

**MINUTES OF A REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF RUSTON HELD ON MONDAY, MARCH 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, March 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 Jedd Lewis led in the invocation.

**I. ADOPT:**

**A. AGENDA.**

Motion was made by Alderman Jim Pearce and seconded by Alderman Elmore Mayfield to adopt the agenda. The motion passed by unanimous vote.

**B. MINUTES OF FEBRUARY 2, 2009, REGULAR MEETING.**

Alderman Jim Pearce made a motion, seconded by Alderman Elmore Mayfield, to approve the Minutes of the February 2, 2009, Regular Council meeting. The motion passed by unanimous vote.

**II. PARKS AND RECREATION:**

**A. AUTHORIZE CITY TO ENTER INTO COOPERATIVE ENDEAVOR AGREEMENT WITH BOYS AND GIRLS CLUB OF NORTH CENTRAL LOUISIANA.**

Wes Barton was present to discuss the agreement. Motion was made by Alderman Jim Pearce and seconded by Alderman Levell Thurman to authorize the agreement, with funding. The motion passed by unanimous vote.

**III. WATER UTILITIES:**

**A. CONSIDER RESOLUTION NO. \_\_\_\_ OF 2009, DESCRIBING THE ACTIONS WHICH WILL BE TAKEN BY THE CITY REGARDING THE MUNICIPAL WATER POLLUTION PREVENTION ENVIRONMENTAL AUDIT REPORT IN ORDER TO MAINTAIN COMPLIANCE AND PREVENT EFFLUENT VIOLATIONS PER PERMIT REQUIREMENTS CONTAINED IN THE LOUISIANA WATER DISCHARGE PERMIT SYSTEM.**

Richard Aillet stated that the City is required to inform the Louisiana Department of Environmental Quality, through an Audit Report, that certain actions will be taken in order to maintain compliance and prevent effluent violations. After discussion, motion was made by Alderwoman Marie Riggs and seconded by Alderman Jedd Lewis to adopt the resolution which lists the City's actions in order to maintain compliance and prevent effluent violations per permit requirements contained in the Louisiana Water Discharge Permit System. The motion passed by unanimous vote. (RESOLUTION NO. 618 OF 2009)

**IV. PUBLIC WORKS:**

**A. CONSIDER RESOLUTION NO. \_\_\_\_ OF 2009, AUTHORIZING CITY TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT WITH LINCOLN PARISH POLICE JURY RELATING TO THE CONSTRUCTION OF IMPROVEMENTS TO CITY STREETS.**

Lewis Love commented on the Police Jury chip seal process for street improvements.

After a brief discussion, a motion was made by Alderman Jedd Lewis and seconded by Alderman Elmore Mayfield to adopt the resolution which authorizes the agreement with Lincoln Parish Police Jury as related to improvements to City Streets. The motion passed by unanimous vote. (RESOLUTION NO. 619 OF 2009)

**V. CODE ENFORCEMENT:**

**A. REQUEST PERMISSION TO START THE PROPERTY CONDEMNATION PROCESS AS REQUIRED BY ORDINANCE FOR THE STRUCTURES LOCATED AT THE FOLLOWING ADDRESSES:**

<u>Address</u>	<u>Owner</u>
1212 Martin Luther King	Zion Traveler Baptist Church
900 Lewis	James and Rita Maryland
1601 Allen	Adjudicated Property
401 Kennon Lane	Mildred F. Shanks
728 Martin Luther King	Litha Wilken
801 B Baldwin	Lonnie L. Blake
304/404 Grant	Ralph Patterson
324 West Vaughn	Louil Land Jr. ETAL
704 Gilman	Opal Tucker
1104 Larson	Pete Becks Jr
817 Ross	Nelson Brown
1121 Larson	Carrie Williams
1205 Larson	John Lewis ETAL
1017 Taylor	Essie L Collingsworth
813/811 Ross	Pete Becks Jr
901 Larson	Juanita W. Thompson

Alderman Jedd Lewis asked Mitch Dufour to review the condemnation process. Dufour also read the list of properties included on the agenda and recommended that structures located on the listed properties be demolished, removed or improved to meet current Building Code and requested permission to start the property condemnation process on these structures. Motion was made by Alderman Elmore Mayfield and seconded by Alderman Levell Thurman to approve Dufour's request. The motion passed by unanimous vote.

**B. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 608 MARTIN LUTHER KING 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 608 Martin Luther King and to start the condemnation process. He recommended that the structure at 608 Martin Luther King be ordered condemned and requested authorization for the staff to have the structure demolished and set a time frame of thirty (30) days for the owner to repair or remove 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 5:40 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:40 p.m. and called for final consideration by the Aldermen.

**C. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 608 MARTIN LUTHER KING.**

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

**D. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 415/417 EDGEWOOD 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 415/417 Edgewood and to start the condemnation process. He reported that he has been in contact with property owners and they are not opposed to the demolition. Dufour recommended that the structure(s) be ordered condemned and proceed with the demolition setting a time frame of fifteen (15) days. 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 5:42 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:42 p.m. and called for final consideration by the Aldermen.

**E. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 415/417 EDGEWOOD.**

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

**F. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 419/421 EDGEWOOD 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 419/421 Edgewood and to start the condemnation process. He recommended that the structure(s) be ordered condemned and requested authorization to demolish, setting a time frame of fifteen (15) days. 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.

**G. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 419/421 EDGEWOOD.**

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

**H. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 1110 LARSON 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 1110 Larson and to start the condemnation process. He stated that the property owner was willing to demolish the structures and had asked for additional time in which to do so. He recommended that the structure(s) be ordered condemned and set a time frame of ninety (90) days for the owner to demolish. In the event that the owner fails or refuses to comply with the Council's order, then the City may proceed with the demolition with all costs being billed to the owner.

Mayor Hollingsworth called for a public hearing at 5:46 p.m. James Davis, property owner, was present and stated that he is willing to demolish the structure and asked for an

additional ninety (90) days. The Mayor closed the public hearing at 5:47 p.m. and called for final consideration by the Aldermen.

**I. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 1110 LARSON.**

Motion was made by Alderman Levell Thurman and seconded by Alderman Elmore Mayfield to approve Dufour's recommendation and allow ninety (90) days for the property owner to comply and otherwise proceed with the appropriate action. The motion passed by unanimous vote.

**J. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 607 EDGEWOOD 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 607 Edgewood and to start the condemnation process. He stated that he had been in contact with William Dunn who purchased the property at a Sheriff's sale almost three years ago. Dufour stated that Mr. Dunn had advised him that he is waiting for the three-year redemption period to lapse in May 2009 before bringing the property into compliance. Dufour 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 5:48 p.m. William Dunn, property owner, came forward to thank the Council for their consideration. The Mayor closed the public hearing at 5:49 p.m. and called for final consideration by the Aldermen.

**K. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 607 EDGEWOOD.**

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

**L. PUBLIC HEARING FOR THE PROPERTY OWNERS OF 706 GROVELAND 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 706 Groveland and to start the condemnation process. He said the property owner is agreeable for the City to demolish her property and recommended that the structure(s) be ordered condemned and set a time frame of fifteen (15) days. 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.

**M. DISCUSS AND TAKE APPROPRIATE ACTION ON THE ABATEMENT OF THE SUBSTANDARD STRUCTURES LOCATED AT 706 GROVELAND.**

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

**VI. PLANNING AND ZONING:**

- A. INTRODUCE ORDINANCE DECLARING A TEMPORARY MORATORIUM ON THE CONSIDERATION OR APPROVAL OF APPLICATIONS FOR PRELIMINARY PLATS OR THE ISSUANCE OF NEW BUILDING OR GRADING PERMITS, FOR SPECIFIED HIGH-DENSITY RESIDENTIAL DEVELOPMENT IN THE CITY OF RUSTON, LOUISIANA.

The Ordinance was introduced by Alderwoman Marie Riggs.

**VII. FINANCE:**

- A. PUBLIC HEARING.

Mayor Hollingsworth called for a public hearing at 5:52 p.m. Having no one from the audience to come forward to comment, the Mayor closed the public hearing at 5:52 p.m. and called for final consideration by the Aldermen.

- B. CONSIDER 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.

Alderman Elmore Mayfield made a motion, seconded by Alderman Jim Pearce, to adopt the ordinance. The title of the ordinance was read, a roll call vote was taken and the following result was had:

YEA: ALDERMAN JEDD LEWIS  
ALDERMAN ELMORE MAYFIELD  
ALDERMAN JIM PEARCE  
ALDERWOMAN MARIE RIGGS  
ALDERMAN LEVELL THURMAN

NAY: NONE

ABSENT: NONE

The motion passed by unanimous vote. (ORDINANCE NO 1575 OF 2009)

**VIII. ADJOURN MEETING:**

There being no further business, the meeting of the Mayor and Board of Aldermen was adjourned at 5:53 p.m.

**April 6, 2009**  
**APPROVED**

**ATTEST:**

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

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