau Station Road project and Wemple Road Reconstruction project will begin Monday, July 8, 2013.

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Mr. Kha stated that bids will be received on Tuesday, July 9, 2013, for the Deen Point Road Overlay project and the Sligo Road Turning Lane project.

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Mr. Avery advised that he has received several complaints regarding the northbound right- hand turn lane at Airline Drive and Wemple Road being closed when there is no construction work being done at the building site of the CVS Pharmacy. He requested that the cones be moved to allow use of the northbound right-hand turn lane when construction crews are not working. Mr. Kha is to review this matter.

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Mr. Ronnie Andrews, Public Works Director, reported on activities of the highway department and on several road projects in the parish. He stated that 6.2 miles of the 2013 Road Overlay Program are now complete.

Mr. Andrews advised that the Daleen Road bridge replacement project is complete and advised that overlay of Daleen Road will be done in the near future.

Mr. Andrews advised that construction has begun on the boat launch at the Red River National Wildlife Refuge.

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Mr. Benton presented a letter of appreciation from Ms. Ida Rutledge commending parish work crews for their work replacing the storm water drainage pipes in front of her home at 307 Oak Ridge Lane, Haughton, LA.

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Mr. Benton encouraged the jurors to attend the annual Police Jury Association Region 4 meeting on August 8, 2013.

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Mr. Cochran reported that the police jury has received a refund check from Blue Cross Blue Shield surplus funds in the amount of \$135,334.55.

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There being no further business to come before the Bossier Parish Police Jury in regular and legal session on this 3<sup>rd</sup> day of July, 2013, the meeting was adjourned by the President at 3:10 p.m.

CINDY A. DODSON  
PARISH SECRETARY

JIMMY COCHRAN, PRESIDENT  
BOSSIER PARISH POLICE JURY