

October 10, 2017

The City Council of the City of Sulphur, Louisiana, met in regular session at its regular meeting place in the Council Chambers, Sulphur, Louisiana, on October 10, 2017 at 5:30 p.m., after full compliance with the convening of said meeting with the following members present:

DRU ELLENDER, Council Representative of District 1
DENNIS BERGERON, Council Representative of District 2
MELINDA HARDY, Council Representative of District 3
RANDY FAVRE, Council Representative of District 4
STUART MOSS, Council Representative of District 5

After the meeting was called to order and the roll called with the above result, prayer was led by Brother Ed, followed by the reciting of the Pledge of Allegiance led by Mrs. Hardy.

The Chairman asked if there were any changes to the minutes of the previous meeting. With no changes made, motion was made by Mr. Moss seconded by Mrs. Hardy that the minutes stand as written. Motion carried unanimously.

The Chairman then asked if there were any changes to the agenda. Motion was made by Mr. Moss seconded by Mrs. Ellender that item #3 to be moved up to #1 and #1 would move to 1A. Motion carried unanimously.

Motion was then made by Mr. Moss seconded by Mr. Bergeron that the following item be added to the agenda since the Council Clerk accidentally left off:

Public hearing on ordinance enlarging and extending the boundaries of the City of Sulphur for the annexation for Bel Commercial, LLC, for property located west of Wright Road, south of Sabine. ORD108-17 (Dennis Bergeron)

With no comment from the public, motion carried unanimously.

Motion was then made by Mr. Bergeron seconded by Mr. Moss that the agenda stand as amended. Motion carried unanimously.

The first item on the agenda is a public hearing on ordinance authorizing incurrence of debt to provide financing for additions, acquisitions, repairs and/or expansions needed to maintain city owned works of public improvement, including water and sewer utilities, streets and roads and drainage (the “Project”); authorizing borrowing funds from the Louisiana Local Government Environmental Facilities and Community Development Authority (“Authority”); prescribing the form, fixing the details and providing for payment thereof; entering into certain covenants and agreements in connection with security and payment of said debt; authorizing and approving execution of a loan agreement with the authority; and providing for other matters in connection therewith. Mayor Duncan asked if these figures were correct. Is it really going to cost \$500,000 for these bonds? Mr. Delafield stated “no”. These are only “not to exceed” numbers that are given to the bonding commission for purposes of clearing the costs of issuance. There are certain fixed costs associated with this, such as publications of documents, printing the official statements, paying the underwriter, etc. These are only “not to exceed” numbers. Mr. Delafield also stated that this is standard procedure for borrowing money. At this time Mr. Bergeron stated that he would abstain from voting since he works for the City’s engineering firm, Meyer and Associates. Motion was then made by Mr. Moss seconded by Mrs. Ellender that the following ordinance be adopted to-wit:

ORDINANCE NO. 1495, M-C SERIES

AN ORDINANCE AUTHORIZING INCURRENCE OF DEBT TO FINANCE ADDITIONS, ACQUISITIONS, REPAIRS AND/OR EXPANSIONS NEEDED TO MAINTAIN CITY OWNED WORKS OF PUBLIC IMPROVEMENT, INCLUDING WATER AND SEWER UTILITIES, STREETS AND ROADS AND DRAINAGE; AUTHORIZING BORROWING FUNDS FROM THE LOUISIANA LOCAL GOVERNMENT ENVIRONMENTAL FACILITIES AND COMMUNITY DEVELOPMENT AUTHORITY (“AUTHORITY”); PRESCRIBING THE FORM, FIXING THE DETAILS AND PROVIDING FOR PAYMENT THEREOF; ENTERING INTO CERTAIN COVENANTS AND AGREEMENTS IN CONNECTION WITH SECURITY AND PAYMENT OF SAID DEBT; AUTHORIZING AND APPROVING EXECUTION OF A LOAN AGREEMENT

WITH THE AUTHORITY; AND PROVIDING FOR OTHER MATTERS IN CONNECTION THEREWITH.

WHEREAS, the Louisiana Local Government Environmental Facilities and Community Development Authority (the “Authority”) was created pursuant to the authority of Chapter 10-D of Title 33 of the Louisiana Revised Statutes of 1950, as amended, (La R.S. 33:4548.1-4548.16) (the “Act”), and other constitutional and statutory authority, in order to finance acquisition, construction and equipping of certain facilities, including facilities used for general governmental purposes, environmental, public infrastructure, community and economic development purposes and to otherwise establish programs to aid in the financing of local government, and to provide for issuance of bonds for authorized projects, and to procure any funds necessary therefore by mortgage, pledge or other encumbrance of the trust estate dedicated by it therefore and to provide for issuance and delivery of limited and special obligation revenue bonds of the Authority to evidence any indebtedness so incurred; and

WHEREAS, the City of Sulphur, State of Louisiana (the “City”), a municipality established pursuant to the Constitution and laws of the State of Louisiana and a member of the Authority, in order to finance the cost of additions, acquisitions, repairs and/or expansions needed to maintain City owned works of public improvement, including water and sewer utilities, streets and roads and drainage (the “Project”), has made application to the Authority to issue its bonds in an amount not to exceed \$15,000,000 for a term not to exceed twenty-five (25) years at rates of interest not to exceed 5.5% per annum to provide funds to the City to finance the Project (the “Bonds”), which indebtedness is to be evidenced and secured by a loan agreement, and executed by the City and the Authority (the “Loan Agreement”); and

WHEREAS, the Authority may lend proceeds received from the sale of the Bonds to the City to finance the Project; and

WHEREAS, pursuant to and in accordance with the Act and the Loan Agreement to be entered into between the Authority and the City, the City will borrow from the Authority funds to finance the Project and/or reimburse the City for capital expenditures previously made in connection therewith under the terms and conditions more fully described within the Loan Agreement;

WHEREAS, in return for payment and security of the Bonds to be issued by the Authority and the Loan Agreement to be entered into by the City, the City will provide for repayment from any and all Lawfully Available Funds of the City, as defined in the Loan Agreement, thereby obligating the City to pay the Authority amounts necessary to allow the Authority to make principal and interest payments on the Bonds issued for the benefit of the City;

WHEREAS, the City has determined the sale of the Bonds to Stifel, Nicolaus & Company, Incorporated and Stephens Inc., (collectively, the “Purchasers”) and use of the proceeds thereof to finance the Project will be in furtherance of the public purposes intended to be served by the Act;

WHEREAS, it is necessary that the Loan Agreement, and other matters in connection therewith, be approved by this City Council;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, as follows:

SECTION 1. In compliance with the applicable provisions of the City Charter, the Act, and other constitutional and statutory authority supplemental thereto, there be and there is hereby authorized the incurring of indebtedness and the borrowing from the Authority through issuance by the Authority of its revenue bonds in the aggregate principal amount of Fifteen Million Dollars (\$15,000,000) for a term not to exceed twenty-five (25) years at rates of interest not to exceed 5.5% per annum (the “Bonds”), for and on behalf of, and in the name of the City to finance the Project, and to represent said indebtedness this City Council does hereby authorize execution and delivery of a loan agreement, by and between the City and the Authority (the “Loan Agreement”) representing the City’s financial and other obligations to repay the Authority’s incurrence of debt represented by the Bonds or such other evidence of the City’s financial obligation in favor of the Authority as may be required by the Authority. The Loan Agreement shall be executed, issued and delivered in the name of the City and in accordance with the terms and provisions thereof.

SECTION 2. The City is hereby obligated for payment of the amounts and obligations expressed in the Loan Agreement, in principal and interest, as they shall respectively become due and payable, from the funds, income, revenue, fees, receipts or charges of any nature from any source whatsoever on deposit with or accruing from time to time to the City provided that no such funds, income, revenue, fees, receipts or charges shall be so included in this definition which have been or are in the future legally dedicated and required for other purposes by the electorate, by the terms of specific grants, by the terms of particular obligations issued or to be issued (to the extent pledged or budgeted to pay debt service on such other obligations) or by operation of law, and provided further that neither the full faith and credit of the City nor any specific tax of the City is pledged and the obligation of the City to levy or increase taxes or other sources of revenue shall be subject to all legal limits applicable to the City from time to time including, but not limited to the excess annual revenues of the City above statutory, necessary and usual charges in each of the Fiscal Years during which the Bonds are outstanding (“Lawfully Available Funds”), as more fully defined in the Loan Agreement. The obligation hereof and the provisions, covenants and agreements set forth herein and in the Loan Agreement to be performed by or on behalf of the City shall be for the equal benefit, protection and security of the owners of any and all Bonds regardless of the time or times of issuance or maturity, shall be of equal rank without preference, priority or distinction over any other thereof. The Loan Agreement shall represent special obligations of the City payable from the Lawfully Available Funds of the City as described in this Section 2 and in the Loan Agreement. The Loan Agreement shall not constitute an indebtedness or pledge of the general credit of the City within the meaning of any constitutional or statutory limitation of indebtedness.

SECTION 3. The City Council does hereby approve execution of a Continuing Disclosure Certificate pursuant to Section (d)(2) of the Securities and Exchange Commission Rule 15c2-12 (the “Continuing Disclosure Certificate”). The Mayor of the City or such other officials of the City as may be appropriate shall be and they are hereby authorized and directed to execute the

Continuing Disclosure Certificate for and on behalf of the City. The City, acting through the City Council, hereby covenants and agrees that it will comply with and carry out all of the provisions of the Continuing Disclosure Certificate.

SECTION 4. The City Council does hereby approve execution of a Bond Purchase Agreement among the City, the Authority and the Purchasers, in connection with the sale of the Bonds. The Mayor of the City or such other officials of the City as may be appropriate shall be and they are hereby authorized and directed to execute the Bond Purchase Agreement for and on behalf of the City.

SECTION 5. The City covenants and agrees that, to the extent permitted by the laws of the State of Louisiana, it will comply with the requirements of the Internal Revenue Code of 1986 and any amendments thereto (the "Code") to establish, maintain and preserve the exclusion from "gross income" of interest on the tax-exempt Bonds under the Code. The City further covenants and agrees that it will not take any action, fail to take any action, or permit any action within its control to be taken, or permit at any time or times any of the proceeds of the Bonds or any other funds of the City to be used directly or indirectly in any manner, the effect of which would be to cause the Bonds to be "arbitrage bonds" or would result in the inclusion of interest on any Bonds in gross income under the Code, including, without limitation, (i) the failure to comply with the limitation on investment of Bond proceeds, or (ii) the failure to pay any required rebate of arbitrage earnings to the United States of America, or (iii) use of Bond proceeds in a manner that would cause the Bonds to be "private activity bonds."

SECTION 6. The City acknowledges and understands the Bonds of the Authority which will provide funds to be loaned to the City, pursuant to the Loan Agreement herein authorized, will be issued on a parity with \$3,100,000 Louisiana Local Government Environmental Facilities and Community Development Authority Revenue Bonds (City of Sulphur, Louisiana Project) Series 2016.

SECTION 7. The City acknowledges and agrees with the Authority's employment of Stifel, Nicolaus & Company, Incorporated, Baton Rouge, Louisiana and Stephens Inc., Shreveport, Louisiana, as underwriters in connection with issuance and sale of the Bonds.

SECTION 8. The Mayor, the City Council Chairman, Clerk of Council, and such other officials of the City as may be appropriate shall be and they are hereby authorized and directed to take and perform any and all actions required and necessary under the terms of the Loan Agreement, and to take any and all actions on behalf of the City necessary or advisable to effect the transactions described herein including, without limitation, the execution and delivery of any additional agreements, certificates, waivers, consents and amendments or other agreements or instruments deemed appropriate.

SECTION 9. A copy of this Ordinance shall be published immediately after its adoption in the official journal of the City, except that Exhibit A attached hereto (the "Loan Agreement"), need not be published, but shall be available for public inspection during regular office hours at the office of the Clerk of Council.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

ABSTAIN: Mr. Bergeron

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a presentation by Armed Forces Committee. The Committee presented a certificate and gift card to Robert A. Koonce and thanked him for his many years of service to our country.

The next item on the agenda is a presentation by Heather Hohensee on the Constitutional Amendment #1 for the upcoming October 14 ballot. Ernie Broussard addressed the Council and gave a brief speech in support of amendment #1 on the October 14th ballot.

The next item on the agenda is a public hearing on ordinance amending Chapter 18, Section 20 (a) and (b) of the Code of Ordinances of the City of Sulphur – Wastewater Collection and Transport System. Motion was made by Mr. Moss seconded by Mr. Bergeron that the following ordinance be adopted to-wit:

ORDINANCE NO. 1496, M-C SERIES

ORDINANCE AMENDING CHAPTER 18, SECTION 20 (A) AND (B) OF THE CODE OF ORDINANCES OF THE CITY OF SULPHUR, LOUISIANA – WASTEWATER COLLECTION AND TRANSPORT SYSTEM.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that the following section be amended to read as follows:

Sec. 18-20. - Wastewater collection and transport systems.

Wastewater collection, transport, pumping and treatment systems shall conform to all specifications and requirements of the City of Sulphur. All wastewater plans must be reviewed and approved by the office of public health (OPH). Minimum standards, in addition to those required by the OPH include:

- (a) Minimum service line for single residential connection is six (6) inches in diameter.
- (b) No dual or common service shall be allowed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance amending Chapter 18, Section 22 (h) of the Code of Ordinances of the City of Sulphur – Drainage. Motion was made by Mr. Moss seconded by Mr. Bergeron that the following ordinance be adopted to-wit:

ORDINANCE NO. 1497, M-C SERIES

ORDINANCE AMENDING CHAPTER 18, SECTION 22 (H) OF THE CODE OF ORDINANCES OF THE CITY OF SULPHUR, LOUISIANA – DRAINAGE.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that the following section be amended to read as follows:

Sec. 18-22. - Drainage.

- (h) All subsurface drainage for local and collector streets shall be designed on the basis of a (10) ten-year design frequency for the storm water runoff event as a minimum.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance amending General Fund Budget for Fiscal Year ending June 30, 2018. After discussion, motion was made by Mr. Moss seconded by Mrs. Hardy that the following ordinance be adopted to-wit:

ORDINANCE NO. 1498, M-C SERIES

AN ORDINANCE AMENDING AND RE-ADOPTING THE GENERAL FUND BUDGET FOR FISCAL YEAR ENDING JUNE 30, 2018.

BE IT ORDAINED by the City of Sulphur, Louisiana, through its governing body, the City Council of the City of Sulphur, Louisiana, as follows:

SECTION 1. That the General Fund Budget of the City of Sulphur, Louisiana, for the fiscal year ending June 30, 2018, heretofore adopted by the City Council, be and the same is hereby amended and re-adopted in accordance with "Exhibit A" attached hereto and made a part hereof.

SECTION 2. All ordinances and resolutions or parts thereof in conflict herewith be and the same are hereby repealed.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon

approval by the Mayor.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance declaring movable surplus property of the City (various equipment). Motion was made by Mr. Moss seconded by Mrs.

Ellender that the following ordinance be adopted to-wit:

ORDINANCE NO. 1499, M-C SERIES

AN ORDINANCE DECLARING CERTAIN SURPLUS
MOVABLE PROPERTY OF THE CITY OF SULPHUR AND
PROVIDING FOR THE DISPOSAL THEREOF
(EQUIPMENT).

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, and in accordance with LA. R.S. 33:4712, that the following described surplus movable property of the City of Sulphur, not needed for public purposes, after having been duly advertised be declared surplus:

FIRE

Copier Canon NP6230		\$0	Dispose
Boots various brands	7 ea	\$0	Donate
Pants G Extreme	27 ea	\$0	Donate
Coats Various brands	21 ea	\$0	Donate
Helmets	3 ea	\$0	Donate
Speakers from Blast	4 ea	\$100	Auction

WW Plant

Kohler generator #180ROZI		\$3,000	
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INSPECTIONS

Powershred C-220C

\$0 Dispose

BE IT FURTHER ORDAINED that Mayor Christopher L. Duncan is authorized to dispose of the afore-mentioned surplus movable property and to sign all documents in connection therewith.

BE IT ALSO FURTHER ORDAINED that this ordinance shall become effective immediately upon the Mayor’s signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss
NAYS: None
ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance accepting Final Plat from Bel Commercial LLC, for property located on the NE corner of Carlyss Blvd. and Hwy. 1256 to McNair Street. Motion was made by Mr. Bergeron seconded by Mr. Moss that the following ordinance be adopted to-wit:

ORDINANCE NO. 1500, M-C SERIES

ORDINANCE ACCEPTING FINAL PLAT FROM BEL COMMERCIAL LLC,
FOR PROPERTY LOCATED ON THE NE CORNER OF CARLYSS BLVD. AND
HWY. 1256 TO MCNAIR STREET.

WHEREAS, in accordance with Appendix B, Article III, Part 1, Section 1 (6) (c) and Chapter 18 of the Code of Ordinances of the City of Sulphur, application has been received from Bel Commercial LLC, to accept final plat and make revisions to the Land Use Map for property located on the NE corner of Carlyss Blvd. and Hwy. 1256 to McNair Street; and

WHEREAS, in accordance with Article IV, Part I, Section 8 of the Land Use ordinance of the City of Sulphur, Louisiana, a six-foot tall buffer constructed of wood or brick masonry shall

be placed between the commercial district and the abutting residential district for property described as follows:

LEGAL DESCRIPTION - LOT 1

A certain tract or parcel of land situated in the City of Sulphur, Parish of Calcasieu, State of Louisiana, located in the Southwestern Land District in Section 10, Township-10-South, Range-10-West, designated as "LOT 1 of the Belle Savanne Commercial Subdivision" being more particularly described as follows:

Beginning at a set 3/4 inch iron rod on the intersection of the southern right of way line of McNair Road and the eastern right of way line of Ruth Street (LA 1256), said 3/4 inch iron rod shall be designated as the "POINT OF BEGINNING" and labeled "P.O.B. 1";

Then, proceeding along the southern right of way of McNair Road at a bearing of South 89 degrees 31 minutes 32 seconds East for a distance of 150.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 226.57 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of North 89 degrees 04 minutes 13 seconds West for a distance of 150.00 feet to a set 3/4 inch iron rod located on the eastern right of way of Ruth Street (LA 1256);

Then, proceeding along the eastern right of way of Ruth Street (LA 1256), at a bearing of North 00 degrees 55 minutes 47 seconds East a distance of 225.38 feet to a set 3/4 inch iron rod designated as the "POINT OF BEGINNING."

Said property is shown on a survey plat prepared by Acadia Land Surveying, L.L.C., dated 8-31-17, and titled, "PLAT SHOWING RE-SUBDIVISION OF PROPERTY BELONGING TO BEL COMMERCIAL, L.L.C. INTO LOTS 1, 2, 3, 4, & 5 OF THE BELLE SAVANNE COMMERCIAL SUBDIVISION. LOCATED IN SECTION 10, TOWNSHIP 10 SOUTH - RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARSH, LOUISIANA."

Said property contains 0.778 Acres or 33,897 Square Feet and is bounded to the North by McNair Road, to the South by Lot 2 of the Belle Savanne Commercial Subdivision, to the West by Ruth Street (LA 1256), and to the East by the Belle Savanne Phase 1A Residential Development.

LEGAL DESCRIPTION - LOT 2

A certain tract or parcel of land situated in the City of Sulphur, Parish of Calcasieu, State of Louisiana, located in the Southwestern Land District in Section 10, Township-10-South, Range-10-West, designated as "LOT 2 of the Belle Savanne Commercial Subdivision" being more particularly described as follows:

Commencing at a set 3/4 inch iron rod on the intersection of the southern right of way line of McNair Road and the eastern right of way line of Ruth Street (LA 1256), said 3/4 inch iron rod being the "POINT OF COMMENCEMENT" and labeled "P.O.C.";

Starting from said "POINT OF COMMENCEMENT" and proceeding along the eastern right of way of Ruth Street (LA 1256), at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 225.38 feet to a set 3/4 inch iron rod which shall be designated as the "POINT OF BEGINNING" and labeled "P.O.B. 2";

Beginning from said "POINT OF BEGINNING" and proceeding at a bearing of South 89 degrees 04 minutes 13 seconds East for a distance of 150.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 200.00 feet to a set 3/4 inch iron rod located on the northern right of way of Long Hill Drive;

Then, proceeding along the northern right of way of Long Hill Drive at a bearing of North 89 degrees 04 minutes 13 seconds West for a distance of 125.00 feet to a set 3/4 inch iron rod;

Then, proceeding along a curve on the northern right of way of Long Hill Drive, concave to the northeast, with a radius of 25.00 feet, a chord bearing of North 44 degrees 33 minutes 49 seconds West, and a chord distance of 35.06 feet, for a distance of 38.85 feet to a set 3/4 inch iron rod located on the eastern right of way of Ruth Street (LA 1256);

Then, proceeding along the eastern right of way of Ruth Street (LA 1256) at a bearing of North 00 degrees 55 minutes 47 seconds East for a distance of 175.42 feet to a set 3/4 inch iron rod designated as the "POINT OF BEGINNING."

Said property is shown on a survey plat prepared by Acadia Land Surveying, L.L.C., dated 8-31-17, and titled, "PLAT SHOWING RE-SUBDIVISION OF PROPERTY BELONGING TO BEL COMMERCIAL, L.L.C. INTO LOTS 1, 2, 3, 4, & 5 OF THE BELLE SAVANNE COMMERCIAL SUBDIVISION. LOCATED IN SECTION 10, TOWNSHIP 10 SOUTH - RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARSH, LOUISIANA."

Said property contains 0.685 Acres or 29,866 Square Feet and is bounded to the North by Lot 1 of the Belle Savanne Commercial Subdivision, to the South by Long Hill Drive, to

the West by Ruth Street (LA 1256), and to the East by the Belle Savanne Phase 1A Residential Development.

LEGAL DESCRIPTION - LOT 3

A certain tract or parcel of land situated in the City of Sulphur, Parish of Calcasieu, State of Louisiana, located in the Southwestern Land District in Section 10, Township-10-South, Range-10-West, designated as "LOT 3 of the Belle Savanne Commercial Subdivision" being more particularly described as follows:

Commencing at a set 3/4 inch iron rod on the intersection of the southern right of way line of McNair Road and the eastern right of way line of Ruth Street (LA 1256), said 3/4 inch iron rod being the "POINT OF COMMENCEMENT" and labeled "P.O.C.";

Starting from said "POINT OF COMMENCEMENT" and proceeding along the eastern right of way of Ruth Street (LA 1256), at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 530.14 feet to a set 3/4 inch iron rod which shall be designated as the "POINT OF BEGINNING" and labeled "P.O.B. 3";

Beginning from said "POINT OF BEGINNING" and proceeding along a curve on the southern right of way of Long Hill Drive, concave to the southeast, with a radius of 25.00 feet, a chord bearing of North 46 degrees 12 minutes 45 seconds East, and a chord distance of 35.19 feet, for a distance of 39.03 feet to a set 3/4 inch iron rod;

Then, proceeding along the southern right of way of Long Hill Drive at a bearing of South 89 degrees 04 minutes 13 seconds East for a distance of 125.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 200.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of North 89 degrees 04 minutes 13 seconds West for a distance of 150.00 feet to a set 3/4 inch iron rod located on the eastern right of way of Ruth Street (LA 1256);

Then, proceeding along the eastern right of way of Ruth Street (LA 1256) at a bearing of North 00 degrees 55 minutes 47 seconds East for a distance of 175.24 feet to a set 3/4 inch iron rod designated as the "POINT OF BEGINNING."

Said property is shown on a survey plat prepared by Acadia Land Surveying, L.L.C., dated 8-31-17, and titled, "PLAT SHOWING RE-SUBDIVISION OF PROPERTY BELONGING TO BEL COMMERCIAL, L.L.C. INTO LOTS 1, 2, 3, 4, & 5 OF THE BELLE SAVANNE COMMERCIAL SUBDIVISION. LOCATED IN SECTION 10, TOWNSHIP 10 SOUTH - RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARSH, LOUISIANA."

Said property contains 0.685 Acres or 29,866 Square Feet and is bounded to the North by Long Hill Drive, to the South by Lot 4 of the Belle Savanne Commercial Subdivision, to the West by Ruth Street (LA 1256), and to the East by the Belle Savanne Phase 1A Residential Development and property owned by Bel Commercial.

LEGAL DESCRIPTION - LOT 4

A certain tract or parcel of land situated in the City of Sulphur, Parish of Calcasieu, State of Louisiana, located in the Southwestern Land District in Section 10, Township-10-South, Range-10-West, designated as "LOT 4 of the Belle Savanne Commercial Subdivision" being more particularly described as follows:

Commencing at a set 3/4 inch iron rod on the intersection of the southern right of way line of McNair Road and the eastern right of way line of Ruth Street (LA 1256), said 3/4 inch iron rod being the "POINT OF COMMENCEMENT" and labeled "P.O.C.";

Starting from said "POINT OF COMMENCEMENT" and proceeding along the eastern right of way of Ruth Street (LA 1256), at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 705.38 feet to a set 3/4 inch iron rod which shall be designated as the "POINT OF BEGINNING" and labeled "P.O.B. 4";

Beginning from said "POINT OF BEGINNING" and proceeding at a bearing of South 89 degrees 04 minutes 13 seconds East for a distance of 150.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 216.65 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of North 89 degrees 04 minutes 13 seconds West for a distance of 150.00 feet to a set 3/4 inch iron rod located on the eastern right of way of Ruth Street (LA 1256);

Then, proceeding along the eastern right of way of Ruth Street (LA 1256) at a bearing of North 00 degrees 55 minutes 47 seconds East for a distance of 216.65 feet to a set 3/4 inch iron rod designated as the "POINT OF BEGINNING."

Said property is shown on a survey plat prepared by Acadia Land Surveying, L.L.C., dated 8-31-17, and titled, "PLAT SHOWING RE-SUBDIVISION OF PROPERTY BELONGING TO BEL COMMERCIAL, L.L.C. INTO LOTS 1, 2, 3, 4, & 5 OF THE BELLE SAVANNE COMMERCIAL SUBDIVISION. LOCATED IN SECTION 10, TOWNSHIP 10 SOUTH - RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARSH, LOUISIANA."

Said property contains 0.746 Acres or 32,498 Square Feet and is bounded to the North by Lot 3 of the Belle Savanne Commercial Subdivision, to the South by Lot 5 of the Belle

Savanne Commercial Subdivision, to the West by Ruth Street (LA 1256), and to the East by property owned by Bel Commercial.

LEGAL DESCRIPTION - LOT 5

A certain tract or parcel of land situated in the City of Sulphur, Parish of Calcasieu, State of Louisiana, located in the Southwestern Land District in Section 10, Township-10-South, Range-10-West, designated as "LOT 4 of the Belle Savanne Commercial Subdivision" being more particularly described as follows:

Commencing at a set 3/4 inch iron rod on the intersection of the southern right of way line of McNair Road and the eastern right of way line of Ruth Street (LA 1256), said 3/4 inch iron rod being the "POINT OF COMMENCEMENT" and labeled "P.O.C.";

Starting from said "POINT OF COMMENCEMENT" and proceeding along the eastern right of way of Ruth Street (LA 1256), at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 922.03 feet to a set 3/4 inch iron rod which shall be designated as the "POINT OF BEGINNING" and labeled "P.O.B. 5";

Beginning from said "POINT OF BEGINNING" and proceeding at a bearing of South 89 degrees 04 minutes 13 seconds East for a distance of 300.00 feet to a set 3/4 inch iron rod;

Then, proceeding at a bearing of South 00 degrees 55 minutes 47 seconds West for a distance of 374.11 feet to a set 3/4 inch iron rod, located on the northern right of way of Carlyss Boulevard;

Then, proceeding along the northern right of way of Carlyss Boulevard at a bearing of North 89 degrees 04 minutes 13 seconds West for a distance of 286.65 feet to a set 3/4 inch iron rod;

Then, proceeding along the northern right of way of Carlyss Boulevard at a bearing of North 19 degrees 56 minutes 26 seconds West for a distance of 37.49 feet to a set 3/4 inch iron rod located on the eastern right of way of Ruth Street (LA 1256);

Then, proceeding along the eastern right of way of Ruth Street (LA 1256) at a bearing of North 00 degrees 55 minutes 47 seconds East for a distance of 339.08 feet to a set 3/4 inch iron rod designated as the "POINT OF BEGINNING."

Said property is shown on a survey plat prepared by Acadia Land Surveying, L.L.C., dated 8-31-17, and titled, "PLAT SHOWING RE-SUBDIVISION OF PROPERTY BELONGING TO BEL COMMERCIAL, L.L.C. INTO LOTS 1, 2, 3, 4, & 5 OF THE BELLE SAVANNE COMMERCIAL SUBDIVISION. LOCATED IN SECTION 10, TOWNSHIP 10 SOUTH - RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARSH, LOUISIANA."

Said property contains 2.571 Acres or 112,001 Square Feet and is bounded to the North by Lot 4 of the Belle Savanne Commercial Subdivision and property owned by Bel Commercial, to the South by Carlyss Boulevard, to the West by Ruth Street (LA 1256), and to the East by property owned by Bel Commercial.

WHEREAS, this final plat is accepted by the City of Sulphur and may be withdrawn by the City of Sulphur should said final plat interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way, servitude or easement. If withdrawn, any improvements constructed thereon shall be removed at the expenses of owner thereof; and

WHEREAS, Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the acceptance of this final plat, including, but not limited to, litigation defense, litigation costs, violation of subdivision restrictive covenants, building code violations or any other damages, property and/or monetary or otherwise, relating thereto; and

WHEREAS, if City Council does hereby accept this final plat and the owner of such shall be responsible for the recordation thereof, with the Clerk of Court, Calcasieu Parish, Louisiana, and shall provide the City of Sulphur a receipt evidencing recordation within 10 days of the effective date of this subdivision; and

WHEREAS, no work shall commence until all applicable permits are obtained. In the event work is commenced prior to obtaining all applicable permits, this acceptance of final plat shall be withdrawn and considered null and void.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do hereby accept the final plat from Bel Commercial LLC and revise the Land Use Map for property located on the NE corner of Carlyss Blvd. and Hwy. 1256 to McNair Street.

NOW THEREFORE, BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance granting an Exception to Lake Woodland Partners for property located east of 700 Henning Drive, to allow for a mobile home development to be located in a Business District. Motion was made by Mr. Bergeron seconded by Mr. Moss that the following ordinance be adopted to-wit:

ORDINANCE NO. 1501, M-C SERIES

ORDINANCE GRANTING AN EXCEPTION TO LAKE WOODLAND PARTNERS, FOR PROPERTY LOCATED EAST OF 700 HENNING DRIVE, TO ALLOW FOR A MOBILE HOME DEVELOPMENT TO BE LOCATED IN A BUSINESS DISTRICT.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do hereby grant an Exception to Lake Woodland Partners, for property located east of 700 Henning Drive, to allow for a mobile home development to be located in a Business District, in accordance with Article IV, Part 3, Section 4 (3) of the Land Use ordinance for the following property description:

THE WEST HALF (W/2) OF LOT FIFTY (50) OF SECOND SUBDIVISION SULPHUR FARMS, A SUBDIVISION IN SECTIONS 2, 3 AND 11, TOWNSHIP 10 SOUTH, RANGE 10 WEST, AS PER PLAT MADE BY F. SHUTTS AND SONS, DATED FEBRUARY 2, 1937 AND RECORDED IN THE RECORDS OF CALCASIEU PARISH, LOUISIANA (LESS AND EXCEPT) THE SOUTH 20.0 FEET THEREOF FOR PUBLIC ROAD RIGHT OF WAY (SUNSET DRIVE). HEREIN DESCRIBED TRACT CONTAINING 2.115 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

This Exception is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said Exception interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way, servitude or easement. If withdrawn, any improvements constructed thereon shall be removed at the expenses of owner thereof.

Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the granting of this Exception, including, but not limited to, litigation defense, litigation costs, violation of subdivision restrictive covenants, building code violations or any other damages, property and/or monetary or otherwise, relating thereto.

If City Council does hereby approve this Exception the owner of this Exception shall be responsible for the recordation thereof, with the Clerk of Court, Calcasieu Parish, Louisiana, and shall provide the City of Sulphur a receipt evidencing recordation within 10 days of the effective date of this Exception.

No work shall commence until all applicable permits are obtained. In the event work is commenced prior to obtaining all applicable permits, this Exception shall be withdrawn and considered null and void.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance amending Article IV, Part II, Section 5 of the Land Use Ordinance of the City of Sulphur to allow for Subsection (3) – Temporary placement of recreational vehicle for occupancy for a related family member due to natural disaster. Motion was made by Mr. Moss seconded by Mrs. Hardy that the following ordinance be adopted to-wit:

ORDINANCE NO. 1502, M-C SERIES

ORDINANCE AMENDING ARTICLE IV, PART II, SECTION 5 OF THE LAND USE ORDINANCE OF THE CITY OF SULPHUR TO ALLOW FOR SUBSECTION (3) – TEMPORARY PLACEMENT OF RECREATIONAL VEHICLE FOR OCCUPANCY FOR A RELATED FAMILY MEMBER DUE TO NATURAL DISASTER.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do hereby amend Article IV, Part II, Section 5 of the Land Use Ordinance of the City of Sulphur to allow for Subsection (3) – Temporary placement of recreational vehicle for occupancy for a related family member due to natural disaster to read as follows:

- (3) Temporary Placement of Recreational Vehicle for Occupancy for a related family member due to Natural Disaster

- a. When a natural disaster occurs, a recreational vehicle may be placed either on a residential, mixed residential or industrial lot. Situations in other districts will be considered on a case by case basis to be determined by the Land Use Administrator and Mayor.
- b. Prior to the placement of a recreational vehicle in districts as stated above, the Land Use Administrator, Chief Building Official/Ordinance Enforcement Director and City Council Clerk shall review all requirements, as established by Administration, as to whether the recreational vehicle will be allowed. In the absence of either the Land Use Administrator, Chief Building Official/Ordinance Enforcement Director or City Council Clerk, the Mayor shall be authorized to sign as a third signature.
- c. The temporary placement of a recreational vehicle shall not exceed a 6-month period from the date the recreational vehicle is placed on property, unless voted on by the Land Use Commission and City Council.
- d. Any applicant aggrieved by the decision of the Land Use Administrator, Chief Building Official/Ordinance Enforcement Director and City Council Clerk, may be placed on the next available Land Use and City Council agenda.
- e. The enforcement of the temporary placement of recreational vehicle for occupancy for a related family member due to natural disaster shall be the duty of the Land Use Administrator and the Chief Building Official/Ordinance Enforcement Director.
- f. Any person violating this subsection shall be punished by a \$100.00 fine each day the violation occurs.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance amending Article IV, Part 2, Section 2 of the Land Use Ordinance of the City of Sulphur to allow for subsection (8) Building Materials. Motion was made by Mr. Moss seconded by Mr. Bergeron that the following ordinance be tabled indefinitely:

ORDINANCE AMENDING ARTICLE IV, PART 2 – SPECIAL USES, SECTION 2 OF THE LAND USE ORDINANCE OF THE CITY OF SULPHUR – DEVELOPMENT STANDARDS.

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do hereby amend Article IV, Part 2-Special Uses, Section 2 of the Land Use Ordinance of the City of Sulphur to read as follows:

Section 2. – Development Standards.

(8) Building Materials.

- (a) *Residential/Mixed Residential Districts.* The exterior elevation on street sides and both sides of the primary structure shall have an exterior surface of brick, stone, architectural block, Fiber Cement Siding (such as “Hardie Board”), stucco, glass, wood or vinyl siding.
- (b) *Business/Commercial Districts.* The front elevation of all primary buildings shall have an exterior surface of brick, stone, architectural block, Fiber Cement Siding (such as “Hardie Board”), stucco, glass, wood or vinyl siding.
- (c) *Industrial Districts.* Standard metal building panels are permitted.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor’s signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss
NAYS: None
ABSENT: None

And the said ordinance was declared tabled indefinitely on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance granting an extension for a rezone from Residential to Commercial to James Guidry, 1813 Owen Street. Motion was made by Mr. Bergeron seconded by Mr. Moss that the following ordinance be adopted to-wit:

ORDINANCE NO. 1503, M-C SERIES

ORDINANCE GRANTING A FOURTH EXTENSION FOR A REZONE FROM RESIDENTIAL DISTRICT TO COMMERCIAL DISTRICT TO JAMES GUIDRY, 1813 OWEN STREET, TO ALLOW FOR THE CONTINUANCE OF THE NON-BEVERAGE COOKING WINE SALES.

WHEREAS, on August 17, 2009, Land Use Commission adopted Resolution which rezoned 1813 Owen Street from Residential District to Commercial District for a 24-month period to allow for production, bottling and packaging of non-beverage cooking wines; and

WHEREAS, on October 17, 2011, Land Use granted a 24-month extension for said rezone from Residential to Commercial; and

WHEREAS, on October 21, 2013, Land Use granted another 24-month extension for said rezone from Residential to Commercial; and

WHEREAS, on October 19, 2015, Land Use granted another 24-month extension for said rezone from Residential to Commercial; and

WHEREAS, applicant no longer produces, bottles or packages the non-beverage cooking wine; and

WHEREAS, since there are still bottles of the non-beverage cooking wine to be sold, applicant is requesting another extension.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do hereby grant a one-year extension (i.e. September 17, 2018) for the rezone to James Guidry, 1813 Owen Street, from Residential to Commercial to all for the continuance of the non-beverage cooking wine sales.

This Rezone is granted by the City of Sulphur and may be withdrawn by the City of Sulphur should said Rezone interfere with the rights and privileges owned by the City of Sulphur pursuant to a pre-existing right of way, servitude or easement. If withdrawn, any improvements constructed thereon shall be removed at the expenses of owner thereof.

Grantee hereby agrees and contracts to hold Grantor harmless from any damages created and/or caused by the granting of this Rezone extension, including, but not limited to, litigation defense, litigation costs, violation of subdivision restrictive covenants, building code violations or any other damages, property and/or monetary or otherwise, relating thereto.

If City Council does hereby approve this Rezone extension the owner of this rezone extension shall be responsible for the recordation thereof, with the Clerk of Court, Calcasieu Parish, Louisiana, and shall provide the City of Sulphur a receipt evidencing recordation within 10 days of the effective date of this re-zone.

BE IT FURTHER ORDAINED that this Ordinance shall become effective upon the Mayor's signature.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a resolution awarding low bid for Protective Jacket and Pants for Structural Firefighting. Motion was made by Mr. Moss seconded by Mrs. Hardy that the following resolution be adopted to-wit:

RESOLUTION NO. 3087, M-C SERIES

Resolution awarding low bid received for Protective Jacket and Pants for Structural Firefighting.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that bids for Protective Jacket and Pants for Structural Firefighting were opened and read aloud in an open and public bid session on Tuesday, October 3, 2017, at 10:30 a.m. and bids were as follows:

<u>Company</u>	<u>Base Bid Amount</u>		
Casco Industries**	Jacket	\$1015.00	Size 58/smaller
		\$1202.00	Size 60/larger
	Pants	\$792.00	Size 58/smaller
		\$956.00	Size 60/larger
Total for one uniform		\$1,807.00	

Municipal Emergency Services	Jacket	\$990.00	
	Pants	\$850.00	
Total for one uniform		\$1,840.00	

Delta Industrial NO BID

**Fire Department does not employ personnel requiring sizing larger than 58*

BE IT FURTHER RESOLVED that the City Council does hereby accept the recommendation of Mayor Christopher L. Duncan and award the bid for Protective Jacket and Pants for Structural Firefighting as follows:

<u>Company</u>	<u>Base Bid Amount</u>		
Casco Industries**	Jacket	\$1015.00	58/smaller
		\$1202.00	60/larger
	Pants	\$792.00	58/smaller
		\$956.00	60/larger

BE IT ALSO FURTHER RESOLVED that Mayor Christopher L. Duncan is authorized to sign all paperwork in connection therewith.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said resolution was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a resolution authorizing advertisement of bids for 2017 Sanitary Sewer Lining Project. At this time Mr. Bergeron stated that he would abstain from voting since he works for the City's engineering firm, Meyer and Associates. Motion was then made by Mr. Moss seconded by Mrs. Hardy that the following resolution be adopted to-wit:

RESOLUTION NO. 3088, M-SERIES

Resolution authorizing the advertisement of bids for the 2017 Sanitary Sewer Lining Project.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that they do hereby authorize advertisement of bids for the 2017 Sanitary Sewer Lining Project, said bids to be in accordance with the quantities and specifications on file with Meyer and Associates, located at 600 North Cities Service Hwy., Sulphur, LA 70663.

BE IT FURTHER RESOLVED that the advertisement of bids will be in "The Southwest Daily News, the official journal of the City of Sulphur, in four separate publications, giving notice as follows:

NOTICE TO BIDDERS

Separate and sealed bids for the advertisement of bids for the 2017 Sanitary Sewer Lining Project will be received by the Clerk of the Council until 11:00 a.m. on the 16th day of November, 2017, at which time bids will be opened and read aloud in an open and public bid opening session to be conducted by the Director of Public Works in the Conference Room at the City Hall. City Council will proceed to award the bid to the lowest bidder, to waive irregularities, or to reject any and all bids. Bids are also available electronically at www.bidexpress.com; free membership is required to access. Said bids to be in accordance with the quantities and specifications on file with Meyer and Associates, located at 600 North Cities Service Hwy., Sulphur, LA 70663.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

ABSTAIN: Mr. Bergeron

And the said resolution was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a resolution approving liquor license for El Patron located at 504 North Beglis Parkway. Motion was made by Mr. Moss seconded by Mr. Bergeron that the following resolution be adopted to-wit:

RESOLUTION NO. 3088, M-C SERIES

Resolution approving liquor license for El Patron located at 504 North Beglis Parkway.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that they do hereby approve liquor license for El Patron located at 504 North Beglis Parkway.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said resolution was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a resolution awarding bid for sealed bids for structure located at 614 North Huntington Street. Mrs. Thorn, Director of Finance, stated that there weren't any bids received. She said the Assistant Fire Chief recommended that we keep the structure for fire and police training. Once they are done then the structure will be demolished. Motion was then made by Mr. Moss seconded by Mr. Bergeron that the following resolution be adopted to-wit:

RESOLUTION NO. 3090, M-C SERIES

Resolution awarding bid for sealed bids for structure located at 614 North Huntington Street.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that a bid opening was held on Tuesday, October 3, 2017 at 10:00 a.m. for structure located at 614 North Huntington Street and no bids were received.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said resolution was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is a public hearing on ordinance enlarging and extending the boundaries of the City of Sulphur for the annexation for Bel Commercial, LLC, for property located west of Wright Road, south of Sabine. Motion was made by Mr. Bergeron seconded by Mr. Moss that the following ordinance be adopted to-wit:

ORDINANCE NO. 1504, M-C SERIES

ORDINANCE ENLARGING AND EXTENDING THE BOUNDARIES OF THE CITY OF SULPHUR FOR THE ANNEXATION FOR BEL COMMERCIAL, LLC, FOR PROPERTY LOCATED WEST OF WRIGHT ROAD, SOUTH OF SABINE.

WHEREAS, the City of Sulphur has received a petition from Bel Commercial, LLC for the annexation of certain property which is adjacent to and contiguous to the existing corporate limits of the City of Sulphur, which said property is generally described as the 44.98 acres lying west of Wright Road, south of Sabine; and

WHEREAS, Land Use Commission voted Monday, August 21, 2017 to introduce said ordinance; and

WHEREAS, after a public hearing this date in accordance with the said public notice which was duly advertised, it has been deemed desirable that the boundaries of the City of Sulphur,

Louisiana be enlarged and extended to include the said property, no one having appeared to protest said annexation, the said petition for annexation having been signed by the sole property owner's in the area for which annexation is sought; and

WHEREAS, said property, currently zoned as Agriculture 1 land use district by the Parish; and

WHEREAS, property owner wishes to have property zoned Residential.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that the boundaries of the City of Sulphur, Louisiana, be and the same are hereby enlarged and extended to include the following described property situated in the Parish of Calcasieu, State of Louisiana, to-wit:

SOUTH SABINE DIVERSION – SECTION 15, T10S-R10W: SE NE

THAT CERTAIN TRACT OF LAND SITUATED IN SECTION 15, TOWNSHIP 10 SOUTH, RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARISH, LOUISIANA, CONTAINING 44.98 ACRES AND BEING MORE FULLY DESCRIBE AS FOLLOWS:

COMMENCING AT THE ROADWAY CENTERLINES OF WRIGHT ROAD AND RAVIA ROAD, SAID POINT BEING THE POINT OF COMMENCEMENT;

THENCE PROCEED ALONG A BEARING OF SOUTH 15°31'03" WEST FOR A DISTANCE OF 30.91 FEET TO A POINT OF OINT BEING THE POINT OF BEGINNING;

THENCE PROCEED ALONG A BEARING OF NORTH 88°23'50" WEST FOR A DISTANCE OF 1326.07 FEET TO A POINT, (5/8" IRON ROD);

THENCE PROCEED ALONG A BEARING OF NORTH 01°03'10" EAST FOR A DISTANCE OF 1464.70 FEET TO A POINT, (5/8" IRON ROD);

THENCE PROCEED ALONG A BEARING OF NORTH 89°47'16" EAST FOR A DISTANCE OF 1312.61 FEET TO A POINT, (5/8" IRON ROD);

THENCE PROCEED ALONG A BEARING OF SOUTH 00°29'00" WEST FOR A DISTANE OF 1506.99 FEET TO A POINT, (5/8" IRON ROD),

SAID POINT BEING THE POINT OF BEGINNING.

BE IT FURTHER ORDAINED that the boundaries of the City of Sulphur, Louisiana, be and the same are hereby defined as follows, to-wit:

DESCRIPTION OF GEOGRAPHIC BOUNDARIES:

SULPHUR CITY LIMITS DESCRIPTION:

REVISED OCTOBER 5, 2017 TO INCLUDE BEL COMMERCIAL, LLC TRACT – SOUTH SABINE DIVERSION

COMMENCING AT THE NORTHEAST (NE) CORNER OF THE SOUTHEAST QUARTER (SE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST, SAID POINT BEING ON THE PRESENT CITY LIMITS LINE OF THE CITY OF SULPHUR, LOUISIANA; THENCE NORTH TO THE NORTHEAST (NE) CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE/4 OF NE/4) OF SAID SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE/4 OF NE/4) TO THE NORTHWEST (NW) CORNER OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE/4 OF NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE SOUTH ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE/4 OF NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST, TO THE NORTHEAST QUARTER SE/4 OF SW/4) OF NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST FOLLOWING THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (S/2 OF SW/4 OF NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST, TO THE NORTHEAST (NE) CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (SW/4 OF SW/4 OF NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE SOUTH ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (SW/4 OF SW/4 OF NE/4) TO A POINT 100 FEET NORTH OF THE SOUTH LINE OF THE NORTHEAST QUARTER (NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST 100 FEET; THENCE SOUTH 100 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER (NE/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST TO THE SOUTHEAST (SE) CORNER OF THE NORTHWEST QUARTER (NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH TO THE NORTHEAST (NE) CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST, THENCE WEST TO THE NORTHWEST (NW) CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE SOUTH ALONG WEST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST, TO A POINT 65 FEET NORTH OF THE SOUTHWEST (SW) CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST 168 FEET ALONG A LINE WHICH IS 65 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF THE NORTHWEST QUARTER (NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE SOUTH 65 FEET TO THE SOUTH LINE OF THE NORTHWEST QUARTER

(NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST TO A POINT 664 FEET EAST OF THE SOUTHWEST (SW) CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW/4 OF NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH 475 FEET; THENCE WEST 639 FEET, MORE OR LESS, TO THE EAST LINE OF NORTH CLAIBORNE STREET; THENCE SOUTH 475 FEET ALONG THE EAST LINE OF NORTH CLAIBORNE STREET TO THE SOUTH LINE OF THE NORTHWEST QUARTER (NW/4) OF SECTION 27, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST TO THE NORTHWEST (NW) CORNER OF THE SOUTHEAST QUARTER (SE/4) OF SECTION 28, TOWNSHIP 9

SOUTH, RANGE 10 WEST; THENCE SOUTH ALONG THE WESTERN CITY LIMITS LINE TO ITS POINT OF INTERSECTION WITH THE NORTH LINE OF U.S. HIGHWAY #90; THENCE WESTERLY ALONG THE NORTH LINE OF U.S. HIGHWAY #90 TO ITS POINT OF INTERSECTION WITH THE CENTERLINE OF KIM STREET EXTENDED; THENCE SOUTH ALONG THE CENTERLINE OF KIM STREET TO THE SOUTHWEST (SW) CORNER OF THE EAST HALF OF THE WEST HALF (E/2 OF W/2) OF SECTION 33, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE EAST ALONG THE CENTERLINE OF SARA STREET TO THE CORNER COMMON TO SECTIONS 3 AND 4, TOWNSHIP 10 SOUTH, RANGE 10 WEST, AND SECTIONS 33 AND 34, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE SOUTH ALONG THE SECTION LINE TO A POINT WHICH IS 150 FEET SOUTH OF THE CENTERLINE OF U.S. INTERSTATE HIGHWAY #10, THENCE WESTERLY ALONG THE LINE WHICH IS 150 FEET SOUTH OF AND PARALLEL TO THE CENTERLINE OF U.S. INTERSTATE HIGHWAY #10, FOR A DISTANCE OF 1247.42 FEET, MORE OR LESS TO THE EAST RIGHT OF WAY LINE OF THE SABINE RIVER DIVERSION CANAL, THENCE SOUTH, MEANDERING ALONG THE EAST RIGHT OF WAY LINE OF THE SABINE RIVER DIVERSION CANAL, FOR A DISTANCE OF 930.2 FEET TO THE SOUTHWEST CORNER OF TRACT 2 OF THE SULPHUR GROUP LLC ANNEXATION, THENCE SOUTH 02° 38' 57" WEST, ALONG SAID EAST RIGHT-OF-WAY LINE OF THE SABINE RIVER DIVERSION CANAL, FOR A DISTANCE OF 91.94 FEET; THENCE SOUTH 00° 34' 27" WEST, ALONG SAID EAST RIGHT-OF-WAY LINE OF THE SABINE RIVER DIVERSION CANAL, FOR A DISTANCE OF 949.18 FEET; THENCE SOUTH 04° 27' 54" EAST, ALONG SAID EAST RIGHT-OF-WAY LINE OF THE SABINE RIVER DIVERSION CANAL, FOR A DISTANCE OF 184.29 FEET; THENCE SOUTH 06° 54' 10" EAST, ALONG THE SAID EAST RIGHT-OF-WAY LINE OF THE SABINE RIVER DIVERSION CANAL, TO A POINT ON THE SOUTH LINE OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 9, FOR A DISTANCE OF 111.95 FEET; THENCE SOUTH 89° 04' 08" EAST, ALONG THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 9, FOR A DISTANCE OF 1245.80 FEET; THENCE EAST ALONG THE SOUTH OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 10, FOR A DISTANCE OF 201.3 FEET MORE OR LESS TO THE SOUTHEAST (SE) CORNER OF THE WEST ONE-THIRD OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (W/3 OF W/2 OF NW/4 OF NW/4) OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 10 WEST;

THENCE EAST, ALONG THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (N/2-NW/4) OF SECTION 10, FOR A DISTANCE OF 1,401.91 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF A TRACT OF LAND CURRENTLY OR FORMERLY OWNED BY STINE INVESTORS CORPORATION; THENCE SOUTH, ALONG THE WEST LINE OF SAID STINE INVESTORS TRACT, FOR A DISTANCE OF 220.50 FEET, MORE OR LESS, TO THE SOUTH LINE OF SAID STINE INVESTORS TRACT; THENCE EAST, ALONG SAID SOUTH LINE OF STINE INVESTORS TRACT, FOR A DISTANCE OF 981.50 FEET, MORE OR LESS, TO THE WEST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27; THENCE NORTH, ALONG SAID WEST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27, FOR A DISTANCE OF 220.5 FEET, MORE OR LESS, TO THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (N/2-NW/4) OF SECTION 10; THENCE EAST, ALONG SAID SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (N/2-NW/4) OF SECTION 10, FOR A DISTANCE OF 106.33 FEET, MORE OR LESS TO THE EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27; THENCE NORTH ALONG THE EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27, FOR A DISTANCE OF 103.16 FEET, TO THE NORTH RIGHT-OF-WAY LINE OF CHENAULT STREET; THENCE EAST ALONG THE NORTH RIGHT-OF-WAY LINE OF CHENAULT STREET, FOR A DISTANCE OF 308.70 FEET; THENCE NORTH FOR A DISTANCE OF 80.80 FEET; THENCE WEST, FOR A DISTANCE OF 308.70 FEET, TO THE EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27; THENCE NORTH ALONG THE EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY #27 TO THE NORTH RIGHT-OF-WAY LINE OF PATCH STREET; THENCE EAST ALONG THE NORTH RIGHT-OF-WAY LINE OF PATCH STREET TO THE WEST RIGHT-OF-WAY LINE OF ALLEN STREET, THENCE NORTH ALONG THE WEST RIGHT-OF-WAY LINE OF ALLEN STREET TO THE NORTH RIGHT-OF-WAY OF PATTON STREET; THENCE CONTINUING NORTH TO THE SOUTH RIGHT-OF-WAY LINE OF U.S. INTERSTATE HIGHWAY #10 (WHICH POINT IS 150 FEET SOUTH OF THE CENTERLINE OF SAID INTERSTATE HIGHWAY #10); THENCE EASTERLY ALONG THE SOUTH RIGHT-OF-WAY LINE WHICH IS 150 FEET SOUTH OF AND PARALLEL TO THE CENTERLINE OF U.S. INTERSTATE HIGHWAY #10 TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D OF STATE PROJECT NO. 450-91-36 AT HIGHWAY STATION 146+90.19; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D ALONG THE ARC OF A CURVE HAVING A RADIUS OF 1095.92 FEET,(THE CHORD OF WHICH BEARS SOUTH 76°00'32" EAST, A DISTANCE OF 285.86 FEET) FOR A DISTANCE OF 286.68; THENCE SOUTHEASTERLY ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D ALONG THE ARC OF A CURVE HAVING A RADIUS OF 308.10 FEET (THE CHORD OF WHICH BEARS SOUTH 35°47'20" EAST, A DISTANCE OF 333.12 FEET) FOR A DISTANCE OF 351.95 FEET; THENCE SOUTH 03°03'51" EAST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D FOR A DISTANCE OF 244.70 FEET; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D ALONG THE ARC OF A CURVE HAVING A RADIUS OF 284.00 FEET (THE CHORD OF WHICH BEARS SOUTH 25°21'45" EAST, A DISTANCE OF 69.71 FEET)

FOR A DISTANCE OF 69.88 FEET; THENCE SOUTH 00°36'54" WEST FOR A DISTANCE OF 0.13 FEET; THENCE SOUTH 89°40'08" EAST FOR A DISTANCE OF 0.08 FEET; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF RAMP D ALONG THE ARC OF A CURVE HAVING A RADIUS OF 284.00 FEET (THE CHORD OF WHICH BEARS SOUTH 50°53'18" EAST, A DISTANCE OF 179.72 FEET) FOR A DISTANCE OF 182.86 FEET; THENCE SOUTH 69°20'01" EAST FOR A DISTANCE OF 109.75 FEET; THENCE SOUTH 00°39'59" WEST FOR A DISTANCE OF 103.20 FEET; THENCE SOUTH 44°07'19" WEST FOR A DISTANCE OF 18.36 FEET TO THE NORTH RIGHT-OF-WAY LINE OF PATTON STREET; THENCE SOUTH 00°40'33" WEST FOR A DISTANCE OF 60.00 FEET TO THE FORMER SOUTH RIGHT-OF-WAY LINE OF PATTON STREET; THENCE NORTH 89°02'44" WEST, ALONG SAID FORMER SOUTH RIGHT-OF-WAY LINE OF PATTON STREET, FOR A DISTANCE OF 91.28 FEET, SAID POINT BEING SOUTH 01°04'29" WEST OF THE NORTHEAST CORNER (NE) OF THE NORTHWEST QUARTER (NW/4) OF SECTION 11, TOWNSHIP 10 SOUTH, RANGE 10 WEST, A DISTANCE OF 30.00 FEET; THENCE NORTH 88°52'23" WEST, ALONG SAID FORMER SOUTH RIGHT-OF-WAY LINE OF PATTON STREET, FOR A DISTANCE OF 156.86; THENCE SOUTH 65°05'32" EAST FOR A DISTANCE OF 318.89 FEET; THENCE NORTH 89°47'51" EAST FOR A DISTANCE OF 220.00 FEET, MORE OR LESS, TO THE EXISTING EAST RIGHT-OF-WAY LINE OF BEGLIS PARKWAY (FORMERLY ARIZONA STREET); THENCE NORTH 67°15'12" EAST FOR A DISTANCE OF 312.86 FEET TO THE EXISTING SOUTH RIGHT-OF-WAY LINE OF PATTON STREET; THENCE NORTH, FOR A DISTANCE OF 30.0 FEET MORE OR LESS TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, SAID POINT BEING IN THE CENTER OF PATTON STREET; THENCE EAST, ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2, FOR A DISTANCE OF 692.87 FEET, MORE OF LESS TO THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2; THENCE NORTH ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2 FOR A DISTANCE OF 943.35 FEET, MORE OR LESS TO ITS INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF U.S. INTERSTATE HIGHWAY #10, SAID POINT BEING 150 FEET SOUTH OF THE CENTERLINE OF U.S. INTERSTATE HIGHWAY #10, STATE PROJECT NO. 450-91-36; THENCE SOUTH 89°31'03" EAST ALONG THE SOUTH RIGHT-OF-WAY LINE WHICH IS 150 FEET SOUTH OF AND PARALLEL TO THE CENTERLINE OF U.S. INTERSTATE HIGHWAY #10, FOR A DISTANCE OF 4955.18 FEET; THENCE SOUTH 60°10'52" WEST, PARALLEL TO AND 38.0 FEET EAST OF CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 1042.31 TO A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 545.00 FEET; THENCE THROUGH SAID CURVE TO THE RIGHT PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE FOR AN ARC LENGTH DISTANCE OF 288.23 FEET, HAVING A CHORD BEARING OF SOUTH 75°19'55" WEST AND CHORD DISTANCE OF 284.88 FEET; THENCE NORTH 89°31'03" WEST, PARALLEL TO AND 38.0 FEET SOUTH OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE

OF 632.84 FEET; THENCE SOUTH 45°28'57" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 88.71 FEET; THENCE SOUTH 00°28'57" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 330.80 FEET; THENCE SOUTH 00°28'24" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 6.16 FEET; THENCE 10°50'45" EAST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 50.99 FEET; THENCE SOUTH 00°27'51" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 48.04 FEET TO A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 1055.00 FEET; THENCE THROUGH SAID CURVE TO THE RIGHT PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR AN ARC LENGTH DISTANCE OF 258.99 FEET, HAVING A CHORD BEARING OF SOUTH 07°29'49" WEST AND CHORD DISTANCE OF 258.34 FEET; THENCE SOUTH 14°31'46" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 44.74 FEET; THENCE SOUTH 25°28'11" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 52.69 FEET; THENCE SOUTH 14°31'46" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 281.55 FEET TO A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 955.00 FEET; THENCE THROUGH SAID CURVE TO THE LEFT PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR AN ARC LENGTH DISTANCE OF 227.96 FEET, HAVING A CHORD BEARING OF SOUTH 07°41'28" WEST AND CHORD DISTANCE OF 227.42 FEET; THENCE SOUTH 00°51'10" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 18.50 FEET; THENCE SOUTH 00°51'10" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 61.25 FEET; THENCE SOUTH 04°51'29" EAST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 100.50 FEET; THENCE SOUTH 00°51'10" WEST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 101.67 FEET; THENCE SOUTH 44°08'50" EAST, PARALLEL TO AND 38.0 FEET EAST OF SAID CALCASIEU INDUSTRIAL DRIVE, FOR A DISTANCE OF 96.37 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SWISCO ROAD; THENCE EAST, ALONG THE NORTH RIGHT-OF-WAY LINE OF SWISCO ROAD, FOR A DISTANCE OF 451.16 FEET, MORE OR LESS, TO THE WEST LINE OF A 2.44 ACRE PROPERTY CURRENTLY OR FORMALLY OWNED BY CANAL BARGE COMPANY; THENCE SOUTH, FOR A DISTANCE OF 30.00 FEET TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW/4-NE/4) OF SECTION 12, TOWNSHIP 10 SOUTH, RANGE 10 WEST; THENCE EAST, ALONG SAID SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW/4-NE/4) OF SECTION 12, TOWNSHIP 10 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 240.00 FEET TO THE SOUTH EAST CORNER OF THE SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW/4-NE/4) OF SECTION 12, TOWNSHIP 10 SOUTH, RANGE 10 WEST; THENCE NORTH,

ALONG THE EAST LINE OF THE NORTHWEST OF THE NORTHEAST QUARTER (NW/4-NE/4) OF SECTION 12, TOWNSHIP 10 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 1327.86 FEET, MORE OR LESS; THENCE EAST, ALONG THE SOUTH LINE OF SAID SECTION 1, TOWNSHIP 10 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 1336.11 FEET, MORE OR LESS, TO THE EAST LINE OF THE SOUTHEAST QUARTER (SE/4) OF SAID SECTION 1, TOWNSHIP 10 SOUTH, RANGE 10 WEST; THENCE NORTH, ALONG SAID EAST LINE OF SECTION 1, TOWNSHIP 10 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 1010.44, MORE OR LESS, TO THE SOUTH RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY #10; THENCE EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY #10, FOR A DISTANCE OF 1324.20 FEET, MORE OR LESS; THENCE CONTINUING ALONG THE SOUTH RIGHT-OF-WAY LINE OF U.S. INTERSTATE HIGHWAY #10, SOUTH 1°12' WEST FOR A DISTANCE OF 50 FEET; THENCE CONTINUING ALONG THE SOUTH RIGHT-OF-WAY LINE OF U.S. INTERSTATE HIGHWAY #10, SOUTH 89°31'03" EAST FOR A DISTANCE OF 79.59 FEET; THENCE SOUTH 01°05'25" WEST FOR A DISTANCE OF 300.00 FEET; THENCE SOUTH 89°31'03" EAST FOR A DISTANCE OF 200.00 FEET; THENCE SOUTH 01°05'25" WEST FOR A DISTANCE OF 1961.68 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SWISCO ROAD; THENCE SOUTH 89°30'00" EAST, ALONG SAID NORTH LINE, FOR A DISTANCE OF 948.43 FEET TO THE WEST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY NUMBER 108; THENCE NORTH 00°51'02" EAST, ALONG SAID WEST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY NUMBER 108, FOR A DISTANCE OF 1200.41 FEET; THENCE NORTH 89°49'32" EAST FOR A DISTANCE OF 198.77 FEET, TO A POINT 100 FEET SOUTH OF THE NORTH LINE OF SECTION 7, TOWNSHIP 10 SOUTH, RANGE 9 WEST, SAID POINT BEING ON THE EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY 108; THENCE SOUTH 00°51'02" WEST, ALONG SAID EAST RIGHT-OF-WAY LINE OF LOUISIANA HIGHWAY 108, FOR A DISTANCE OF 200 FEET; THENCE NORTH 89°49'32" EAST, PARALLEL WITH THE NORTH LINE OF SAID SECTION 7, TOWNSHIP 10 SOUTH, RANGE 9 WEST, FOR A DISTANCE OF 450.00 FEET; THENCE NORTH 00°51'02" EAST, FOR A DISTANCE OF 200.00 FEET; THENCE NORTH 89°49'32" EAST FOR A DISTANCE OF 751.92 FEET TO THE EXISTING CONOCO INC. RIGHT-OF-WAY LINE, THENCE NORTH 26°25'04" EAST FOR A DISTANCE OF 111.79 FEET ALONG THE EXISTING CONOCO INC. RIGHT-OF-WAY LINE TO THE INTERSECTION OF SAID RIGHT-OF-WAY LINE WITH THE SOUTH LINE OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST; THENCE EAST ALONG THE SOUTH LINE OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST, TO THE SOUTHEAST (SE) CORNER OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST; THENCE NORTH ALONG THE EAST LINE OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST, TO THE NORTHEAST (NE) CORNER OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST; THENCE WEST ALONG THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 9 WEST TO THE SOUTH RIGHT OF WAY LINE OF U.S. INTERSTATE HIGHWAY #10; THENCE NORTHEASTERLY AND EASTERLY ALONG THE SOUTH RIGHT-OF-WAY LINE OF U.S. INTERSTATE

HIGHWAY #10 TO THE POINT OF INTERSECTION OF SAID LINE WITH A LINE WHICH IS AN EXTENSION SOUTH OF THE WEST RIGHT-OF-WAY LINE OF BAYOU D'INDE ROAD (SOMETIMES KNOWN AS PRATER ROAD); THENCE NORTH ALONG SAID EXTENSION OF THE WEST RIGHT-OF-WAY LINE OF BAYOU D'INDE (PRATER) ROAD TO A POINT 30 FEET NORTH OF THE SOUTH LINE OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST, THENCE EAST PARALLEL TO THE SOUTH LINE OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST, TO A POINT 94.74 FEET EAST OF THE WEST LINE OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST, THE EXISTING EAST RIGHT-OF-WAY LINE OF STATE ROUTE LA 1134 (BAYOU D'INDE OR PRATER ROAD) WITH THE EXISTING NORTH RIGHT-OF-WAY LINE OF A LOCAL OR PARISH ROAD, THENCE NORTH 89°41'29" EAST, ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID LOCAL OR PARISH ROAD FOR A DISTANCE OF 1231.32 FEET TO THE INTERSECTION OF SAID RIGHT-OF-WAY LINE WITH THE EAST LINE OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST, THENCE NORTH 0°45'57" EAST FOR A DISTANCE OF 2290.66 FEET ALONG THE EAST LINE OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE NORTH 89°06'04" WEST, A DISTANCE OF 1285.97 FEET TO THE EAST RIGHT-OF-WAY LINE OF LA 1134 (BAYOU D'INDE OR PRATER ROAD); THENCE NORTH ALONG THE EAST RIGHT-OF-WAY LINE OF BAYOU D'INDE (PRATER) ROAD, FOR A DISTANCE OF 301.57 FEET, MORE OR LESS, TO THE INTERSECTION WITH THE SOUTH LINE OF LOT 6 OF BLOCK A OF THE HEIRS OF SOL RYAN SUBDIVISION; THENCE EAST, FOR A DISTANCE OF 204.57 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF LOT 6 OF BLOCK A OF THE HEIRS OF SOL RYAN SUBDIVISION; THENCE NORTH , ALONG THE EAST LINE OF SAID LOT 6 OF BLOCK A OF THE HEIRS OF SOL RYAN SUBDIVISION, FOR A DISTANCE OF 716.53 FEET, MORE OR LESS, TO THE CENTERLINE OF U.S. HIGHWAY 90; THENCE EAST, ALONG THE CENTERLINE OF U.S. HIGHWAY 90, FOR A DISTANCE OF 215.70 FEET, MORE OR LESS; THENCE NORTH, ALONG THE EAST LINE OF LOT 5 OF BLOCK B OF SOL RYAN SUBDIVISION, FOR A DISTANCE OF 214.50 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF SAID LOT 5 OF BLOCK B OF SOL RYAN SUBDIVISION, THIS POINT BEING ON THE SOUTH RIGHT OF WAY LINE OF THE T & NO RAILROAD (SOUTHERN PACIFIC LINES); THENCE WEST, ALONG SAID SOUTH RIGHT-OF-WAY LINE OF THE T & NO RAILROAD (SOUTHERN PACIFIC LINES), FOR A DISTANCE OF 490.61 FEET, MORE OR LESS, TO THE WEST RIGHT-OF-WAY LINE OF BAYOU D'INDE (PRATER) ROAD, THENCE NORTH, ALONG SAID WEST RIGHT-OF-WAY LINE OF BAYOU D'INDE (PRATER) ROAD, FOR A DISTANCE OF 200.0 FEET TO THE INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF SAID T & NO RAILROAD (SOUTHERN PACIFIC LINES); THENCE WESTERLY ALONG THE NORTH LINE OF SAID T& NO RAILROAD (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY, FOR A DISTANCE OF 1302.82 FEET MORE OR LESS, TO THE INTERSECTION WITH THE EAST LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (NW/2-NW/4) OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9

WEST; THENCE NORTH, ALONG THE EAST LINE OF SAID NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 32, FOR A DISTANCE OF 1502.60 MORE OR LESS, TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE/4-SW/4) OF SECTION 29, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE EAST, ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE/4-SW/4) OF SAID SECTION 29, FOR A DISTANCE OF 910.11 FEET; THENCE NORTH, FOR A DISTANCE OF 208.00 FEET; THENCE EAST, FOR A DISTANCE OF 417.40; THENCE NORTH, FOR A DISTANCE OF 68.50 FEET; THENCE WEST, FOR A DISTANCE OF 208.70 FEET; THENCE NORTH, FOR A DISTANCE OF 208.70 FEET; THENCE EAST, FOR A DISTANCE OF 208.70 FEET; THENCE NORTH, FOR A DISTANCE OF 104.35 FEET; THENCE WEST, 417.40 FEET; THENCE NORTH, FOR A DISTANCE OF 104.35 FEET; THENCE EAST, FOR A DISTANCE OF 208.70 FEET; THENCE NORTH, FOR A DISTANCE OF 271.00 FEET; THENCE WEST, FOR A DISTANCE OF 361.50 FEET; THENCE NORTH, FOR A DISTANCE OF 325.23 FEET; THENCE WEST, FOR A DISTANCE OF 761.19 FEET; THENCE NORTH, FOR A DISTANCE OF 49.10 FEET MORE OR LESS, TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW/4-SW/4) OF SECTION 29, TOWNSHIP 9 SOUTH, RANGE 9 WEST, THENCE WEST, ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST

QUARTER (SW/4-SW/4) OF SAID SECTION 29, FOR A DISTANCE OF 1332.32 MORE OR LESS, TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW/4-SW/4) OF SAID SECTION 29; THENCE SOUTH, ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW/4-SW/4) OF SAID SECTION 29, FOR A DISTANCE OF 1334.89 MORE OR LESS, TO THE NORTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (NW/4-NE/4) OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE SOUTH ALONG THE WEST LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER (NW/4-NW/4) OF SAID SECTION 32, FOR A DISTANCE OF 1492.45 MORE OR LESS, TO THE NORTH OF THE T & NO RAILROAD (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY LINE; THENCE WESTERLY ALONG THE NORTH LINE OF SAID T & NO RAILROAD (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY TO A POINT 80 FEET EAST OF THE INTERSECTION OF SAID NORTH RIGHT-OF-WAY LINE OF T & NO RAILROAD (SOUTHERN PACIFIC LINES) WITH THE NORTH-SOUTH CENTER SECTION LINE OF SECTION 31, TOWNSHIP 9 SOUTH RANGE 9 WEST; THENCE SOUTHERLY ALONG A LINE 80 FEET EAST OF AND PARALLEL WITH THE NORTH-SOUTH CENTER SECTION LINE OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, TO A POINT WHICH IS 80 FEET EAST OF THE NORTHEAST (NE) CORNER OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE WEST 80 FEET TO THE SAID NORTHEAST (NE) CORNER OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE WESTERLY ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, TO A POINT 560 FEET EAST OF THE NORTHWEST (NW) CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION

31, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE SOUTH, PARALLEL WITH THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, A DISTANCE OF 170 FEET; THENCE WEST, PARALLEL WITH THE NORTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, A DISTANCE OF 260 FEET; THENCE NORTH, PARALLEL WITH THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, A DISTANCE OF 170 FEET TO THE NORTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST; THENCE CONTINUING WEST ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW/4) OF SECTION 31, TOWNSHIP 9 SOUTH, RANGE 9 WEST, AND CONTINUING WEST ALONG THE EAST-WEST CENTER SECTION LINE OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST, TO A POINT 669.38 FEET EAST OF THE SOUTHEAST (SE) CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH ALONG A LINE PARALLEL TO AND 669.38 FEET EAST OF THE EAST LINE OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST, TO THE SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 90; THENCE WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE TO THE EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH, ALONG SAID EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 270.0 TO THE SOUTH LINE OF THE T & NO RAILROADS (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY; THENCE WEST ALONG SAID SOUTH LINE OF THE T & NO RAILROADS (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY FOR A DISTANCE OF 150.0 FEET; THENCE SOUTH, ALONG A LINE PARALLEL TO AND 150.0 FEET WEST OF SAID EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 270.0 TO THE SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 90; THENCE WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE TO A POINT 345.00 WEST OF THE EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH, PARALLEL WITH SAID EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST, FOR A DISTANCE OF 474.88 FEET TO THE NORTH LINE OF THE T & NO RAILROADS (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY; THENCE EAST ALONG THE NORTH LINE OF SAID T & NO RAILROADS (SOUTHERN PACIFIC LINES) RIGHT-OF-WAY FOR A DISTANCE OF 345.00 FEET TO A POINT SOUTH OF THE SOUTHEAST (SE) CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER (NE/4-NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH TO THE

SOUTHEAST (SE) CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER (NE/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST TO THE SOUTHEAST (SE) CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW/4 OF NW/4) OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE NORTH TO THE NORTHEAST (NE) CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW/4 OF SW/4) OF SECTION 25, TOWNSHIP 9 SOUTH, RANGE 10 WEST; THENCE WEST TO THE POINT OF COMMENCEMENT.

AND ALSO

THE OLIVET BAPTIST CHURCH PROPERTY BEING:

LOTS 1, 2, 3, 4, AND 5 OF BLOCK 8 J.A.BEL, ET AL SUBURBAN ACRES NO. 1; AND ALSO COMMENCING AT THE NORTHEAST CORNER OF SUBURBAN ACRES NO. 1, THENCE EAST 200 FEET, THENCE SOUTH 521.8 FEET, THENCE WEST 200 FEET, THENCE NORTH 521.8 FEET

AND ALSO

THE BEL COMMERCIAL LLC PROPERTY BEING:

THAT CERTAIN TRACT OF LAND SITUATED IN SECTION 10, TOWNSHIP 10 SOUTH, RANGE 10 WEST, CALCASIEU PARISH, LOUISIANA, CONTAINING 247.470 ACRES AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF ROADWAY CENTERLINES FOR MCNAIR ROAD AND RUTH STREET SAID POINT BEING THE POINT OF COMMENCEMENT (P.O.C.); THENCE PROCEED SOUTH $00^{\circ}53'58''$ WEST A DISTANCE OF 23.85 FEET; THENCE SOUTH $89^{\circ}06'02''$ EAST A DISTANCE OF 49.81 FEET TO THE POINT OF BEGINNING (P.O.B.).

THENCE PROCEED SOUTH $89^{\circ}33'21''$ EAST A DISTANCE OF 1287.60 FEET; THENCE NORTH $00^{\circ}50'01''$ EAST A DISTANCE OF 1439.40 FEET; THENCE SOUTH $89^{\circ}36'34''$ EAST A DISTANCE OF 400.00 FEET; THENCE NORTH $00^{\circ}50'01''$ EAST A DISTANCE OF 521.80 FEET; THENCE SOUTH $89^{\circ}36'34''$ EAST A DISTANCE OF 935.00 FEET; THENCE SOUTH $01^{\circ}00'52''$ WEST A DISTANCE OF 1962.50 FEET; THENCE SOUTH $00^{\circ}46'17''$ WEST A DISTANCE OF 2304.25 FEET; THENCE SOUTH $00^{\circ}59'12''$ WEST A DISTANCE OF 1404.85 FEET; THENCE SOUTH $89^{\circ}50'57''$ WEST A DISTANCE OF 1335.11 FEET; THENCE NORTH $00^{\circ}59'27''$ EAST A DISTANCE OF 1064.36 FEET; THENCE NORTH $89^{\circ}36'04''$ WEST A DISTANCE OF 1286.19 FEET; THENCE NORTH $00^{\circ}53'58''$ EAST A DISTANCE OF 2659.65 FEET TO THE POINT OF BEGINNING (P.O.B.)

AND ALSO

THE KEITH AND JANE LYONS AND LYONS & CO., LLC PROPERTY BEING:

THAT CERTAIN TRACT OF LAND SITUATED IN SECTION 11, TOWNSHIP 10 SOUTH, RANGE 10 WEST, CALCASIEU PARISH, LOUISIANA,

COMMENCING AT THE NORTHWEST CORNER OF SECTION 11, TOWNSHIP 10 SOUTH, RANGE 10 WEST; THENCE SOUTH 660.00 FEET; THENCE EAST 659.75 FEET; THENCE NORTH 378.5 FEET; THENCE WEST 175.00 FEET; THENCE NORTH 99.6 FEET; THENCE EAST 175.00; THENCE NORTH 151.50 FEET; THENCE WEST 660.00 FEET TO THE POINT OF COMMENCEMENT.

THE HENRY CHARLES AND LUCILLE ANN MISSE PROPERTY BEING:

THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE SOUTHWEST QUARTER (SW/4) OF SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, LA. MERIDIAN, CALCASIEU PARISH, LOUISIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WEST 353.50 FEET OF LOT SIXTY-TWO (62) OF SECOND SUBDIVISION SULPHUR FARMS, LESS AND EXCEPT PARCEL NO. 44 SOLD TO THE STATE OF LOUISIANA DEPARTMENT OF HIGHWAYS PER CONVEYANCE BOOK 654, PAGE 496, A SUBDIVISION LOCATED IN SECTIONS 2, 3 AND 11, TOWNSHIP 10 SOUTH, RANGE 10 WEST, AS PER PLAT RECORDED IN PLAT BOOK 3 AT PAGE 146, RECORDS OF CALCASIEU PARISH, LOUISIANA.

HEREIN DESCRIBED TRACT CONTAINING 2.41 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHT OF WAYS, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

AND ALSO

THE HENRY CHARLES AND LUCILLE ANN MISSE PROPERTY BEING:

LOTS 4, 5, 6 AND THE SOUTH 19.00 FEET OF LOT 3 OF BLOCK 1 AND THE NORTH 49.00 FEET OF THE EAST 63.70 FEET OF LOT 3 OF BLOCK 1 AND THE EAST 63.70 FEET OF LOT 2 OF BLOCK 1 THAT LIES SOUTH OF A DRAINAGE CANAL ALL IN THE J.A. BEL ETAL SUBURBAN ACRES NO. 1, A SUBDIVISION IN SECTION 10, TOWNSHIP 10 SOUTH, RANGE 10 WEST, LA. MERIDIAN AS PER PLAT RECORDED IN PLAT BOOK 5, PAGE 94 RECORDS OF CALCASIEU PARISH, LOUISIANA.

HEREIN DESCRIBED TRACT CONTAINING 1.07 ACRES, MORE OR LESS.

AND ALSO

THE KLEAT, LLC PROPERTY BEING:

THAT CERTAIN TRACT OF LAND SITUATED IN SECTION 33, TOWNSHIP 9 SOUTH, RANGE 10 WEST, CALCASIEU PARISH, LOUISIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF SECTION 33, TOWNSHIP 9 SOUTH, RANGE 10 WEST AND THE NORTH RIGHT-OF-WAY LINE OF HIGHWAY 90;

THENCE NORTH, ALONG THE WEST LINE OF SAID SECTION 33, FOR A DISTANCE OF 1,421.81 FEET, MORE OR LESS, TO THE SOUTH RIGHT-OF-WAY LINE OF SOUTHERN PACIFIC RAILROAD;

THENCE EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE OF SOUTHERN PACIFIC RAILROAD, FOR A DISTANCE OF 739.62 FEET, MORE OR LESS, TO THE WEST RIGHT-OF-WAY LINE OF KIM STREET;

THENCE SOUTHEASTERLY, ALONG SAID WEST RIGHT-OF-WAY OF KIM STREET, FOR A DISTANCE OF 1,205.27 FEET, MORE OR LESS, TO THE NORTH RIGHT OF WAY LINE OF U.S. HIGHWAY 90;

THENCE SOUTHWESTERLY, ALONG SAID NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 90, FOR A DISTANCE OF 1,353.13 FEET, MORE OR LESS, TO THE POINT OF COMMENCEMENT;

HEREIN DESCRIBED TRACT CONTAINING 31.32 ACRES, MORE OR LESS

AND ALSO

THE CURTIS & EMMA VINCENT AND CARL H. VINCENT TRACTS BEING:

THAT CERTAIN TRACT OF LAND SITUATED IN SECTIONS 32 & 33, TOWNSHIP 9 SOUTH, RANGE 10 WEST, CALCASIEU PARISH, LOUISIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EAST LINE OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 10 WEST, WITH THE SOUTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY 90;

THENCE NORTHEASTERLY ALONG THE SOUTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY 90, FOR A DISTANCE OF 790.12 FEET;

THENCE SOUTH, FOR A DISTANCE OF 309.40 FEET;

THENCE EAST, FOR A DISTANCE OF 150.00 FEET;

THENCE SOUTH, FOR A DISTANCE OF 625.36 FEET;

THENCE WEST, FOR A DISTANCE OF 916.16 FEET, TO SAID EAST LINE OF SECTION 32;

THENCE SOUTH ALONG THE EAST LINE OF SAID SECTION 32, FOR A DISTANCE OF 1323.47 FEET, TO THE SOUTH LINE OF SAID SECTION 32;

THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION 32, FOR A DISTANCE OF 1162.92 FEET;

THENCE NORTH, A DISTANCE OF 1719.53 FEET, TO THE SOUTHERLY RIGHT OF WAY OF U.S. HIGHWAY 90;

THENCE NORTHEASTERLY ALONG THE SOUTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY 90, FOR A DISTANCE OF 1200.00 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED TRACT.

HEREIN DESCRIBED TRACT CONTAINING 66 ACRES MORE OF LESS

AND ALSO

A CERTAIN PARCEL OF LAND BEING 55.95 ACRES SITUATED IN SECTION 11, TOWNSHIP-10-SOUTH, RANGE-10-WEST, CITY OF SULPHUR, CALCASIEU PARISH, LOUISIANA FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT FROM THE INTERSECTION OF WRIGHT RD AND CARLYSS BLVD BEING THE POINT OF COMMENCEMENT (P.O.C.), THENCE NORTH 00°36'49" EAST A DISTANCE OF 1350.73 FEET, THENCE NORTH 90°00'00" EAST A DISTANCE OF 25 FEET TO A POINT BEING THE POINT OF BEGINNING (P.O.B.);

THENCE SOUTH 89°32'41" EAST A DISTANCE OF 228.29 FEET TO A POINT;

THENCE SOUTH 30°35'27" EAST A DISTANCE OF 53.04 FEET TO A POINT;

THENCE SOUTH 32°21'29" EAST A DISTANCE OF 110.77 FEET TO A POINT;

THENCE SOUTH 24°22'51" EAST A DISTANCE OF 108.11 FEET TO A POINT;

THENCE SOUTH 44°07'27" EAST A DISTANCE OF 86.87 FEET TO A POINT;

THENCE SOUTH 53°31'46" EAST A DISTANCE OF 126.85 FEET TO A POINT;

THENCE SOUTH 34°45'58" EAST A DISTANCE OF 107.02 FEET TO A POINT;

THENCE SOUTH 36°19'19" EAST A DISTANCE OF 95.26 FEET TO A POINT;

THENCE SOUTH 38°29'57" EAST A DISTANCE OF 116.32 FEET TO A POINT;

THENCE SOUTH 55°34'23" EAST A DISTANCE OF 80.88 FEET TO A POINT;
THENCE SOUTH 70°30'38" EAST A DISTANCE OF 113.51 FEET TO A POINT;
THENCE SOUTH 75°01'36" EAST A DISTANCE OF 87.89 FEET TO A POINT;
THENCE SOUTH 72°17'26" EAST A DISTANCE OF 125.42 FEET TO A POINT;
THENCE SOUTH 76°05'47" EAST A DISTANCE OF 92.22 FEET TO A POINT;
THENCE NORTH 71°30'09" EAST A DISTANCE OF 125.33 FEET TO A POINT;
THENCE SOUTH 00°46'32" WEST A DISTANCE OF 1901.94 FEET TO A POINT;
THENCE NORTH 89°10'24" WEST A DISTANCE OF 662.85 FEET TO A POINT;
THENCE NORTH 00°41'41" EAST A DISTANCE OF 661.78 FEET TO A POINT;
THENCE NORTH 89°15'59" WEST A DISTANCE OF 638.78 FEET TO A POINT;
THENCE NORTH 00°36'49" EAST A DISTANCE OF 1982.22 FEET TO A POINT BEING THE
POINT OF BEGINNING (P.O.B.)

AND ALSO

SOUTH SABINE DIVERSION – SECTION 15, T10S-R10W: SE NE

THAT CERTAIN TRACT OF LAND SITUATED IN SECTION 15, TOWNSHIP 10 SOUTH,
RANGE 10 WEST, CITY OF SULPHUR, CALCASIEU PARISH, LOUISIANA, CONTAINING
44.98 ACRES AND BEING MORE FULLY DESCRIBE AS FOLLOWS:

COMMENCING AT THE ROADWAY CENTERLINES OF WRIGHT ROAD AND RAVIA
ROAD, SAID POINT BEING THE POINT OF COMMENCEMENT;

THENCE PROCEED ALONG A BEARING OF SOUTH 15°31'03" WEST FOR A DISTANCE
OF 30.91 FEET TO THE POINT OF BEGINNING;

THENCE PROCEED ALONG A BEARING OF NORTH 88°23'50" WEST FOR A DISTANCE
OF 1326.07 FEET TO A POINT, (5/8" IRON ROD);

THENCE PROCEED ALONG A BEARING OF NORTH 01°03'10" EAST FOR A DISTANCE
OF 1464.70 FEET TO A POINT, (5/8" IRON ROD);

THENCE PROCEED ALONG A BEARING OF NORTH 89°47'16" EAST FOR A DISTANCE
OF 1312.61 FEET TO A POINT, (5/8" IRON ROD);
THENCE PROCEED ALONG A BEARING OF SOUTH 00°29'00" WEST FOR A DISTANCE OF
1506.99 FEET TO A POINT, (5/8" IRON ROD),

SAID POINT BEING THE POINT OF BEGINNING.

NOTE: BEARINGS AND DIMENSIONS FOR SOUTH SABINE DIVERSION TRACT WERE PROVIDED BY CITY OF SULPHUR, LOUISIANA FROM PRELIMINARY RESOLUTION AND MAY NOT COINCIDE WITH PREVIOUS BEARINGS UTILIZED FOR DESCRIPTION OF CITY OF SULPHUR, LOUISIANA CORPORATE LIMITS.

A vote was then called with the results as follows:

YEAS: Mr. Ellender, Mr. Bergeron, Mrs. Hardy, Mr. Favre, Mr. Moss

NAYS: None

ABSENT: None

And the said ordinance was declared duly adopted on this 10th day of October, 2017.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

The next item on the agenda is Public to Address Council. Jessie Fontenot addressed the Council and stated that if the Firemen were allowed to bring their trailers, boats, guns, etc. for their side jobs to the Fire Department when they go on their shift maybe there wouldn't be a shortage of firemen.

Dennis Bergeron stated that he would not be seeking re-election for City Council District 2 seat. He wants to give the people of District 2 a far enough advance so they could make their decision if they wanted to run for that seat.

With there being no other business to come before the Council, the Chairman declared the meeting adjourned.

ATTEST:

ARLENE BLANCHARD, Clerk

RANDY FAVRE, Chairman

10/10/17
6:10 P.M.