

**MINUTES OF A REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF RUSTON HELD ON MONDAY, FEBRUARY 2, 2009, AT 5:30 P.M., IN COUNCIL CHAMBERS/COURTROOM, 2<sup>ND</sup> FLOOR, CITY HALL, 401 NORTH TRENTON, RUSTON, LOUISIANA**

A regular meeting of the Mayor and Board of Aldermen of the City of Ruston was held Monday, February 2, 2009, at 5:30 p.m., in the Council Chambers/Courtroom, 2<sup>nd</sup> Floor, City Hall, 401 North Trenton, Ruston, Louisiana.

A quorum was present, notice having been duly served. Mayor Dan Hollingsworth, Aldermen Jedd Lewis, Elmore Mayfield, Jim Pearce, Levell Thurman and Alderwoman Marie Riggs were present.

Mayor Hollingsworth called the meeting to order at 5:30 p.m. Alderman Jim Pearce led in the invocation.

**I. ADOPT:**

**A. AGENDA.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to amend the agenda by deleting Code Enforcement Items IV-K & L pertaining to 902 Jones Street. The motion passed by unanimous vote. Alderman Jim Pearce made a motion, seconded by Alderman Elmore Mayfield, to adopt the agenda, as amended. The motion passed by unanimous vote.

**B. MINUTES OF JANUARY 5, 2009, REGULAR MEETING.**

Alderman Elmore Mayfield made a motion, seconded by Alderman Levell Thurman, to approve the Minutes of the January 5, 2009, Regular Council meeting. The motion passed by unanimous vote.

**II. ADMINISTRATION:**

**A. REAPPOINT WILLIAM C. SCHODLATZ TO THE CIVIL SERVICE BOARD FOR A TERM OF THREE (3) YEARS.**

Motion was made by Alderman Elmore Mayfield and seconded by Alderman Jim Pearce to reappoint William C. Schodlatz to the Civil Service Board for a three (3) year term. The motion passed by unanimous vote.

**B. REAPPOINT CHARLES JIMERSON TO THE CIVIL SERVICE BOARD FOR A TERM OF THREE (3) YEARS.**

Motion was made by Alderman Jim Pearce and seconded by Alderman Jedd Lewis to reappoint Charles Jimerson to the Civil Service Board for a three (3) year term. The motion passed by unanimous vote.

**C. CONSIDER RESOLUTION NO. \_\_\_\_ OF 2009, REQUESTING THE LINCOLN PARISH LEGISLATIVE DELEGATION TO SUPPORT THE CREATION OF THE LINCOLN PARISH GEOGRAPHIC INFORMATION SYSTEM DISTRICT.**

Lewis Love was present to discuss the resolution which urges and requests every member of the Lincoln Parish Legislative Delegation to support the creation of the Lincoln Parish Geographic Information System District for the purpose of the development and application of information technology support. Alderman Elmore Mayfield made a motion, seconded by Alderman Jedd Lewis, to adopt the resolution. The motion passed by unanimous vote. (RESOLUTION NO. 615 OF 2009)

**D. CONSIDER RESOLUTION NO. \_\_\_\_ OF 2009, ENDORSING THE PARTICIPATION OF KING'S RESTAURANT GROUP OF RUSTON, LLC, IN THE LOUISIANA ENTERPRISE ZONE PROGRAM.**

Jerry Moore and Stuart Clason were present to answer the Council's questions relating to the participation of King's Restaurant Group of Ruston, LLC, in the Louisiana Enterprise Zone Program. King's Restaurant Group is opening a family restaurant called 102A Bistro in the old E. Lee Young/Tia Maria building. Following a brief discussion, Alderman Jim Pearce made a motion, seconded by Alderman Elmore Mayfield, to adopt the resolution. The motion passed by unanimous vote. (RESOLUTION NO. 616 OF 2009)

**E. RECOMMENDATION OF PAY PLAN FOR CITY OF RUSTON POLICE DEPARTMENT.**

Ed Pittman, Public Works Administrator, reported that for several months a team of City employees including himself, Steve Rogers, Jim Hilton and Pat Doane had been conducting a salary survey of police and sheriff's departments in the North and Central Louisiana area and found the starting pay for the Ruston Police Department to be in the lower half in cities surveyed. He said that after careful consideration, they propose a new pay plan for the City's Police Department with a starting salary of \$30,000 per year for police officers and a pay increase for support personnel and commissioned officers, effective February 15, 2009, as per a copy of the Range Classification Plan for 2009 which was distributed to the Aldermen. Alderman Elmore Mayfield commented that the Council had reviewed the information presented and feel that it is a good plan which brings with it accountability and responsibility. Alderwoman Marie Riggs commended those involved for many months of hard work dedicated to the pay plan study and recommendation. After discussion, a motion to approve the proposed Pay Plan for the Police Department was made by Alderman Jim Pearce and seconded by Alderman Elmore Mayfield. The motion passed by unanimous vote.

**III. PUBLIC WORKS:**

**A. CONSIDER RESOLUTION NO. \_\_\_\_ OF 2009, AUTHORIZING CITY TO ENTER INTO CONTRACT FOR CONSTRUCTION OF NEW MAIN WAREHOUSE BUILDING FOR CITY OF RUSTON OPERATIONS COMPLEX.**

Lewis Love said that the City had received competitive bids for construction of the new main warehouse building at the Operations Complex based on construction plans and specifications and recommended that the contract for construction of the new main warehouse building be awarded to the lowest responsive, responsible bidder. Alderman Elmore Mayfield made a motion, seconded by Alderman Levell Thurman, to adopt the resolution. The motion passed by unanimous vote. (RESOLUTION NO. 617 OF 2009)

**IV. CODE ENFORCEMENT:**

**A. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 1406 HILL AVE. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 1406 Hill Avenue and to start the condemnation process. Dufour said the owner is not opposed to the demolition and recommended that the structure(s) be ordered condemned and set a time frame of 15 days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:45 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:45 p.m. and called for final consideration by the Aldermen.

**B. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 1406 HILL AVE.**

Motion was made by Alderman Elmore Mayfield and seconded by Alderman Levell Thurman to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**C. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 800 ARLINGTON ST. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 800 Arlington Street and to start the condemnation process. Dufour recommended that the structure(s) be ordered condemned and set a time frame of 30 days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:48 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:48 p.m. and called for final consideration by the Aldermen.

**D. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 800 ARLINGTON ST.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**E. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 821 ARLINGTON ST. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 821 Arlington Street and to start the condemnation process. Dufour said he had been in contact with the property owner and was informed that the owner has contracted to have the structure(s) removed. He, therefore, recommended that the structure(s) be ordered condemned and set a time frame of ninety (90) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:50 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:50 p.m. and called for final consideration by the Aldermen.

**F. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 821 ARLINGTON ST.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**G. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 1305/1307 STRAIN ST. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 1305/1307 Strain Street and to start the condemnation process. Dufour said the owners have indicated a desire to demolish the house themselves and that demolition permits have been issued. He, therefore, recommended that the structure(s) be ordered condemned and set a time frame of ninety (90) days for the owner to repair, remove or demolish the structure(s). In the event that

the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:52 p.m. Ms. Jacqueline Sumler, 1410 Oakdale Street, a property owner, requested three (3) months in order to complete the job. The Mayor closed the public hearing at 5:53 p.m. and called for final consideration by the Aldermen.

**H. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 1305/1307 STRAIN.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve the requests and proceed with the appropriate action. The motion passed by unanimous vote.

**I. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 1309 STRAIN ST. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 1309 Strain Street and to start the condemnation process. Dufour reported that the owners desire to demolish the house themselves. He, therefore, recommended that the structure(s) be ordered condemned and set a time frame of ninety (90) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:55 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:55 p.m. and called for final consideration by the Aldermen.

**J. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 1309 STRAIN ST.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**K. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 902 JONES ST. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

[This item was deleted from the Agenda.]

**L. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 902 JONES ST.**

[This item was deleted from the Agenda.]

**M. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 702 JENKINS AVE. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 702 Jenkins Avenue and to start the condemnation process. Dufour recommended that the structure(s) be ordered condemned and set a time frame of thirty (30) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:56 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:56 p.m. and called for final consideration by the Aldermen.

**N. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 702 JENKINS AVE.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**O. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 701 JENKINS AVE. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 701 Jenkins Avenue and to start the condemnation process. Dufour recommended that the structure(s) be ordered condemned and set a time frame of thirty (30) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:58 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:58 p.m. and called for final consideration by the Aldermen.

**P. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 701 JENKINS AVE.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**Q. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 708 JENKINS AVE. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation to demolish, remove or improve the structure(s) at 708 Jenkins Avenue and to start the condemnation process. Dufour recommended that the structure(s) be ordered condemned and set a time frame of thirty (30) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 6:01 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 6:01 p.m. and called for final consideration by the Aldermen.

**R. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 708 JENKINS AVE.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**S. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 620 GROVELAND AVE. CONCERNING ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED THERE.**

Mitch Dufour reported that the Council had previously voted to accept a recommendation

to demolish, remove or improve the structure(s) at 620 Groveland Avenue and to start the condemnation process. Dufour said the property owner has contracted to have the structure(s) removed and, therefore, recommended that the structure(s) be ordered condemned and set a time frame of ninety (90) days for the owner to repair, remove or demolish the structure(s). In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition of the structure(s) with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 6:02 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 6:02 p.m. and called for final consideration by the Aldermen.

**T. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 620 GROVELAND AVE.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's requests and proceed with the appropriate action. The motion passed by unanimous vote.

**V. PLANNING AND ZONING:**

**A. PUBLIC HEARING.**

Jim Hays reported that the applicant, Bond Street LLC, had submitted an application for a Conditional Use Permit to develop a .391 acre tract at 604 Bond Street to construct a seven unit, multi-family condominium development. He further stated that the applicant is concurrently requesting preliminary plat approval to subdivide the development into individual condominium units and that both the use and preliminary plat can be considered for approval under this conditional use permit. He said the Zoning Commission had reviewed the application on January 20, 2009, and voted unanimously to recommend approval subject to the following conditions:

1. Construction cannot commence prior to City department head approval of final construction plans.
2. Permit holder must obtain approval and/or permit for the driveway prior to beginning construction.
3. Permit holder must comply with all local, State and Federal regulations and requirements.
4. Development to be substantially in conformance with the approved site plans submitted as part of the Conditional Use Permit.

Mayor Hollingsworth called for a public hearing at 6:04 p.m. Having no one from the audience to comment, he closed the public hearing at 6:04 p.m., and called for final consideration by the Aldermen.

**B. CONSIDER CONCURRENT APPLICATIONS FOR CONDITIONAL USE APPROVAL AND PRELIMINARY PLAT APPROVAL.**

Case No. 1023: Conditional Use Approval to allow Multi-Family in a B-3 General Business Zone  
Preliminary Plat Approval  
Applicant: Bond Street LLC  
Location: 604 Bond Street

Alderman Elmore Mayfield made a motion, seconded by Alderman Jedd Lewis, to approve the request for conditional use and preliminary plat approval subject to the conditions set forth by the Zoning Commission. The motion passed by unanimous vote.

**VI. FINANCE:**

- A. INTRODUCE ORDINANCE NO. \_\_\_\_ OF 2009, AMENDING ORDINANCE NO. 1572 OF 2008 OF THE CITY OF RUSTON PROVIDING THE DATE, TIME AND PLACE OF REGULAR MEETINGS OF THE BOARD OF ALDERMEN OF THE CITY OF RUSTON, LOUISIANA FOR CALENDAR YEAR 2009.

The ordinance was introduced by Alderman Jim Pearce.

- B. APPROVE THE FOLLOWING BUDGET AMENDMENT FOR BUDGET YEAR OCTOBER 1, 2008 THROUGH SEPTEMBER 30, 2009:

|                 |                               |           |
|-----------------|-------------------------------|-----------|
| <b>1. From:</b> | General Fund – Fund Balance   | <143,181> |
| <b>To:</b>      | General Fund – Police Dept:   |           |
|                 | Salaries-Regular 130116-5110  | 129,050   |
|                 | Police Retirement 130116-5122 | 12,260    |
|                 | FICA Tax 130116-5129          | 1,871     |

Emmett Gibbs was present to discuss the budget amendment. Motion was made by Alderman Elmore Mayfield and seconded by Alderman Levell Thurman to approve the budget amendment. The motion passed by unanimous vote.

**VII. ADJOURN MEETING:**

There being no further business, the meeting of the Mayor and Board of Aldermen was adjourned at 6:08 p.m.

**March 2, 2009**  
**APPROVED**

**ATTEST:**

\_\_\_\_\_  
**EMMETT GIBBS, CLERK**

\_\_\_\_\_  
**DAN HOLLINGSWORTH, MAYOR**