



# City of Lake Charles

326 Pujo Street  
P.O. Box 1178  
Lake Charles, LA  
70602-1178

## Meeting Agenda

### City Council

*Luvertha August, Rodney Geyen, Mark Eckard,  
Ronnie Harvey Jr., John Ieyoub, Stuart Weatherford  
Council President: Craig Marks*

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Wednesday, July 17, 2024

5:30 PM

Council Chambers at City Hall

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#### AGENDA FOR REGULAR MEETING OF JULY 17, 2024 TO BE TAKEN UP IN ACCORDANCE WITH RESOLUTION NO. 150-97, RULES FOR MEETING OF THE CITY COUNCIL OF LAKE CHARLES, LOUISIANA

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES OF JULY 3, 2024

DEFER/DELETE

#### APPOINTMENTS

1. **343-24** Appoint a chairman to review bids for Project No. 3274 - Gauthier Road Waterline Extension.

Sponsors: Craig Marks

#### PUBLIC HEARINGS

2. **408-24** Public hearing and consideration of the Lake Charles Planning & Zoning Commission's decision to deny a request for a Variance in order to establish a bar/lounge use within 300 ft. of a Residential Zoning District, within a Business Zoning District at 2708 Gerstner Memorial Drive.

3. **409-24** Public hearing and consideration of the Lake Charles Planning & Zoning Commission's decision to deny a request for a Variance in order to establish a convenience store while maintaining 1) existing four curb cuts vs. the maximum 2 allowed; 2) existing bufferyard abutting residential uses vs. the required 15'; and 3) existing landscaping bufferyard along public right-of-ways vs. required 15' bufferyard, within a Business Zoning District at 1920 Gerstner Memorial Drive.
  
4. **410-24** Public hearing and consideration of the Lake Charles Planning & Zoning Commission's decision to deny a request for a Variance in order to construct two accessory uses 1) thereby exceeding the allowable 40% of principle structure; and 2) allowing height of accessory uses to exceed height of principle structure within a Residential Zoning District at 3206 1st Avenue.
  
5. **411-24** Public hearing and consideration of the Lake Charles Planning & Zoning Commission's decision to deny a request for a Preliminary and Final Subdivision approval in order to subdivide a 2.4-acre more/less tract of land into thirty-two (32) residential tracts including a Major Conditional Use Permit for private drive access and Variance for lot size reductions, within a Residential Zoning District, in the northwest corner of W. Claude Street at Ernest Street.
  
6. **753-23** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 1214 North Jackson Street, Latoya Marie Ned Collins (Estate), owner.
  
7. **261-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 1517 Sunset Drive, Brandi Kay Hudson Broussard, owner.
  
8. **262-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 715 Pear Street, Arnold Price, Sr., Arnold Price, Jr., Catherine Price Green, and Wanda Price Guillory, owners.
  
9. **263-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2018 Martha Street, Arnold Price, Sr., Arnold Price, Jr., Catherine Price Green, and Wanda Price Guillory, owners.

10. **264-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 1907 ½ 8th Street, Leroy Joseph Gumms, owner.
11. **288-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 102 North Blake Street, Magnolia Robinson Pujo, Roy Felix Pujo, Sherman Pujo, Alton Pujo, Thelma Marie Pujo, Adolphe Pujo, Estelle Pujo Bisby, Thelma Marie Pujo and Willie Thompson, Jr., owners.
12. **289-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2110 Railroad Avenue, Brittany Ann Walker, Andre' N. Walker, and Danielle N. Walker, owners.
13. **290-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 413 Cherry Street, Laurel Crown Group, LLC, owner.
14. **291-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 224 Eddy Street, Darwin Hernandez, owner.
15. **292-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 213 North Ford Street, Lawrence Simien and Mearline Ledee Simien, owners.
16. **293-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 202 South Blake Street, Henry Lou Thomas, owner.
17. **294-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 200 Calcasieu Street, Frank Cole, owner.

18. **295-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 134 ½ South Louisiana Avenue, Charles Daniel Miller, Lois Miller Jones, Ruth Odell Miller Green, Keith Anthony Miller, Willie Joseph Miller, III, and Debra Michelle Miller Borskey, owners.
19. **296-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 129 Kirkman Street, Boardwalk Properties, LLC, owner.
20. **297-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 109 North Prater Street, Heritage Management Services with Union Bank as Secured Party and Continental Resources with Union Bank as Secured Party, owners.
21. **298-24** An ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 104 North Moss Street, Kingsleys Building Solutions, LLC, owner.

## ORDINANCES FOR FINAL ACTION

22. **287-24** An ordinance accepting the lowest responsible bid and authorizing the City of Lake Charles to enter into an agreement for Project No. CP3070 - WWTP B/C Oxidations Ditch Repairs & Improvements.
- Sponsors: John Ieyoub
23. **371-24** An ordinance declaring the intent of the City of Lake Charles to acquire a full ownership interest of Ten (10) Parcels of Adjudicated Property pursuant to Louisiana Revised Statute 47:2236, and providing further thereto.
24. **372-24** An ordinance amending the Operating and Capital Budget for the 2023-2024 fiscal year relative to revenues and expenditures anticipated for LC Rebound Projects and increased activity in Property Standards.
25. **373-24** An ordinance adopting and levying the Annual Property Tax millages for the City of Lake Charles for the tax year 2024.

26. **374-24** An ordinance authorizing the City of Lake Charles to enter into a Cooperative Endeavor Agreement with Claudia Dyle and Christ Community Church for the construction of West Prien Lake Road Sewer - Heard Road to Burton Lane.
27. **375-24** An ordinance accepting the lowest responsible bid and authorizing the City of Lake Charles to enter into an agreement for Project No. CP3493 - Ryan Street Drainage Improvements.
- Sponsors:** Ronnie Harvey Jr.
28. **376-24** An ordinance authorizing the City of Lake Charles to enter into an agreement with Louisiana Radio Communications, LLC for SCADA upgrades at the George West Water Plant.
29. **377-24** An ordinance enlarging the boundaries of the City of Lake Charles, Louisiana, by annexing property generally described as the Eastside of the 5400 block of Weaver Road, containing 4.11 acres, more or less defining with certainty and precision the territory to be included in the corporate limits of the City of Lake Charles, Louisiana, and otherwise providing with respect thereto.
30. **378-24** An ordinance assigning Zoning Classification of Residential to property generally described as the Eastside of the 5400 block of Weaver Road, containing 4.11 acres more or less, defining with certainty and precision the territory to be included in the corporate limits of the City of Lake Charles, Louisiana, and otherwise providing with respect thereto.
31. **379-24** An ordinance assigning Councilmanic District "G" to newly annexed property generally described as the Eastside of the 5400 block of Weaver Road, containing 4.11 acres more or less defining with certainty and precision the territory to be included in the corporate limits of the City of Lake Charles, Louisiana, and otherwise providing with respect thereto.

- 32. 402-24** An ordinance authorizing the settlement of a claim against the City of Lake Charles in the suit styled "U.S. Fence and Gate, Inc. v. Milligan's Hurri-Clean, LLC, d/b/a Hurri-Clean, LLC and the City of Lake Charles", Docket No. 2023-1755 on the docket of the 14th Judicial District Court, Parish of Calcasieu, State of Louisiana.

*The City Council may hold an Executive Session to discuss pending litigation in the matter of "U.S. Fence and Gate, Inc., v. Milligan's Hurri-Clean, LLC, d/b/a Hurri-Clean, LLC and the City of Lake Charles", Docket No. 2023-1755, on the docket of the 14th Judicial District Court, Parish of Calcasieu, State of Louisiana, pursuant to LA R.S. 42:6 et seq.*

- 33. 407-24** An ordinance authorizing the City of Lake Charles to abate the public health and/or safety risks existing within the abandoned cemeteries of the Eastside Cemetery, the Goosport Graveyard Endowment cemetery, and the cemetery located at the 1100 Block of North Shattuck Street (situated on the northeast corner of Katherine Street to See Street) pursuant to the provisions of Act No. 450 of the 2024 Regular Session of the Louisiana Legislature (Louisiana Revised Statutes 8:908).

#### **THE FOLLOWING RESOLUTIONS MAY BE ADOPTED BY CONSENT**

- 34. 412-24** A resolution accepting Project No. CP3246 - Wastewater System Improvements - Salene Road, Lawrence Lane, and A. Miller Road as substantially complete and authorizing the advertising of the 45-day lien period.
- 35. 413-24** A resolution authorizing the City of Lake Charles to advertise to receive sealed bids to purchase Roadbase Limestone Aggregate per specifications. The term of this contract shall be for six (6) months, with the option to renew for up to three (3) additional six (6) month periods, for use by the Public Works Department.
- 36. 417-24** A resolution setting date for public hearing on condemnation of a structure located at 2800 Progressive Street, Harvey Fontenot, Margie Fontenot Gallow, Lerna Scott Johnson, Brenda Scott Rose, Hubert Scott, Jr., Debra Scott Martinez, Marilyn Scott Alonzo, Maxine Scott Nwoso, Elaine Scott Smith, and Herbert Scott, owners.

37. **418-24** A resolution setting date for public hearing on condemnation of a structure located at 2234 Elder Street, Kelly Joseph Nonette, Jr., Raymond Cook, Jr., Ronald Cook, Lula M. Nonette, Brandon Joseph Welcome, Deidre Nonette, Karen Marie Nonette, Gregory DeVille, Tracy Nonette Clark, Mabel Sonnier (Estate), and Albert Nonette, owners, subject to a tax sale to the State of Louisiana.
38. **419-24** A resolution setting date for public hearing on condemnation of a structure located at 2238 Elder Street, Leeamy Franklin Guillory, Leroy Franklin, Jr., Melvin Franklin, Connie Franklin Ned, Conley Mark Franklin, Wilson Pete and Marva R. Decrest Richardson, owners.
39. **420-24** A resolution setting date for public hearing on condemnation of a structure located at 609 North Adams Street, Antionette Colquitt and Leo Colquitt, Sr., owners.
40. **421-24** A resolution setting date for public hearing on condemnation of a structure located at 1604 Opelousas Street, Dinie Ell Jones Montgomery, owner.
41. **422-24** A resolution setting date for public hearing on condemnation of a structure located at 2713 Cline Street, Glen Edward Washington, owner.
42. **423-24** A resolution setting date for public hearing on condemnation of a structure located at 2420 Katherine Street, Dianna Deloris Antoine McNeal, owner.
43. **424-24** A resolution setting date for public hearing on condemnation of a structure located at 617 Beam Street, Kingsleys Building Solutions, LLC, owner.
44. **425-24** A resolution setting date for public hearing on condemnation of a structure located at 629 16th Street, William Fruge, owner, subject to a tax sale to the State of Louisiana.
45. **426-24** A resolution setting date for public hearing on condemnation of a structure located at 2514 Sonnier Street, Bonita Stevens Rogers, Byron August Stevens, Sherri Laverne Stevens, Karla Stevens Redmond, Terrell Albert Gray, Robert Smith Taylor, Jr. and Kermit Reginald Taylor, owners.

46. **439-24** A resolution in support of renaming Kayouche Coulee to Kayouche Bayou and Coulee Hippolyte to Bayou Hippolyte to be consistent with the marketing of our local waterways' recreational features.

**THE FOLLOWING ORDINANCES ARE FOR INTRODUCTION BY CONSENT AND WILL BE READ INTO THE RECORD THE DAY FOLLOWING THIS MEETING AT 9:00A.M. IN THE CITY COUNCIL CHAMBERS IN CITY HALL**

47. **414-24** Introduction of an ordinance authorizing the City of Lake Charles to utilize Trojan Technologies for the purchase of parts and to repair the Trojan Ultra Violet Disinfection System located at all Wastewater plants, for use by the Public Works Department, Wastewater Division.
48. **415-24** Introduction of an ordinance approving the City of Lake Charles' 2024 Action Plan. This ordinance will authorize the City of Lake Charles to make application to the U.S. Department of Housing & Urban Development (HUD) for its 2024 Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) funding allocation.
49. **416-24** Introduction of an ordinance accepting the lowest responsive and responsible bid and authorizing the City of Lake Charles to enter into an agreement to purchase Roadbase Limestone Aggregate per specifications. The term of this contract shall be for six (6) months, with the option to renew for up to three (3) additional six (6) month periods, for use by the Public Works Department.
50. **427-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2800 Progressive Street, Harvey Fontenot, Margie Fontenot Gallow, Lerna Scott Johnson, Brenda Scott Rose, Hubert Scott, Jr., Debra Scott Martinez, Marilyn Scott Alonzo, Maxine Scott Nwoso, Elaine Scott Smith, and Herbert Scott, owners.
51. **428-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure structure located at 2234 Elder Street, Kelly Joseph Nonette, Jr., Raymond Cook, Jr., Ronald Cook, Lula M. Nonette, Brandon Joseph Welcome, Deidre Nonette, Karen Marie Nonette, Gregory DeVille, Tracy Nonette Clark, Mabel Sonnier (Estate), and Albert Nonette, owners, subject to a tax sale to the State of Louisiana.



52. **429-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2238 Elder Street, Leeamy Franklin Guillory, Leroy Franklin, Jr., Melvin Franklin, Connie Franklin Ned, Conley Mark Franklin, Wilson Pete and Marva R. Decrest Richardson, owners.
53. **430-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 609 North Adams Street, Antionette Colquitt and Leo Colquitt, Sr., owners.
54. **431-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 1604 Opelousas Street, Dinie Ell Jones Montgomery, owner.
55. **432-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2713 Cline Street, Glen Edward Washington, owner.
56. **433-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2420 Katherine Street, Dianna Deloris Antoine McNeal, owner.
57. **434-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 617 Beam Street, Kingsleys Building Solutions, LLC, owner.
58. **435-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 629 16th Street, William Fruge, owner, subject to a tax sale to the State of Louisiana.
59. **436-24** Introduction of an ordinance ordering demolition and authorizing the City of Lake Charles to enter into an agreement for demolition of structure located at 2514 Sonnier Street, Bonita Stevens Rogers, Byron August Stevens, Sherri Laverne Stevens, Karla Stevens Redmond, Terrell Albert Gray, Robert Smith Taylor, Jr. and Kermit Reginald Taylor, owners.

## ADJOURNMENT

*The City of Lake Charles fully complies with Title VI of the Civil Rights Act of 1964, Americans With Disabilities Act, and related statutes, executive orders, and regulations in all programs and activities. The City operates without regard to race, color, or national origin. Any person who believes him/herself or any specific class of persons, to be subjected to discrimination prohibited by Title VI and/or Americans with Disabilities Act may by him/herself or by representative file a written complaint with the City of Lake Charles. The City's Title VI Coordinator/ADA Coordinator may be reached by phone at (337) 491-1440, the Mayor's Action Line at (337) 491-1346, or contact the appropriate Department Head.*