

AGENDA  
SULPHUR CITY COUNCIL MEETING  
**MONDAY, FEBRUARY 10, 2025, AT 5:30 P.M.**

THERE WILL BE A REGULAR MEETING OF THE SULPHUR CITY COUNCIL **MONDAY, FEBRUARY 10, 2025, AT 5:30 P.M.**, IN THE COUNCIL CHAMBERS LOCATED AT 501 WILLOW STREET, SULPHUR, LOUISIANA, TO DISCUSS AND ADOPT THE FOLLOWING:

CALL TO ORDER  
INVOCATION  
PLEDGE OF ALLEGIANCE  
ROLL CALL  
APPROVAL OF MINUTES  
APPROVAL OF AGENDA

1. PROCLAMATION to Kendall Judge for winning Miss City of Sulphur. I01-25 (Melinda Hardy)
2. RESOLUTION accepting petition for annexation from DV Property Holdings, LLC for property located at 2211 Patton Street (northwest corner of Patton Street and Post Oak Road). RES06-25 (Mayor Danahay)
3. PUBLIC HEARING on ordinance enlarging and extending the boundaries of the City of Sulphur for the annexation for DV Property Holdings, LLC for property located at 2211 Patton Street. ORD05-25 (Mayor Danahay)
4. RULE TO SHOW CAUSE for the condition of the following addresses:
  - a. To condemn building or structure located at 725 Pitre Street, in accordance with Article IX, Section 5-286 through 5-296 of the Code of Ordinances. (Dru Ellender)
  - b. To condemn building or structure located at 113 Arkansas Street, in accordance with Article IX, Section 5-286 through 5-296 of the Code of Ordinances. (Melinda Hardy)
  - c. To condemn building or structure located at 505 North Claiborne Street, in accordance with Article IX, Section 5-286 through 5-296 of the Code of Ordinances. (Dru Ellender)

5. RULE TO SHOW CAUSE FOR DEAD OR DISEASED TREE REMOVAL on private property for the following addresses:
  - a. To remove dead or diseased tree located at 305 Madison Street, in accordance with Chapter 17, Article I of the Code of Ordinances. (Mandy Thomas)
6. INTRODUCTION OF ORDINANCE amending Chapter 20, Section 35 of the Code of Ordinances of the City of Sulphur – Businesses where licenses are based on flat fees (*Pharmacies*). ORD05-25 (Mayor Danahay)
7. RESOLUTION authorizing the advertisement of bids for ST22-2 Concrete Street Rehab. RES07-25 (Mayor Danahay)
8. PUBLIC COMMENT - 3 MINUTES PER SPEAKER - ONLY SPEAK 1 TIME PER ITEM.

*This ends the public comment section of the meeting.*

#### ADJOURNMENT

The next regular City Council meeting will be held on Monday, March 10, 2025, at 5:30 p.m. in the Council Chambers located at 501 Willow Avenue, Sulphur, LA.

In accordance with the Americans with Disabilities Act, if you need special assistance to attend this meeting, please contact Arlene Blanchard at 337-527-4571, describing the assistance that is necessary.

Arlene Blanchard, Council Clerk  
City of Sulphur  
101 North Huntington Street, Sulphur, LA 70663  
(337) 527-4500

RESOLUTION NO.                      M-C SERIES

Resolution accepting petition for annexation from DV Property Holdings, LLC for property located at 2211 Patton Street (northwest corner of Patton Street and Post Oak Road).

WHEREAS, in accordance with Article III, Part 1, Section 1 (6) of the Land Use Ordinance of the City of Sulphur, Louisiana, and 33:171 of the Louisiana Revised Statutes, the City Council is revising the official Land Use map and accepting annexation petition for the following described property:

COMMENCING 30.00 FEET NORTH AND 30.00 FEET WEST OF THE SOUTHEAST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH RANGE 10 WEST;

THENCE NORTH 00°55'45" EAST 943.18 FEET TO THE SOUTH RIGHT OF WAY LINE OF U.S. INTERSTATE HIGHWAY #10; THENCE NORTH 89°41'44" WEST ALONG SAID SOUTH RIGHT OF WAY LINE 1246.67 FEET TO THE CENTERLINE OF BAYOU DINDE; THENCE ALONG THE CENTERLINE OF SAID BAYOU DINDE THE FOLLOWING 8 COURSES:

SOUTH 21°53'25" EAST, 68.65 FEET; SOUTH 12°51'45" EAST, 174.36 FEET; SOUTH 16°05'41" EAST, 130.82 FEET; SOUTH 09°08'06" EAST, 148.22 FEET; SOUTH 08°02'09" EAST, 113.90 FEET; SOUTH 27°00'08" EAST, 182.83 FEET; SOUTH 35°01'08" EAST, 107.84 FEET; SOUTH 12°23'58" EAST, 51.94 FEET; THENCE SOUTH 89°01'15" EAST 935.32 FEET TO THE POINT OF COMMENCEMENT.

HEREIN DESCRIBED TRACT CONTAINING 23.76 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

Current Municipal Address: 2211 Patton Street, Sulphur, LA 70663

WHEREAS, said property, currently zoned as I1 (Light Industrial) land use district by the Parish; and

WHEREAS, at time of annexation said property shall be zoned Commercial District.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, that they do hereby accept petition from DV Property Holdings, LLC for property located at 2211 Patton Street and designate as Commercial District, with the Official Land Use map updated accordingly.

APPROVED AND ADOPTED by  
the City Council of the City of  
Sulphur, Louisiana, on this \_\_\_\_\_  
day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
NICK NEZAT, Chairman

ATTEST:

\_\_\_\_\_  
ARLENE BLANCHARD, Clerk

PETITION FOR ANNEXATION OF PROPERTY  
INTO THE CITY OF SULPHUR, LOUISIANA

1. Sean Casey Dagle / DU Property Holdings LLC.  
FULL NAME, INCLUDING MAIDEN NAME

2. 2596 WPA Rd / Sulphur \_\_\_\_\_  
CONTACT ADDRESS CONTACT TELEPHONE

3. Casey@dolindustries.com  
EMAIL ADDRESS

4. 2211 Patton St. Sulphur La.  
ADDRESS OF PROPERTY PROPOSED FOR ANNEXATION

5. STATUS: (CHECK AS MANY AS APPLY)

I OWN THE PROPERTY PROPOSED FOR ANNEXATION  
(THE ADDRESS IN NUMBER 4 ABOVE)

I RESIDE AT THE ADDRESS OF THE PROPERTY PROPOSED FOR  
ANNEXATION (THE ADDRESS IN NUMBER 4 ABOVE)

I AM REGISTERED TO VOTE AT THE ADDRESS OF THE  
PROPERTY PROPOSED FOR ANNEXATION (THE ADDRESS IN  
NUMBER 4 ABOVE)

COMPLETE SURVEY OF PROPERTY TO BE ANNEXED IS  
ATTACHED

6. FULL NAMES OF ALL REGISTERED VOTERS IN YOUR HOUSEHOLD (if  
applicable)

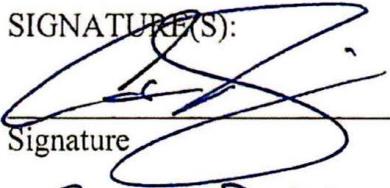
\_\_\_\_\_  
\_\_\_\_\_

7. VOTING LOCATION (SCHOOL NAME, FIRE STATION NUMBER, ETC.) (if  
applicable)

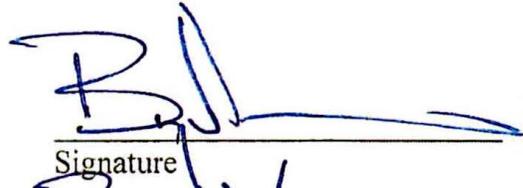
\_\_\_\_\_

I HEREBY PETITION TO HAVE THE PROPERTY OWNED AND/OR OCCUPIED BY ME TO BE ANNEXED INTO THE CITY OF SULPHUR, LOUISIANA.

SIGNATURE(S):

  
\_\_\_\_\_  
Signature

Catelyn Daigle  
\_\_\_\_\_  
Print Name

  
\_\_\_\_\_  
Signature

BRYAN VOLLMER  
\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

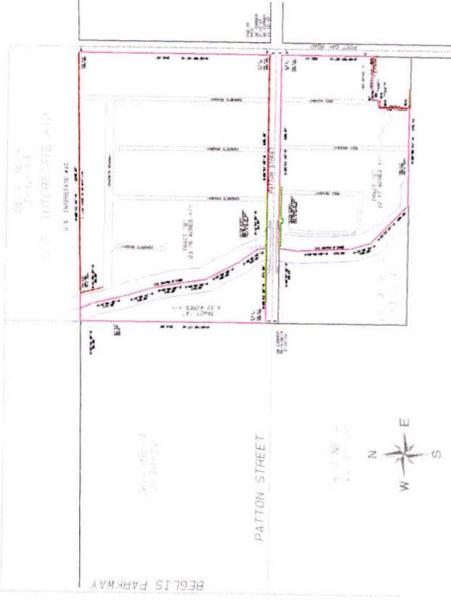
Commercial  
\_\_\_\_\_  
HOW DO YOU WISH ANNEXED PROPERTY TO BE ZONED

A CERTIFIED SURVEY OF AREA TO BE ANNEXED MUST BE ATTACHED.

DESCRIPTION OF GENERAL AREA TO BE ANNEXED

We are wanting to Annex tract B on the  
provided survey. +/- 23.76 acres  
\_\_\_\_\_  
\_\_\_\_\_

VICINITY SKETCH



DESCRIPTION

THOSE CERTAIN TRACTS OR PARCELS OF LAND SITUATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 2, AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, INTERSTATE #10, CALCESTE PARISH, LOUISIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**TRACT "A"**  
 COMMENCING 30.00 FEET NORTH OF THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, INTERSTATE HIGHWAY #10; EAST 843.48 FEET TO THE SOUTHWEST CORNER OF SAID QUARTER OF SAID SECTION 2; SOUTH 69.42 FEET EAST ALONG SAID SOUTH RIGHT OF WAY LINE 62.66 FEET TO THE CENTERLINE OF BAYOU D'INDE; THENCE ALONG THE CENTERLINE OF SAID BAYOU D'INDE FOLLOWING 65 FEET COURSES SOUTH 12° 51' 45" EAST, 174.36 FEET; SOUTH 15° 05' 41" EAST, 130.82 FEET; SOUTH 09° 08' 06" EAST, 148.22 FEET; SOUTH 08° 02' 09" EAST, 113.90 FEET; SOUTH 27° 00' 08" EAST, 182.83 FEET; SOUTH 35° 01' 08" EAST, 107.84 FEET; SOUTH 12° 23' 58" EAST, 51.84 FEET; THENCE SOUTH 89° 01' 15" EAST 835.32 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 13.26 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

**TRACT "B"**  
 COMMENCING 30.00 FEET NORTH AND 85.00 FEET WEST OF THE SOUTHEAST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, INTERSTATE HIGHWAY #10; EAST 843.48 FEET TO THE SOUTH RIGHT OF WAY LINE OF U.S. INTERSTATE HIGHWAY #10; THENCE NORTH 89° 41' 44" WEST ALONG SAID SOUTH RIGHT OF WAY LINE 1246.67 FEET TO THE CENTERLINE OF BAYOU D'INDE; THENCE ALONG THE CENTERLINE OF SAID BAYOU D'INDE FOLLOWING 65 FEET COURSES SOUTH 12° 51' 45" EAST, 174.36 FEET; SOUTH 15° 05' 41" EAST, 130.82 FEET; SOUTH 09° 08' 06" EAST, 148.22 FEET; SOUTH 08° 02' 09" EAST, 113.90 FEET; SOUTH 27° 00' 08" EAST, 182.83 FEET; SOUTH 35° 01' 08" EAST, 107.84 FEET; SOUTH 12° 23' 58" EAST, 51.84 FEET; THENCE SOUTH 89° 01' 15" EAST 835.32 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 23.76 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

**TRACT "C"**  
 COMMENCING 30.00 FEET SOUTH AND 30.00 FEET WEST OF THE NORTHEAST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, INTERSTATE HIGHWAY #10; WEST 452.84 FEET; THENCE NORTH 88° 55' 10" WEST 212.00 FEET; THENCE SOUTH 01° 59' 08" WEST 30.96 FEET; THENCE NORTH 89° 30' 32" WEST 35.45 FEET; THENCE SOUTH 01° 59' 08" WEST 153.00 FEET; THENCE NORTH 88° 04' 04" WEST 10.00 FEET TO THE CENTERLINE OF BAYOU D'INDE; THENCE ALONG THE CENTERLINE OF SAID BAYOU D'INDE FOLLOWING 4 COURSES NORTH 45° 07' 27" WEST, 260.05 FEET; NORTH 15° 46' 33" WEST, 100.29 FEET; NORTH 02° 06' 09" WEST, 210.99 FEET; NORTH 04° 29' 09" WEST, 88.54 FEET; THENCE SOUTH 01° 59' 08" WEST 30.96 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 12.17 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

**SURVEY AND MAP  
 PREPARED FOR**  
**DIAMOND D INDUSTRIES**  
 PATTON STREET  
 SULPHUR LA. 70665

DETAIL SKETCH



DEFINITION NOTE:  
 THE BOUNDARY SHOWN HEREIN ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, LA ZONE. THE BOUNDARY SHOWN HEREIN ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, LA ZONE. THE BOUNDARY SHOWN HEREIN ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, LA ZONE. THE BOUNDARY SHOWN HEREIN ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, LA ZONE.

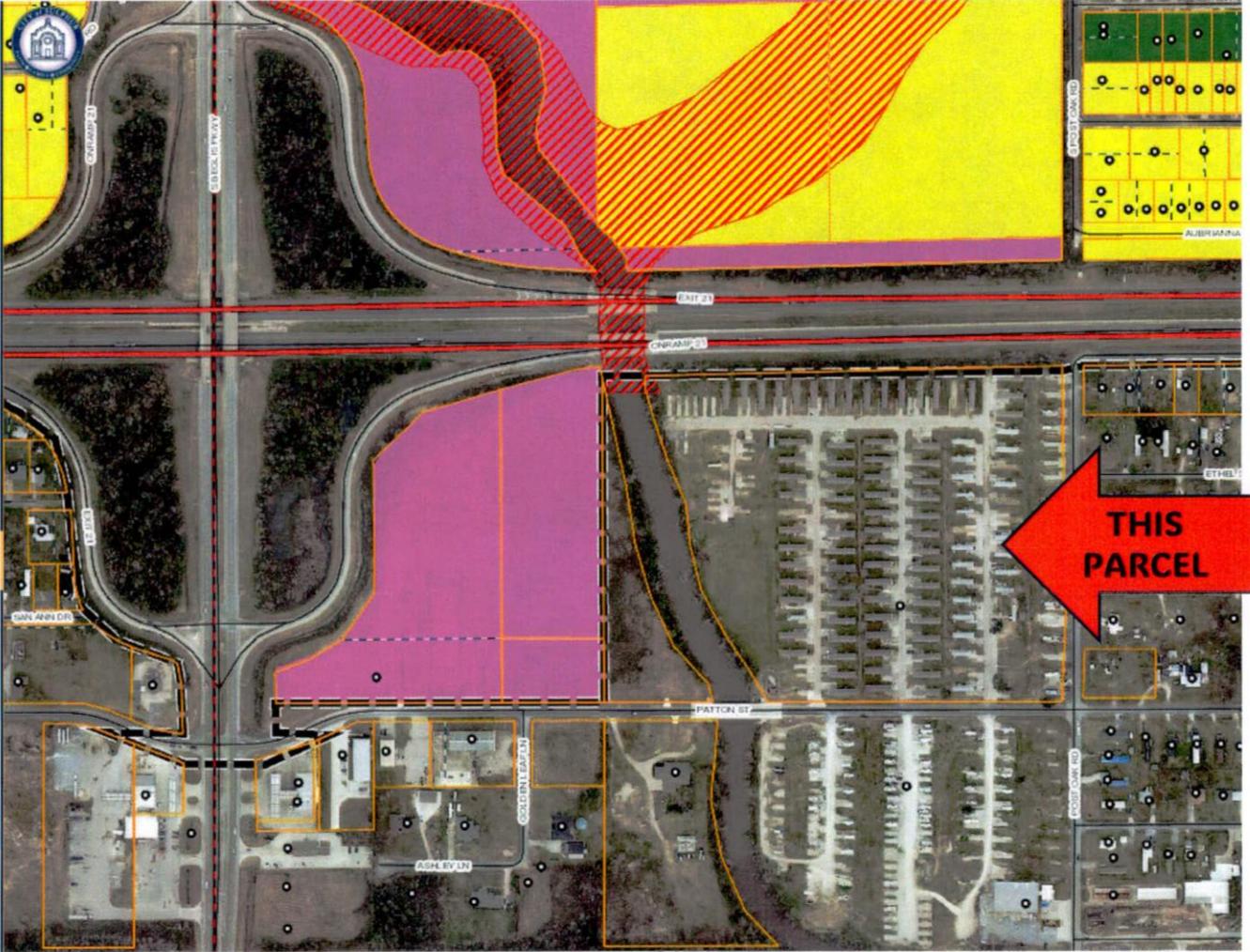
THE SERVITUDES, EASEMENTS AND/OR RIGHTS OF WAY SHOWN (IF ANY) ON THIS SURVEY, THE CLAIMED AND THERE IS NO REPRESENTATION THAT ANY PARTICULAR SERVITUDE OR EASEMENT IS IN EFFECT OR THAT THE SERVITUDES, EASEMENTS AND/OR RIGHTS OF WAY SHOWN ARE IN EFFECT. SUCH SERVITUDES, EASEMENTS AND/OR RIGHTS OF WAY MAY AFFECT THE PROPERTY. CERTIFICATION: THAT THIS IS AN ACCURATE AND COMPLETE REPRESENTATION OF THE SURVEY AS SHOWN HEREON AND THAT THE BOUNDARY SHOWN HEREON IS THE TRUE AND CORRECT BOUNDARY OF THE PROPERTY AS SHOWN HEREON.

**AMERICAN SURVEYORS**  
 210 WY MALDENBLISS ST.  
 SULPHUR LA. 70665  
 PH: 557-527-0420  
 FAX: 557-558-3891

**BOUNDARY SURVEY**

DATE: MAY 13, 2024





**THIS  
PARCEL**

ORDINANCE NO. \_\_\_\_\_, M-C SERIES

ORDINANCE ENLARGING AND EXTENDING THE BOUNDARIES OF  
THE CITY OF SULPHUR FOR THE ANNEXATION FOR DV PROPERTY  
HOLDINGS, LLC FOR PROPERTY LOCATED AT 2211 PATTON STREET.

WHEREAS, the City of Sulphur has received a petition from DV Property Holdings, 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 herein; and

WHEREAS, Land Use Commission voted Monday, January 27, 2025, 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 I1 (Light Industrial) land use district by the Parish; and

WHEREAS, said property shall be zoned Commercial District.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, that they do now accept the aforesaid annexation petition, and 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:

COMMENCING 30.00 FEET NORTH AND 30.00 FEET WEST OF THE  
SOUTHEAST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH RANGE 10  
WEST;

THENCE NORTH 00°55'45" EAST 943.18 FEET TO THE SOUTH RIGHT OF WAY  
LINE OF U.S. INTERSTATE HIGHWAY #10; THENCE NORTH 89°41'44" WEST  
ALONG SAID SOUTH RIGHT OF WAY LINE 1246.67 FEET TO THE CENTERLINE  
OF BAYOU DINDE; THENCE ALONG THE CENTERLINE OF SAID BAYOU  
DINDE THE FOLLOWING 8 COURSES:

SOUTH 21°53'25" EAST, 68.65 FEET; SOUTH 12°51'45" EAST, 174.36 FEET;  
SOUTH 16°05'41" EAST, 130.82 FEET; SOUTH 09°08'06" EAST, 148.22 FEET;  
SOUTH 08°02'09" EAST, 113.90 FEET; SOUTH 27°00'08" EAST, 182.83 FEET;  
SOUTH 35°01'08" EAST, 107.84 FEET; SOUTH 12°23'58" EAST, 51.94 FEET;  
THENCE SOUTH 89°01'15" EAST 935.32 FEET TO THE POINT OF  
COMMENCEMENT.

HEREIN DESCRIBED TRACT CONTAINING 23.76 ACRES, MORE OR LESS, AND  
SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF  
RECORD OR BY USE.

Current Municipal Address: 2211 Patton Street, Sulphur, LA 70663

BE IT FURTHER ORDAINED that the land use district for the annexed property shall be designated as Commercial District, with the Official Land Use map updated accordingly.

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:

**ONCE COMPLETE, INSERT GEOGRAPHIC BOUNDARIES HERE**

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

APPROVED AND ADOPTED by  
City Council of the City of  
Sulphur, Louisiana, on this \_\_\_\_\_  
day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
NICK NEZAT, Chairman

I HEREBY CERTIFY that the  
foregoing Ordinance has been  
presented to the Mayor on this  
\_\_\_\_\_ day of \_\_\_\_\_,  
2025, at \_\_\_\_\_ o'clock \_\_\_\_\_.m.

\_\_\_\_\_  
ARLENE BLANCHARD, Clerk

I HEREBY CERTIFY that I have received  
from the Mayor at \_\_\_\_\_ o'clock \_\_\_\_\_.m.  
on this \_\_\_\_\_ day of \_\_\_\_\_,  
2025, the foregoing ordinance which has  
approved/vetoed by the Mayor.

\_\_\_\_\_  
ARLENE BLANCHARD, Clerk

PETITION FOR ANNEXATION OF PROPERTY  
INTO THE CITY OF SULPHUR, LOUISIANA

1. Sean Casey Dagle / DU Property Holdings LLC.  
FULL NAME, INCLUDING MAIDEN NAME

2. 2596 WPA Rd / Sulphur \_\_\_\_\_  
CONTACT ADDRESS CONTACT TELEPHONE

3. Casey@dolindustries.com  
EMAIL ADDRESS

4. 2211 Patton St. Sulphur La.  
ADDRESS OF PROPERTY PROPOSED FOR ANNEXATION

5. STATUS: (CHECK AS MANY AS APPLY)

I OWN THE PROPERTY PROPOSED FOR ANNEXATION  
(THE ADDRESS IN NUMBER 4 ABOVE)

I RESIDE AT THE ADDRESS OF THE PROPERTY PROPOSED FOR  
ANNEXATION (THE ADDRESS IN NUMBER 4 ABOVE)

I AM REGISTERED TO VOTE AT THE ADDRESS OF THE  
PROPERTY PROPOSED FOR ANNEXATION (THE ADDRESS IN  
NUMBER 4 ABOVE)

COMPLETE SURVEY OF PROPERTY TO BE ANNEXED IS  
ATTACHED

6. FULL NAMES OF ALL REGISTERED VOTERS IN YOUR HOUSEHOLD (if  
applicable)

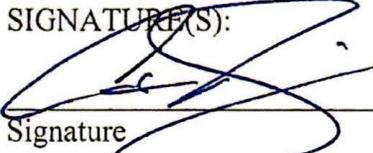
\_\_\_\_\_  
\_\_\_\_\_

7. VOTING LOCATION (SCHOOL NAME, FIRE STATION NUMBER, ETC.) (If  
applicable)

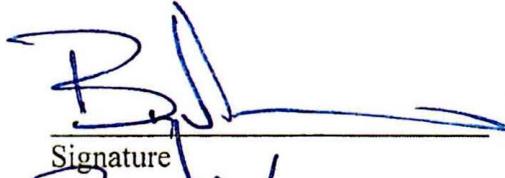
\_\_\_\_\_

I HEREBY PETITION TO HAVE THE PROPERTY OWNED AND/OR OCCUPIED BY ME TO BE ANNEXED INTO THE CITY OF SULPHUR, LOUISIANA.

SIGNATURE(S):

  
Signature

Casey Daigle  
Print Name

  
Signature

Bryan Vollermer  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

Commercial  
HOW DO YOU WISH ANNEXED PROPERTY TO BE ZONED

A CERTIFIED SURVEY OF AREA TO BE ANNEXED MUST BE ATTACHED.

DESCRIPTION OF GENERAL AREA TO BE ANNEXED

we are wanting to Annex tract B on the  
provided survey. +/- 23.76 acres  
\_\_\_\_\_  
\_\_\_\_\_

VICINITY SKETCH



**DESCRIPTION**  
 THOSE CERTAIN TRACTS OR PARCELS OF LAND SITUATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 10 WEST, 10TH MERIDIAN, CALCSIEU PARISH, LOUISIANA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**TRACT "A"**  
 COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, 10TH MERIDIAN, THENCE NORTH 00°48'17" EAST, 914.50 FEET TO THE SOUTH RIGHT OF U.S. HIGHWAY 10, THENCE NORTH 89°30'32" WEST, 35.45 FEET, THENCE ALONG THE CENTERLINE OF SAID HIGHWAY 10, THENCE NORTH 89°41'40" WEST, 148.20 FEET, THENCE ALONG THE CENTERLINE OF SAID BAYOU DRAINAGE, THENCE SOUTH 12°51'45" EAST, 174.36 FEET, SOUTH 16°05'41" EAST, 130.82 FEET, SOUTH 09°08'06" EAST, 148.20 FEET, SOUTH 08°02'09" EAST, 113.30 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, THENCE SOUTH 89°01'15" EAST, 935.35 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 4.12 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

**TRACT "B"**  
 COMMENCING 30.00 FEET SOUTH AND 30.00 FEET WEST OF THE SOUTHWEST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, 10TH MERIDIAN, THENCE SOUTH 89°30'32" WEST, 35.45 FEET, THENCE ALONG THE CENTERLINE OF SAID HIGHWAY 10, THENCE NORTH 89°41'40" WEST, 148.20 FEET, THENCE ALONG THE CENTERLINE OF SAID BAYOU DRAINAGE, THENCE SOUTH 12°51'45" EAST, 174.36 FEET, SOUTH 16°05'41" EAST, 130.82 FEET, SOUTH 09°08'06" EAST, 148.20 FEET, SOUTH 08°02'09" EAST, 113.30 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, THENCE SOUTH 89°01'15" EAST, 935.35 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 23.76 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

**TRACT "C"**  
 COMMENCING 30.00 FEET SOUTH AND 30.00 FEET WEST OF THE NORTHEAST CORNER OF SAID SECTION 2, TOWNSHIP 10 SOUTH, RANGE 10 WEST, 10TH MERIDIAN, THENCE SOUTH 89°30'32" WEST, 35.45 FEET, THENCE ALONG THE CENTERLINE OF SAID HIGHWAY 10, THENCE NORTH 89°41'40" WEST, 148.20 FEET, THENCE ALONG THE CENTERLINE OF SAID BAYOU DRAINAGE, THENCE SOUTH 12°51'45" EAST, 174.36 FEET, SOUTH 16°05'41" EAST, 130.82 FEET, SOUTH 09°08'06" EAST, 148.20 FEET, SOUTH 08°02'09" EAST, 113.30 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, SOUTH 01°06'15" WEST, 148.20 FEET, THENCE SOUTH 89°01'15" EAST, 935.35 FEET TO THE POINT OF COMMENCEMENT. HEREIN DESCRIBED TRACT CONTAINING 12.17 ACRES, MORE OR LESS, AND SUBJECT TO ANY RIGHTS OF WAY, SERVITUDES AND/OR EASEMENTS OF RECORD OR BY USE.

DETAIL SKETCH



**DISCLAIMER**  
 THE SURVEYOR HAS CONDUCTED THIS SURVEY IN ACCORDANCE WITH THE PROFESSIONAL STANDARDS OF THE SURVEYING AND MAPPING BOARD OF CALCSIEU PARISH, LOUISIANA, AND HAS NOT BEEN ADVISED OF ANY UNRECORDED INTERESTS THAT MAY AFFECT THE PROPERTY.

**SURVEY AND MAP PREPARED FOR**  
**DIAMOND D INDUSTRIES**  
**PATTON STREET**  
**SULPHUR LA. 70665**

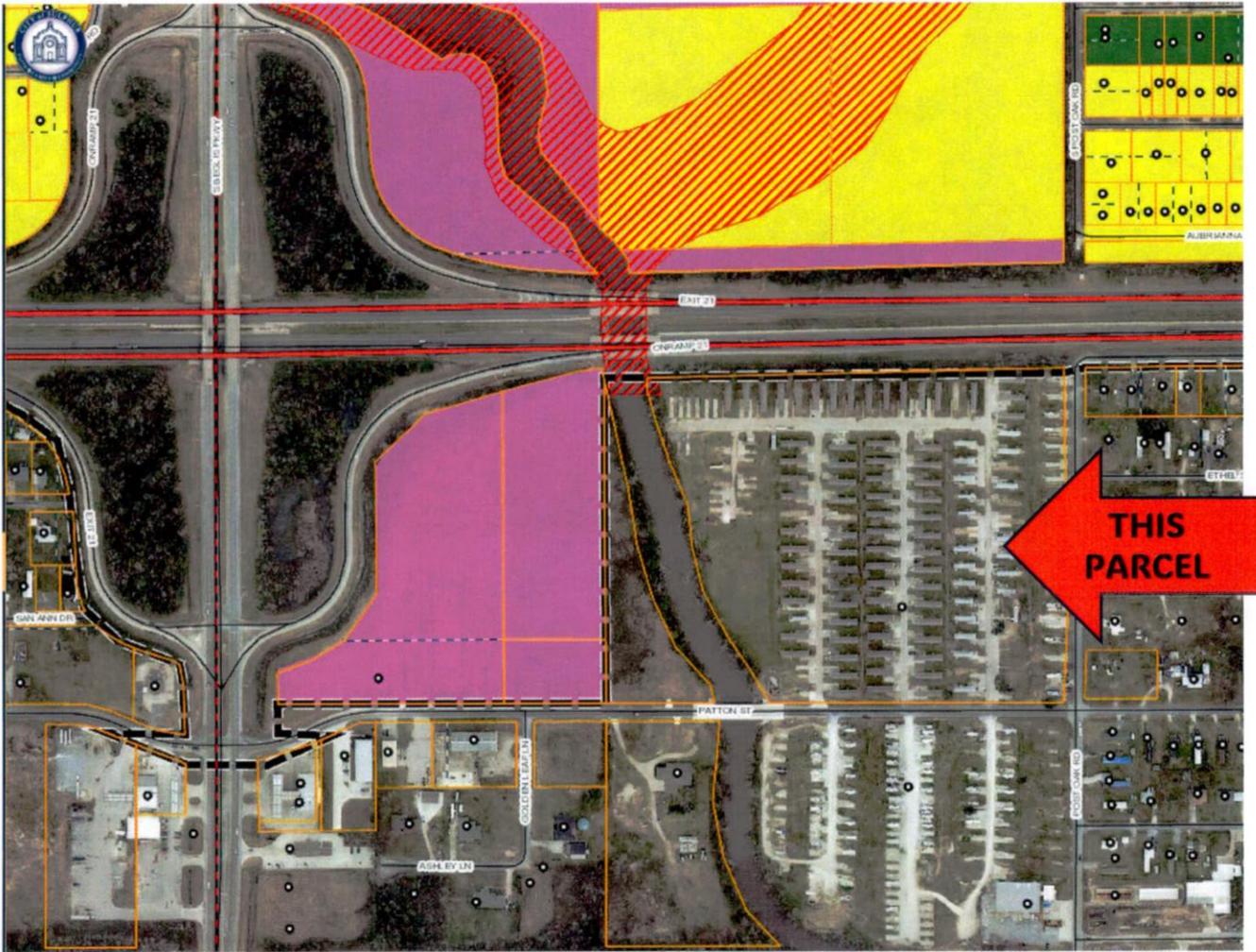
THE SURVEYOR HAS CONDUCTED THIS SURVEY IN ACCORDANCE WITH THE PROFESSIONAL STANDARDS OF THE SURVEYING AND MAPPING BOARD OF CALCSIEU PARISH, LOUISIANA, AND HAS NOT BEEN ADVISED OF ANY UNRECORDED INTERESTS THAT MAY AFFECT THE PROPERTY.

**BOUNDARY SURVEY**

**AMERICAN SURVEYORS**  
 210 W. MARLBOROUGH ST.  
 SULPHUR LA. 70665  
 PH. 557-557-0420  
 FAX. 557-558-5221

DATE: MAY 13, 2004





**THIS  
PARCEL**

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ORDINANCE NO. \_\_\_\_\_, M-C SERIES

ORDINANCE AMENDING CHAPTER 20, SECTION 35 OF THE CODE OF  
ORDINANCES OF THE CITY OF SULPHUR – BUSINESSES WHERE  
LICENSES ARE BASED ON FLAT FEES (*PHARMACIES*).

BE IT ORDAINED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that they do hereby amend Chapter 20, Section 35 of the Code of Ordinances of the City of Sulphur to read as follows:

**Sec. 20-35. Businesses where licenses are based on flat fees.**

The following types of businesses shall obtain an annual license based on the flat fee designated hereafter. For purposes of this section, the minimum tax noted in section 20-20 for most new businesses for the first year of commencement or fractional part thereof does not apply.

- (1) *Private banking or investment banking business.*
  - a. For each business of carrying on a private banking house, business or agency, investment banking house, business or agency, a license based on flat fee of five hundred dollars (\$500.00) shall be required.
  - b. The term "investment banking" means a business that is carried on through the purchase of underwriting of security issues and their subsequent sale to investors.
- (2) *Pawnbrokers and persons lending money on wages or salaries.* For each and every pawnbroker, or person keeping a loan office and engaged in lending money on articles pawned or pledged and for each and every money broker, money lender, or person lending money on, or purchasing time, wages, or salaries of laborers, clerks, or other wage earners or other persons, whether the same be earned or unearned, and whether the business is conducted in an office or otherwise, a license based on a flat fee of one thousand dollars (\$1,000.00) shall be required. Persons licensed under this category may conduct retail sales, provided that the gross receipts from such sales do not exceed one hundred thousand dollars (\$100,000.00). If the gross receipts from retail sales exceed one hundred thousand dollars (\$100,000.00), a retail license is required. Such retail license shall be based on the sum of the gross receipts of the retail sales and on one-third of the total amount of the money loaned. The license fee shall be based on the rates listed in the table in section 20-30.
- (3) *Peddlers and itinerant vendors.*
  - a. All peddlers, hawkers, itinerant vendors, and every person who displays samples, models, goods, wares, or merchandise on a temporary basis in any hotel, motel, store, storehouse, house, vehicle, or any other place, for the purpose of securing orders for the retail sale of such goods, wares, or the like kind or quality, either for immediate or future delivery shall obtain a license based on a fee of fifty dollars (\$50.00) provided that an itinerant vendor of agricultural products purchased directly from farmers or an itinerant vendor of seafood products who has either harvested the seafood himself or has purchased the seafood directly from

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commercial fishermen or shrimpers shall obtain a license based on a flat fee of one hundred dollars (\$100.00).

- b. This section does not apply to the following classes: Those persons making house-to-house or personal calls displaying samples and taking orders for shipment directly from the manufacturer; those persons making a business call or visit upon the verbal or written invitation of the inhabitant of the premises; those persons, or their representatives, engaged in the business of selling at wholesale, from a fixed place of business in this state, to licensed retail dealers; and vendors, or their agents or vendors, or their agents or representatives, in the sale or delivery of petroleum products when drawn, conveyed, and distributed from a stock maintained at a warehouse, distributing station, or established place of business.
  - c. City police and other authorized officers shall require all peddlers to exhibit their occupational license. The license shall indicate thereon the motor vehicle license number. They shall seize the merchandise and any vehicle or other conveyance used by the peddler to peddle the same, if the peddler fails or refuses to exhibit his license. All property seized shall be turned over to a court of competent jurisdiction, to be sold according to law, to satisfy the license due and enforce the privilege therefor. The rights of the holder of a chattel mortgage note or any vehicle seized shall not be affected or prejudiced as a result of the seizure.
  - d. Whoever shall sell goods, wares, and merchandise as a peddler without first obtaining the license herein required shall be guilty of a misdemeanor and upon conviction shall be fined not less than five hundred dollars (\$500.00) or shall be imprisoned not more than sixty (60) days, or both.
- (4) *Mechanical or electronic amusement machines or devices.*
- a. Every person engaged in the business of operating any coin-operated mechanical or electronic device shall pay a license of fifty dollars (\$50.00) for each such device.
  - b. The provisions of this subsection shall not apply in cases where the person engaged in the business of operating such mechanical devices is operating same under a written contract with and is solely sponsored by a nonprofit corporation for the purpose of conducting a fair, festival, or trade show which has as one (1) of its objectives the promotion of agricultural and agri-industrial products. For the purposes of this subsection, the term nonprofit corporation shall be construed to mean only a nonprofit corporation which:
    - 1. Was organized under the provisions of Chapter 2 of Title 12 of the Louisiana Revised Statutes of 1950 prior to January 1, 1969; and,
    - 2. Holds membership in good standing in an association organized for the purposes of promoting fairs, festivals, and trade shows in the state.
  - c. For the purpose of this subsection, a "coin-operated mechanical amusement device" is any machine or device operated by depositing a coin, token, slug, or similar object for the placing of the device in readiness of play. This definition includes, but is not limited to, the following devices: video games, merry-go-

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rounds, mechanical hobby horses, juke boxes, pool tables, domino tables, bowling alleys, blood pressure monitors, and pulse rate monitors.

- d. All such mechanical amusement devices subject to tax under this subsection and which do not return to the operator or player thereof anything but free additional games or plays or, through the exercise of the skill of the operator or player, a merchandise prize, shall not be deemed to be classed as gambling devices, and neither this section nor any other Act shall be construed to prohibit same. Payment of the tax imposed by this subsection shall not be held to legalize the operation of any machine or device defined herein which is prohibited by law. This subsection shall not be held to repeal any provisions of any law prohibiting the operation, possession, or use of any such machine or device.
- (5) *Evidence of payment.* The payment of the taxes levied by this section shall be evidenced by a certificate of tax payment, or a stamp, or similar evidence of tax payment which shall be issued by the collector. The certificate of payment shall be securely affixed or attached to each machine or other device with respect to which a tax has been paid, or if such certificate cannot be affixed, shall be prominently posted in the place in which the machine or device is located and near to such machine or device. If a machine or device is replaced by another, such other machine or device shall not be considered an additional device service. Certificates of tax payment or stamps are not transferable from one (1) taxing jurisdiction to another.
- (6) *Forfeitures.*
- a. Any machine or other device, on which taxes are imposed by subsection (4), which shall be found in possession or custody or within the control of any person for the purpose of being operated or permitted to be operated without having a certificate of tax payment, or a stamp or similar evidence of tax payment, issued by the collector, affixed or attached thereto, or prominently posted in the place in which the machine or device is located and near to such machine or device, may be seized by the collector of revenue, or his agent, in order to secure the same for trial, and the same shall be forfeited to the collector. The collector or his agent making the seizure shall appraise the value of the machine or other device according to his best judgment and shall deliver to the person, association of persons, firm or corporation, if any, found in possession of the machine or other device, a receipt showing the fact of seizure stating from whom seized, the place of seizure, and description of the machine or the device, and appraised value and a duplicate of said receipt shall be filed in the office of the collector and shall be open to public inspection.
- b. 1. The proceeding to enforce such forfeiture shall be by rule and be in the nature of a proceeding in a court of competent jurisdiction where such seizure is made. The proceeding shall be filed by the collector, or his assistant or attorney on behalf of the city, and the same shall be summary, and it may be tried out of term time and in chambers, and shall always be tried by preference. Whenever the petition for rule shall be sworn to by the collector of revenue, or his assistant or his attorney, that the facts contained in such petition are true, and accompanied with a duplicate

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copy of notice of the seizure, the same shall constitute a prima facie case, but may be rebutted by the defendant.

2. The proceeding shall be directed against the person operating or permitting the operation of the article seized, demanding the forfeiture and sale of the property, as a penalty for the violation of this section. Service of the proceeding shall be made upon the persons operating or permitting the operation of the articles seized, demanding the forfeiture and sale of the property, as a penalty for the violation of this section. Service of the proceeding shall be made upon the person operating or permitting the operation of the seized articles if he is a resident of this state, or his residence is known to the plaintiff in rule. In all cases where it is made to appear by affidavit that the residence of the person operating or permitting the operation of the seized articles is out of the state or unknown to the collector or his assistants or his attorney, an attorney-at-law shall be appointed by the courts, which has jurisdiction of the proceedings, to represent the person operating and permitting the operations, against whom the rule shall be tried contradictorily within ten (10) days from the date of the filing of same. The affidavit may be made by the collector, or one (1) of his assistants, or by the attorney representing the collector, if it be not convenient to obtain the affidavit of the collector. The attorney so appointed to represent the person operating or permitting the operation of the seized articles may waive service and citation of the petition or rule, but he shall not waive time nor any legal defense.
  3. Upon the trial of the proceedings, if it is established by satisfactory proof that with respect to the articles under seizure that this section has been violated in any respect, then the court shall render judgment accordingly, maintaining the seizure, declaring the forfeiture of the seized property other than cash, and after ten (10) days notice of advertisement at least twice in the official journal of the city permitting the sale of the articles at public auction; it being the intent and purpose of this proceeding to afford the person operating in permitting the operation of the seized article a fair opportunity of hearing in a court of competent jurisdiction. It is further the intent and purpose of this proceeding that the forfeiture and sale of the seized property shall be and operate as a penalty for the violation of this section as aforesaid, and payment of the tax due on the seized articles at the moment of seizure or thereafter shall not operate to prevent, abate, or discontinue, or defeat the forfeiture and sale of the property. The court may fix the fee of the attorney appointed by the court to represent the owner of the seized articles at a nominal sum to be taxed as costs and to be paid out of the proceeds of the sale of the property.
- c. In cases where, in the opinion of the trial judge, the value of the seized machine or other device is so small as not to justify the expense of advertising and selling at public auction the seized commodities as hereinabove provided, the court may in any such case, in rendering judgment maintaining the seizure and declaring the forfeiture of the seized property, direct that the seized property be sold by the

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collector at private sale, without advertisement, but shall direct that the seized property be not thus sold for a price less than a minimum figure to be fixed by the court in its judgment.

- d. Forfeiture of the machine or other device and its contents to the collector, as herein provided, shall not prevent any auction by the collector to recover from the persons liable any taxes incurred.
- (7) *Professional sports.* For each person owning or carrying on a business known as "professional sports" a license based on a flat fee of one thousand dollars (\$1,000.00) shall be required. By way of extension and not of limitation, the business of "professional sports" shall include football, basketball, and baseball games, where the individual participants are paid for their services. Sporting events that are provided for by special laws are exempt under this section.
- (8) *Circuses, concerts, carnivals and special events.* For each person operating a circus, carnival, or other traveling show, and for each person or organization sponsoring a concert or other special event, including, but not limited to, gun shows, arts and crafts fairs, and antique shows, a license based on a flat fee of two hundred fifty dollars (\$250.00) shall be required. This license shall be issued by the city. The license for a circus, concert or carnival shall be good for a period of ten (10) days. The license for a special event shall be good for a period of one (1) year. Should the person or organization move the circus, concert, or other event to another jurisdiction in the state, a new license shall be required by that jurisdiction. The sponsor or organizer shall be responsible for all additional regulatory agency certificates and documentation.
- (9) *Hotels, motels, rooming houses, boarding houses.* Any person operating a hotel, motel, rooming house, or boarding house shall pay an annual license tax of two dollars (\$2.00) for each sleeping room contained by the hotel, motel, rooming house, or boarding house.
- (10) *All other businesses.* For all businesses not otherwise covered by or specifically exempted under this section, including, but not limited to, printers, lithographers, attorneys-at-law, accountants, oculists, physicians, osteopaths, dentists, chiropradists, bacteriologists, veterinarians, chemists, architects, and civil, mechanical, chemical or electrical engineers engaged in the practice of their profession as an individual, or as a firm, partnership, or corporation, the license shall be one-tenth ( $\frac{1}{10}$ ) of one (1) percent of the annual gross receipts for professional fees for services rendered by the taxpayer, with a minimum tax of fifty dollars (\$50.00) and a maximum tax of two thousand dollars (\$2,000.00). The tax levied herein shall be levied only on the business and not separately on any individual who is employed by or is a member of the taxpayer which conducts its business as a firm, partnership, or corporation.
- (11) *Pharmacy.* For each business licensed by the Louisiana State Board of Pharmacy as a pharmacy and eighty percent of gross revenues of the business comes from the filling of prescription drugs, the license shall be one-tenth of one percent of the gross annual sales of the total business activity, with a minimum tax of fifty dollars and a maximum tax of two thousand dollars. The tax levied herein shall be levied only on the business and not separately on any individuals who is employed by or is a member of the taxpayer which conducts its business as a firm, partnership, or occupation.

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~~(11)~~ (12) *Video draw poker devices.*

- a. Every person engaged in the business of operating video draw poker devices as defined and licensed by the state, shall pay to the city a license of fifty dollars (\$50.00) for each such device operating within the city limits.
- b. The license shall be due on or before January 1st of each year for that calendar year. If a device is installed during the year, the license fee of fifty dollars (\$50.00) shall be paid in full for any remaining part of a calendar year.
- c. All devices shall be subject to the fifty dollars (\$50.00) license fee upon approval and implementation of this section for the current year remaining.

APPROVED AND ADOPTED by the  
City Council of the City of Sulphur,  
Louisiana, on this \_\_\_\_ day of  
\_\_\_\_\_, 2025.

\_\_\_\_\_  
NICK NEZAT, Chairman

I HEREBY CERTIFY that the  
foregoing Ordinance has been  
presented to the Mayor on this  
\_\_\_\_ day of \_\_\_\_\_,  
2025, at \_\_\_\_\_ o'clock \_\_\_\_ .m.

\_\_\_\_\_  
ARLENE BLANCHARD, Clerk

I HEREBY CERTIFY that I have received  
from the Mayor at \_\_\_\_ o'clock \_\_\_\_ .m.  
on this \_\_\_\_ day of \_\_\_\_\_, 2025  
the foregoing ordinance which has been  
approved/vetoed by the Mayor.

\_\_\_\_\_  
ARLENE BLANCHARD, Clerk

RESOLUTION NO. \_\_\_\_\_ M-C SERIES

Resolution authorizing the advertisement of bids for ST22-2 Concrete Street Rehab.

BE IT RESOLVED by the City Council of the City of Sulphur, Louisiana, the governing authority thereof, that they do hereby authorize advertisement for bids for ST22-2 Concrete Street Rehab., said bid to be in accordance with the quantities and specifications on file with Lee Lancon Engineers, 905 McKinley St, Westlake, LA 70669.

BE IT FURTHER RESOLVED that the advertisement of bids will be in “The American Press, the official journal of the City of Sulphur, in three separate publications, giving notice as follows:

**NOTICE TO BIDDERS**

Separate and sealed bids for ST22-2 Concrete Street Rehab. will be received by the Clerk of the Council until 10:00 a.m. on the 25th day of March, 2025, 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 City Hall, and the City Council shall at a regular meeting on the 14<sup>th</sup> day of April, 2025, at 5:30 p.m. proceed to award the bid to the lowest bidder, to waive irregularities, or to reject any and all bids, or otherwise proceed thereto as provided by law. Bids are also available electronically at [www.centralbidding.com](http://www.centralbidding.com); free membership is required to access. Said bids to be in accordance with the quantities and specifications on file with Lee Lancon Engineers, located at 905 McKinley St, Westlake, LA 70669.

CITY OF SULPHUR, LOUISIANA

BY \_\_\_\_\_  
NICK NEZAT, Chairman

BE IT FURTHER RESOLVED that the City Council of the City of Sulphur, Louisiana will meet in open and public session at their temporary location, 501 Willow Avenue, Sulphur, Louisiana, in the Council Chambers on the 14th day of April, 2025, at 5:30 p.m. and shall then and there proceed to award the bids to the lowest bidder or to reject any and all bids, otherwise proceed thereto as provided by law.

APPROVED AND ADOPTED by the  
City Council of the City of Sulphur,  
Louisiana, on this \_\_\_\_\_, day of  
\_\_\_\_\_, 2025.

\_\_\_\_\_  
NICK NEZAT, Chairman

1. Phillips Street – Picard to McAuthur  
drainage, water and street improvements
2. Leland Street – Ewel to Ruth  
Sewer Improvements and pavement patching
3. Taylor Drive – Mathilda to Lightning  
Pavement Patching
4. Diane Drive – Camelia to Beth  
pavement patching, drainage and sewer improvements
5. Ruth Street – Cypress to Elizabeth  
Pavement patching, drainage and water improvements
6. Elizabeth Street – Wasey Intersection  
Pavement patching
7. Cypress Street – S Huntington to Hickory  
Joint Sealing
8. Maplewood Drive – Loretto to Beglis  
Joint Sealing