

Legal Committee

Agenda

December 2, 2025

(Malcolm Larvadain, Chuck Fowler, Lizzie Felter)

4:30 P.M.

- 1) To consider final adoption of an ordinance authorizing the mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events and other matters with respect thereto. **(Item 21)**
- 2) To consider final adoption of an ordinance relative to the Alexandria Healthcare Initiative LSUA to authorize the mayor to execute on behalf of the City those necessary or desirable Intergovernmental, Cooperative Endeavor, and Joint Service Agreements and other Contracts related to the Jackson Street Allied Health Downtown Health Services Central Capital Improvements; more particularly described as local or other Non-State Capital Project matches to authorized the project, LSUA Downtown Health, No. 19-602-23-01, F. 19002498, authorizing the expenditure and encumbrance of budgeted and prioritized funds, authorizing agreements, commitments and draw downs with the State of Louisiana, through the Division of Administration, and/or through the Board of Supervisors of Louisiana State University and Agricultural and Mechanical College ("LSU"), and/or through and with LSU Alexandria or its Foundations and other related parties and contracts, and otherwise providing with respect thereto. **(Item 22)**
- 3) To consider final adoption of an ordinance authorizing annexation of 6.896+/- acres tract of land located at 2711 North MacArthur Drive in part of lots 54 and 55 of Experiment Plantation situated in Sections 18 and 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, AC-1 (Limited Commercial District) / MFO (Multi-

family Overlay District zoning classification is requested upon annexation for the development of a nursing home facility.

(Item 23)

Alexandria City Council meetings and Council Committee meetings are broadcast live and may be viewed live by the public on Optimum Cable Channel 4. A rebroadcast may be viewed on Optimum Cable Channel 4 and the City of Alexandria website.

www.cityofalexandria.com.

ALEXANDRIA CITY COUNCIL

TUESDAY DECEMBER 2, 2025

CITY COUNCIL CHAMBERS- 5:00 P.M.

**PERSONS DESIRING TO ADDRESS THE COUNCIL SHALL INFORM
THE PRESIDENT AT THE APPROPRIATE AGENDA ITEM**

A. CALL TO ORDER

B. INVOCATION

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

**E. APPROVAL OF MINUTES TAKEN FROM A REGULAR MEETING
HELD ON NOVEMBER 18, 2025.**

**(a) MOTION BY COUNCIL PERSON TO RE-CONSIDER
ORDINANCE NO. 124-2025 TO AWARD MASONIC SPORTS
COURT.**

F. PUBLIC HEARING

- a) To hold a public hearing concerning amending and reenacting Article III of Chapter 2, Sections 2-46 through 2-50 of the Alexandria Code of Ordinances relative to City Council Districts; repealing Ordinance #37-2024 and reenacting City Council district boundaries and descriptions in Ordinance #153-2022 relative to redistricting and reapportioning City Council Districts one, two, three, four and five as shown on the map titled City of Alexandria council districts prepared by the office of City Engineer; to provide for effectiveness and other matters with respect thereto.

G. CONSENT CALENDAR

- 1) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for petroleum products for various departments.
- 2) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for electric utility right-of-way emergency services.

- 3) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for service utility body.
- 4) Introduction of an ordinance authorizing the mayor to provide funding for the local match for the Louisiana Watershed Initiative Project and other matters with respect thereto.
- 5) Introduction of an ordinance rescinding Ordinance Number 18-2025 for qualified valve exercise program services.
- 6) Introduction of an ordinance rezoning property located at 1734 Albert Street, Alexandria, Louisiana from a SF-2 (Single Family District) to a B-1 (Neighborhood Business District).
- 7) Introduction of an ordinance authorizing the mayor to enter into a Cooperative Endeavor Agreement with Pafford Emergency Medical Services to support emergency medical training program with the Alexandria Fire Department.
- 8) Introduction of an ordinance authorizing the mayor to renew the current contract for disaster debris removal, reduction and disposal services.
- 9) Introduction of an ordinance authorizing the mayor to renew the contract for emergency debris removal monitoring services.
- 10) Introduction of an ordinance authorizing the final renewal for mixed debris removal and disposal services.
- 11) Introduction of an ordinance authorizing the mayor to accept the proposal received from PipeSuite Gas System Compliance Services.
- 12) Introduction of an ordinance authorizing Change Order No. 1 for Fire Station No. 4 Roof Leak Repairs.

H. RESOLUTIONS

- 13) **RESOLUTION** confirming the dates of the Alexandria City Council Meetings for the year 2026.
- 14) **RESOLUTION** authorizing the mayor to declare Wednesday, December 24, 2025 , Friday , December 26, 2025 and Friday, January 2, 2026 as City holidays.
- 15) **RESOLUTION** authorizing the City to partner, host and co-host events commemorating the life and legacy of the Reverend Doctor Martin Luther King, Jr.; to facilitate and promote activities slated for January 17-19, 2026 as it related to MLK Day with local religious, civic partners and civil rights leaders.
- 16) **RESOLUTION** authorizing advertisement for bids for Bulk Fuel for Vehicles and Equipment.

I. ORDINANCES FOR FINAL ADOPTION SUBJECT TO PUBLIC HEARING

- 17) To consider final adoption of an ordinance amending and reenacting Article III of Chapter 2, Sections 2-46 through 2-50 of the Alexandria Code of Ordinances relative to City Council Districts; repealing Ordinance #37-2024 and reenacting City Council district boundaries and descriptions in Ordinance #153-2022 relative to redistricting and reapportioning City Council Districts one, two, three, four and five as shown on the map titled City of Alexandria council districts prepared by the office of City Engineer; to provide for effectiveness and other matters with respect thereto.
- 18) To consider final adoption of an ordinance authorizing the mayor to accept the low bid submitted for petroleum products and chemicals additives for Wartsila Engines at DG Hunter Power Plant.

- 19) To consider final adoption of an ordinance authorizing the mayor to renew the existing contract for Underground Electric Construction Unit Pricing.
- 20) To consider final adoption of an ordinance authorizing the mayor to enter into a Cooperative Endeavor Agreement and Co-Sponsor the Manna House ProAM Coca Cola, Dr. Pepper open ANNIKA Women's All Pro Golf Tournament scheduled for April 13, 2026.
- 21) To consider final adoption of an ordinance authorizing the mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events and other matters with respect thereto.
- 22) To consider final adoption of an ordinance relative to the Alexandria Healthcare initiative LSUA to authorize the mayor to execute on behalf of the City those necessary or desirable Intergovernmental, Cooperative Endeavor, and Joint Service Agreements and other Contracts related to the Jackson Street Allied Health Downtown Health Services Central Capital Improvements; more particularly described as local or other Non-State Capital Project matches to authorized the project, LSUA Downtown Health, No. 19-602-23-01, F. 19002498, authorizing the expenditure and encumbrance of budgeted and prioritized funds, authorizing agreements, commitments and draw downs with the State of Louisiana, through the Division of Administration, and/or through the Board of Supervisors of Louisiana State University and Agricultural and Mechanical College ("LSU"), and/or through and with LSU Alexandria or its Foundations and other related parties and contracts, and otherwise providing with respect thereto.
- 23) To consider final adoption of an ordinance authorizing annexation of 6.896+/- acres tract of land located at 2711 North MacArthur Drive in part of lots 54 and 55 of Experiment Plantation situated in Sections 18 and 19 of Township 4 North, Range 1 West,

Rapides Parish, Louisiana, AC-1 (Limited Commercial District) / MFO (Multi-family Overlay District zoning classification is requested upon annexation for the development of a nursing home facility.

24) To consider final adoption of an ordinance rezoning properties located at 3415 and 3419, Nelson Street, Alexandria, Louisiana, Parish of Rapides, from B-3 (Business District) to C-1 (Limited Commercial District) to allow for the development of fast food franchise.

25) To consider final adoption of an ordinance rezoning property located at 700 Belleau Wood Blvd. Alexandria, Louisiana, Parish of Rapides from C-2 (General Commercial District) to SF-3 (Single Family High Density) to allow for the development of thirteen (13) duplexes.

J. RESOLUTION - PUBLIC HEARING- COMMUNITY DEVELOPMENT

26) To continue a public hearing and to consider adoption of a resolution taking action on structures located at:

2717 Overton Street

35 Tennessee

K. RESOLUTION – PUBLIC HEARING- COMMUNITY DEVELOPMENT

27) To hold a public hearing and to consider condemnation of twenty-five (25) structures.

L. RESOLUTIONS – ELECTIONS

28) To consider adoption of a resolution electing President of the Alexandria City Council.

29) To consider adoption of a resolution electing Vice-President of the Alexandria City Council.

30) Adjourned

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ALEXANDRIA CITY COUNCIL

TUESDAY DECEMBER 2, 2025

CITY COUNCIL CHAMBERS- 5:00 P.M.

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A. CALL TO ORDER

B. INVOCATION

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

**E. APPROVAL OF MINUTES TAKEN FROM A REGULAR MEETING
HELD ON NOVEMBER 18, 2025.**

**(a) MOTION BY COUNCIL PERSON TO RE-CONSIDER
ORDINANCE NO. 124-2025 TO AWARD MASONIC SPORTS
COURT.**

PROCEEDINGS OF THE COUNCIL OF THE CITY OF ALEXANDRIA,
STATE OF LOUISIANA, TAKEN AT A REGULAR MEETING HELD ON
NOVEMBER 18, 2025

The Council of the City of Alexandria, Louisiana, met in a regularly scheduled meeting session in the City Council Chambers, on Tuesday, November 18, 2025 at 5:00 P.M. Those present were the Honorable Cynthia Perry, Gary Johnson, Lizzie Felter, Jules Green, Chuck Fowler, Jim Villard and Malcolm Larvadain. Also present were Mayor Roy, City Attorney Jonathon Goins, Michael Caffery, and Council Staff.

The Council of the City of Alexandria, State of Louisiana was duly convened as the governing authority of said City by the Honorable Cynthia Perry, who stated that the Council was ready for the transaction of business. The invocation was pronounced by Mr. Fowler and the Pledge of Allegiance was led by Mr. Johnson.

On a motion of Mr. Fowler and seconded by Mr. Villard the minutes taken from a regular Council Meeting held on November 4, 2025 were unanimously approved by the Council.

CONSENT CALENDAR

The Council next read all items found under the heading Consent Calendar and assigned them to committees.

Mr. Fowler moved for the introduction of all items appearing under the heading Consent Calendar.

Mr. Johnson seconded the motion. It was unanimously carried by the Council.

Bids were received for petroleum products and chemical additives for Wartsila Engines at DG Hunter Power Plant.

Name of Bidders

Atlantic Petroleum

Lott Oil Company

The above bid was referred to the Mayor and appropriate committee for tabulation and recommendation. The following ordinance was introduced by Mr. Fowler and seconded by Mr. Johnson to wit:

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR PETROLEUM PRODUCTS AND CHEMICALS ADDITIVES FOR WARTSILA ENGINES AT DG HUNTER POWER PLANT AND OTHER MATTERS WITH RESPECT THERETO.

On a motion of Mr. Fowler and seconded by Mr. Johnson the following ordinance was introduced to wit:

AN ORDINANCE AUTHORIZING THE MAYOR TO RENEW THE EXISTING CONTRACT FOR UNDERGROUND ELECTRIC CONSTRUCTION UNIT PRICING AND OTHER MATTERS WITH RESPECT THERETO.

On a motion of Mr. Fowler and seconded by Mr. Johnson the following ordinance was introduced to wit:

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT AND CO-SPONSOR THE MANNA HOUSE PROAM COCA COLA, DR. PEPPER OPEN ANNIKA WOMEN'S ALL PRO GOLF TOURNAMENT SCHEDULED FOR APRIL 13, 2026 AND OTHER MATTERS WITH RESPECT THERETO.

On a motion of Mr. Fowler and seconded by Mr. Johnson the following ordinance was introduced to wit:

AN ORDINANCE AUTHORIZING THE MAYOR TO PROMOTE THE CITY OF ALEXANDRIA BY ENTERING INTO ALL CONTRACTS WITH BANDS AND VENDORS FOR 2026 EVENTS AND OTHER MATTERS WITH RESPECT THERETO.

On a motion of Mr. Fowler and seconded by Mr. Johnson the following ordinance was introduced to wit:

AN ORDINANCE RELATIVE TO THE ALEXANDRIA HEALTHCARE INITIATIVE LSUA TO AUTHORIZE THE MAYOR TO EXECUTE ON BEHALF OF THE CITY

THOSE NECESSARY OR DESIRABLE INTERGOVERNMENTAL, COOPERATIVE ENDEAVOR, AND JOINT SERVICE AGREEMENTS AND OTHER CONTRACTS RELATED TO THE JACKSON STREET ALLIED HEALTH DOWNTOWN HEALTH SERVICES CENTRAL CAPITAL IMPROVEMENTS; MORE PARTICULARLY DESCRIBED AS LOCAL OR OTHER NON-STATE CAPITAL PROJECT MATCHES TO AUTHORIZED THE PROJECT, LSUA DOWNTOWN HEALTH, NO. 19-602-23-01, F. 19002498, AUTHORIZING THE EXPENDITURE AND ENCUMBRANCE OF BUDGETED AND PRIORITIZED FUNDS, AUTHORIZING AGREEMENTS, COMMITMENTS AND DRAW DOWNS WITH THE STATE OF LOUISIANA, THROUGH THE DIVISION OF ADMINISTRATION, AND/OR THROUGH THE BOARD OF SUPERVISORS OF LOUISIANA STATE UNIVERSITY AND AGRICULTURAL AND MECHANICAL COLLEGE ("LSU"), AND/OR THROUGH AND WITH LSU ALEXANDRIA OR ITS FOUNDATIONS AND OTHER RELATED PARTIES AND CONTRACTS, AND OTHERWISE PROVIDING WITH RESPECT THERETO.

On a motion of Mr. Fowler and seconded by Mr. Johnson the following ordinance was introduced to wit:

AN ORDINANCE AUTHORIZING ANNEXATION OF 6.896+/- ACRES TRACT OF LAND LOCATED AT 2711 NORTH MACARTHUR DRIVE IN PART OF LOTS 54 AND 55 OF EXPERIMENT PLANTATION SITUATED IN SECTIONS 18 AND 19 OF TOWNSHIP 4 NORTH, RANGE 1 WEST, RAPIDES PARISH, LOUISIANA, AC-1 (LIMITED COMMERCIAL DISTRICT) / MFO (MULTI-FAMILY OVERLAY DISTRICT ZONING CLASSIFICATION IS REQUESTED UPON ANNEXATION FOR THE DEVELOPMENT OF A NURSING HOME FACILITY AND OTHER MATTERS WITH RESPECT THERETO.

RESOLUTIONS

Mr. Fowler moved for the adoption of the following resolution, which was seconded by Mr. Larvadain.

RESOLUTION NO. 0713-2025

RESOLUTION TO CO-SPONSOR ZETA PHI ZETA FINER COMMUNITY
FOUNDATION SCHOLARSHIP WORKSHOP AT THE BOLTON AVENUE
COMMUNITY CENTER.

The President called for any discussion, a vote was called for and resulted
as follows:

YEAS: Fowler, Villard, Larvadain, Perry, Johnson, Felter, Green.

NAYS: None.

ABSENT: None.

This resolution was thereupon declared adopted on this the 18th day of
November, 2025.

ORDINANCES FOR FINAL ADOPTION
SUBJECT TO A PUBLIC HEARING

The following ordinance, which was previously introduced and laid over for
publication of notice and no objection having been filed thereto, was
brought up for final adoption on a motion of Mr. Villard and seconded by
Mr. Johnson.

ORDINANCE NO. 120-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID
SUBMITTED FOR TREATED WOOD POLES AND OTHER MATTERS WITH
RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted
as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Fowler and seconded by Mr. Johnson.

ORDINANCE NO. 121-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR A MINIMUM OF ONE REAR LOADING REFUSE TRUCK 25 CUBIC YARD CAPACITY AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Fowler, Villard, Larvadain, Perry, Johnson, Felter, Green.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Villard and seconded by Mr. Fowler.

ORDINANCE NO. 122-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR A MINIMUM OF ONE GRAPPLE TRUCK FOR THE SANITATION DEPARTMENT AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Villard and seconded by Mr. Johnson.

ORDINANCE NO. 123-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR A MINIMUM OF ONE SHUTTLE TRUCK FOR THE SANITATION DEPARTMENT AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Villard and seconded by Ms. Felter.

ORDINANCE NO. 124-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR MASONIC COURT SPORTS AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Villard and seconded by Mr. Johnson.

ORDINANCE NO. 125-2025

AN ORDINANCE AUTHORIZING THE CITY ATTORNEY TO SETTLE AND COMPROMISE THE DISPUTE IN THE MATTER AT THE 9TH JUDICIAL DISTRICT COURT ENTITLED, "TERRY HOLMES V. CITY OF ALEXANDRIA," DOCKET NO. 273,418 AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Villard and seconded by Mr. Fowler.

ORDINANCE NO. 126-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE PROPOSAL RECEIVED FROM UTILISERVE, LLC FOR WATER DISTRIBUTION FLUSHING PROGRAM AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The following ordinance, which was previously introduced and laid over for publication of notice and no objection having been filed thereto, was brought up for final adoption on a motion of Mr. Fowler and seconded by Mr. Villard.

ORDINANCE NO. 127-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO AWARD THE ENGINE OVERHAUL SERVICE CONTRACT FOR DG HUNTER UNITS, 5, 6, 7 AND 8

TO MOTOR SERVICE HUGO STAMP, INC., AS BACKUP SERVICE PROVIDER
AND OTHER MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted
as follows:

YEAS: Fowler, Villard, Larvadain, Perry, Johnson, Felter, Green.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of
November, 2025.

The following ordinance, which was previously introduced and laid over for
publication of notice and no objection having been filed thereto, was
brought up for final adoption on a motion of Mr. Villard and seconded by
Mr. Fowler.

ORDINANCE NO. 128-2025

AN ORDINANCE AUTHORIZING THE REZONING OF PROPERTY AT 3220
MACARTHUR DRIVE, ALEXANDRIA, PARISH OF RAPIDES, LOUISIANA
FROM C-2 (GENERAL COMMERCIAL) TO I-2 (GENERAL INDUSTRIAL
DISTRICT) TO ALLOW HEAVY INDUSTRIAL RETAIL SALES AND OTHER
MATTERS WITH RESPECT THERETO.

The President called for any discussion, a vote was called for and resulted
as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

NAYS: None.

ABSENT: None.

This ordinance was thereupon declared adopted on this the 18th day of November, 2025.

The President adjourned the meeting at 5:38 p.m.

/S/ Cynthia Perry

President

ATTEST:

/S/ Donna P. Jones

City Clerk



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Community Service/Recreation

Date: November 24, 2025

Title: Re-consideration of Ordinance 124-2025 to Award - Masonic Sports Court

Explanation of Proposal:

Additional Information Attached ☒

Correction of Base Bid amount from \$811,094.00 to \$881,094.00.

Seal bids were received on November 4, 2025 for Masonic Sports Court. The lowest responsive bidder is Bayou Rapides Corporation with a Base Bid of \$881,094.00 and Alternate No. 1 of \$111,622.00. The City of Alexandria Engineering Department has reviewed the bids received and recommend that the Contract be awarded to Bayou Rapides Corporation in the amount of the Base Bid, \$881,094.00 and Alternate No. 1, \$111,622.00, for a total amount of \$992,716.00.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 442501

Expense Amount: \$

Account Line Item:

Remaining Amount: \$

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 25 2025

CITY OF ALEXANDRIA

MASONIC SPORTS COURT
Bid Tabulation

Item No.	Description	Quantity	UT	Bayou Rapides Corp		TL Construction	
				Unit Price	Extension	Unit Price	Extension
210-01	Construction Layout	1 LS		\$ 3,700.00	\$ 3,700.00	\$ 4,000.00	\$ 4,000.00
220-01	Mobilization	1 LS		\$ 18,500.00	\$ 18,500.00	\$ 10,000.00	\$ 10,000.00
310-01	Rem. Ex. Conc. Slabs, Sidewalks and Paving	550 SY		\$ 11.30	\$ 6,215.00	\$ 14.50	\$ 7,975.00
330-02	Rem. Ex. Asphalt and Base (Parking Lot)	1500 SY		\$ 10.08	\$ 15,120.00	\$ 6.50	\$ 9,750.00
310-03	Rem. Ex. Block Wall	1 LS		\$ 600.00	\$ 600.00	\$ 4,600.00	\$ 4,600.00
310-04	Misc. Prep for PCCP	1 LS		\$ 1,700.00	\$ 1,700.00	\$ 5,400.00	\$ 5,400.00
320-01	Sawcutting Joints (1" Depth)	3000 LF		\$ 2.24	\$ 6,720.00	\$ 4.25	\$ 12,750.00
330-02	Grading Parking Lot Area to Rec. Base and Paving	1500 SY		\$ 5.04	\$ 7,560.00	\$ 2.50	\$ 3,750.00
330-03	Grade Area W of Ex. Paving to Receive Base and Pav	510 SY		\$ 6.80	\$ 3,468.00	\$ 13.00	\$ 6,630.00
330-04	Grade Area to Receive Seeding to Drain	1200 SY		\$ 5.05	\$ 6,060.00	\$ 4.00	\$ 4,800.00
410-01-06	Grushed Limestone Base (6" Thick)	510 SY		\$ 16.80	\$ 8,568.00	\$ 35.00	\$ 17,850.00
410-01-08	Crushed Limestone Base (8" Thick)	1500 SY		\$ 22.40	\$ 33,600.00	\$ 41.00	\$ 61,500.00
510-01-02	Asphalt Wearing Course (2" Thick)	1500 SY		\$ 24.11	\$ 36,165.00	\$ 24.50	\$ 36,750.00
810-01	Seeding and Fertilizer	1200 SY		\$ 1.30	\$ 1,560.00	\$ 4.00	\$ 4,800.00
910-06	Portland Cement Conc. Pvc't (6" +/-)	3900 SY		\$ 81.87	\$ 319,293.00	\$ 56.00	\$ 218,400.00
930-01-04	Conc. Sidewalks and Swales	250 SY		\$ 112.00	\$ 28,000.00	\$ 65.00	\$ 16,250.00
930-02-04	Curb Cuts for Swales	2 EA		\$ 560.00	\$ 1,120.00	\$ 3,550.00	\$ 7,100.00
1110-01-04	Vinyl Coated Chain Link Fence (4' H)	264 LF		\$ 35.00	\$ 9,240.00	\$ 65.00	\$ 17,160.00
1110-01-06	Vinyl Coated Chain Link Fence (6' H)	288 LF		\$ 39.00	\$ 11,232.00	\$ 65.00	\$ 18,720.00
1110-01-08	Vinyl Coated Chain Link Fence (8' H)(w/mow Strip	870 LF		\$ 79.50	\$ 69,165.00	\$ 107.00	\$ 93,090.00
1110-02-08-06	Vinyl Coated Chain Link Gate (8' H)(6' W) w/Mow St.	3 EA		\$ 1,690.00	\$ 5,070.00	\$ 1,100.00	\$ 3,300.00
1110-02-08-12	Vinyl Coated Chain Link Gate (8' H)(12' W) w/Mow s	1 EA		\$ 2,720.00	\$ 2,720.00	\$ 2,200.00	\$ 2,200.00
1320-01-04A	Parking Lot Striping	1 LS		\$ 1,120.00	\$ 1,120.00	\$ 1,600.00	\$ 1,600.00
1320-01-04B	Parking Bumpers	26 EA		\$ 212.00	\$ 5,512.00	\$ 170.00	\$ 4,420.00
S-001	Seal Joints w/Crack Filler	3000 LF		\$ 2.85	\$ 8,550.00	\$ 1.25	\$ 3,750.00
S-001A	Clean Surface by Acid Etching and Pressure Wash.	3900 SY		\$ 2.31	\$ 9,009.00	\$ 1.20	\$ 4,680.00
S-001B	Court Leveling w/ Acrylic Patch Binder	200 SY		\$ 56.00	\$ 11,200.00	\$ 42.00	\$ 8,400.00
S-001C	Apply Acrylic Adhesion Promoter	3900 SY		\$ 4.61	\$ 17,979.00	\$ 2.00	\$ 7,800.00

S-001D	Install 2 Coats of Acrytech Color (4 Colors)	3900 SY	\$	10.64	\$	41,496.00	\$	17.00	\$	66,300.00
S-001E	Paint Lines (2"W) White Paint	3000 LF	\$	4.11	\$	12,330.00	\$	4.00	\$	12,000.00
S-002	Basketball Goal System	2 EA	\$	10,585.00	\$	21,170.00	\$	13,000.00	\$	26,000.00
S-003	Pickleball Net, Post and Sleeve	6 EA	\$	2,317.00	\$	13,902.00	\$	2,200.00	\$	13,200.00
S-004	Corn Hole Sets	4 EA	\$	2,095.00	\$	8,380.00	\$	2,400.00	\$	9,600.00
S-005	Ping Pong Tables	2 EA	\$	8,200.00	\$	16,400.00	\$	9,200.00	\$	18,400.00
S-006	Chess Tables	3 EA	\$	2,690.00	\$	8,070.00	\$	3,000.00	\$	9,000.00
E-001	Electrical and Lighting per Plan	1 LS	\$	110,600.00	\$	110,600.00	\$	200,000.00	\$	200,000.00
	TOTAL BASE BID				\$	881,094.00			\$	951,925.00
Alternate No. 1										
Alt No. 1 S-001	Seal Cracks with Crack filler	2000 LF		10	\$	20,000.00	\$	5.50	\$	11,000.00
Alt No. 1 S-001A	Court Leveling with Acrylic Patch Binder	1000 SY		13.67	\$	13,670.00	\$	25.00	\$	25,000.00
Alt No. 1 S-001B	Acrylic Resurfacer (one Coat)	5440 SY		3.8	\$	20,672.00	\$	5.00	\$	27,200.00
Alt No. 1 S-001C	Tennis Court Coloring	5440 SY		8.2	\$	44,608.00	\$	6.00	\$	32,640.00
Alt No. 1 S001D	Tennis Court Striping	3840 LF		3.3	\$	12,672.00	\$	7.00	\$	26,880.00
	TOTAL ALTERNATE NO. 1				\$	111,622.00			\$	122,720.00
	TOTAL (Base Bid + Alternate No. 1)				\$	992,716.00			\$	1,074,645.00

F. PUBLIC HEARING

- a) To hold a public hearing concerning amending and reenacting Article III of Chapter 2, Sections 2-46 through 2-50 of the Alexandria Code of Ordinances relative to City Council Districts; repealing Ordinance #37-2024 and reenacting City Council district boundaries and descriptions in Ordinance #153-2022 relative to redistricting and reapportioning City Council Districts one, two, three, four and five as shown on the map titled City of Alexandria council districts prepared by the office of City Engineer; to provide for effectiveness and other matters with respect thereto.

G. CONSENT CALENDAR

- 1) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for petroleum products for various departments.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **OCTOBER 02, 2025**

Title: RESOLUTION AUTHORIZING PERMISSION TO ADVERTISE FOR PETROLEUM PRODUCTS FOR USE BY VARIOUS CITY DEPARTMENTS

Explanation of Proposal:

Additional Information Attached ☒

We request permission to advertise for Petroleum Products for use by various City departments. This bid will remain in effect for a period of twelve (12) months from bid award date.

Questions and/or clarifications of bid specifications are to be in written form only, either mailed, faxed, or emailed to the attention of Casey Barnes, City of Alexandria Purchasing Department, PO Box 71, Alexandria LA 71309-0071; Fax 318-441-6185; or emailed to casey.barnes@cityofalex.com; and must be received by close of business on Thursday, November 20, 2025.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: Various

Expense Amount: N/A

Account Line Item: N/A

Remaining Amount: N/A

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

OCT 07 2025

CITY COUNCIL

ADVERTISEMENT FOR BID

CITY OF ALEXANDRIA, LOUISIANA PURCHASING DEPARTMENT

BID # 2543- PETROLEUM PRODUCTS

Separate sealed bids for Petroleum Products will be received by the CITY OF ALEXANDRIA at the CITY COUNCIL MEETING CHAMBERS, ALEXANDRIA CITY HALL, ALEXANDRIA, LOUISIANA, until 10:00 AM CST CDT, TUESDAY, December 2, 2025 and then at said office publically opened and read aloud.

Complete bid packet, bid specifications may be obtained at the City of Alexandria's website, www.cityofalexandria.com under the heading "Business", and drop down to "RFP/RFQ/RFI/BIDS". There is no charge to download bid documents from the City's website.

Pursuant to LA R.S. 38:2212.1 B.(4)(a), vendors have the option to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com. For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

Questions and/or clarifications of bid specifications are to be in written form only, either mailed, faxed, or emailed to the attention of Casey Barnes, City of Alexandria Purchasing Department, PO Box 71, Alexandria, LA 71309-0071; Fax 318-441-6185; email to casey.barnes@cityofalex.com; and must be received by 4:00 PM, Thursday, November 20, 2025.

Address for Postal Delivery:

City of Alexandria
Donna Jones, City Clerk
PO Box 71
Alexandria, LA 71309-0071

Address for Courier or Overnight Delivery:

City of Alexandria
Donna Jones, City Clerk
915 Third Street, 1st Floor
Alexandria, LA 71301
Phone: 318-449-5090

Address for Electronic Bid Submission:

www.centralbidding.com

Phone: 225-810-4814

PLEASE PUBLISH THREE (3) TIMES:

Friday, October 24, 2025
Friday, October 31, 2025
Friday, November 7, 2025

RESOLUTION NO. 0707-2025

**RESOLUTION AUTHORIZING ADVERTISEMENT FOR BIDS FOR
PETROLEUM PRODUCTS FOR VARIOUS DEPARTMENTS.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes advertisement for bids for petroleum products for various departments.

BE IT FURTHER RESOLVED, etc., that the City Clerk proceed with the advertisement according to law, with bids to be opened on December 2, 2025.

PASSED AND ADOPTED at Alexandria, Louisiana, this 21st day of October, 2025.

/s/ Donna P. Jones, MMC
City Clerk

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR PETROLEUM PRODUCTS FOR VARIOUS DEPARTMENTS AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the low bid submitted for Petroleum Products for various department.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said low bidder from the 2025/2026 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the ____ day of
____ 2025 and final publication was made in the Alexandria Daily Town
Talk on the ____ day of ____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 2) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for electric utility right-of-way emergency services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Finance / Purchasing

Date: October 2, 2025

Title: Requesting a resolution to advertise for Electric Utility Right-Of-Way Emergency Services

Explanation of Proposal:

Additional Information Attached ☒

We request permission to advertise bids for Electric Utility Right-Of-Way Emergency Services for use by the Electric Distribution Department. The successful bidder shall perform this emergency service on an "as needed" basis for a period of twelve (12) months. Bid prices shall remain in effect for a period of twelve (12) months from bid award date.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Review:

Form

☐

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

OCT 07 2025

CITY COUNCIL

ADVERTISEMENT FOR BID

CITY OF ALEXANDRIA, LOUISIANA
UTILITY DIVISION

BID # #2544- ELECTRIC UTILITY RIGHT-OF-WAY EMERGENCY SERVICES

Separate sealed bids for, ELECTRIC UTILITY RIGHT-OF-WAY EMERGENCY SERVICES, will be received by the CITY OF ALEXANDRIA at the CITY COUNCIL MEETING CHAMBERS, ALEXANDRIA CITY HALL, ALEXANDRIA, LOUISIANA, until 10:00 AM CST CDT, TUESDAY, December 2, 2025, and then at said office publically opened and read aloud.

Complete bid packet, bid specifications may be obtained at the City of Alexandria's website, www.cityofalexandrialala.com under the heading "Business", and drop down to "RFP/RFQ/RFI/BIDS". There is no charge to download bid documents from the City's website.

Pursuant to LA R.S. 38:2212.1 B.(4)(a), vendors have the option to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com . For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

Questions and/or clarifications of bid specifications are to be in written form only, either mailed, faxed, or emailed to the attention of Joann Swain, City of Alexandria Purchasing Department, PO Box 71, Alexandria, LA 71309-0071; Fax 318-619-3412; email to joann.swain@cityofalex.com; and must be received by 4:00 PM, Thursday, November 13, 2025.

Address for Postal Delivery:

City of Alexandria
Donna Jones, City Clerk
PO Box 71
Alexandria, LA 71309-0071

Address for Courier or Overnight Delivery:

City of Alexandria
Donna Jones, City Clerk
915 Third Street, 1st Floor
Alexandria, LA 71301
Phone: 318-449-5090

Address for Electronic Bid Submission:

www.centralbidding.com

Phone: 225-810-4814

PLEASE PUBLISH THREE (3) TIMES:

Friday, October 24, 2025
Friday, October 31, 2025
Friday, November 7, 2025

RESOLUTION NO. 0706-2025

**RESOLUTION AUTHORIZING ADVERTISEMENT FOR BIDS FOR
ELECTRIC UTILITY RIGHT-OF-WAY EMERGENCY SERVICES.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes advertisement for bids for electric utility right-of-way emergency services.

BE IT FURTHER RESOLVED, etc., that the City Clerk proceed with the advertisement according to law, with bids to be opened on December 2, 2025.

PASSED AND ADOPTED at Alexandria, Louisiana, this 21st day of October, 2025.

/s/ Donna P. Jones, MMC
City Clerk

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR ELECTRIC UTILITY RIGHT-OF-WAY EMERGENCY SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the low bid submitted for electric utility right-of-way emergency services.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said low bidder from the 2025/2026 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the ____ day of ____ 2025 and final publication was made in the Alexandria Daily Town Talk on the ____ day of ____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 3) Introduction of an ordinance authorizing the mayor to accept the low bid submitted for service utility body.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **OCTOBER 10, 2025**

Title: **RESOLUTION AUTHORIZING PERMISSION TO ADVERTISE FOR A MINIMUM OF ONE (1)
SERVICE UTILITY BODY**

Explanation of Proposal:

Additional Information Attached ☒

We request permission to advertise for a minimum of one (1) Service Utility Body for use by the Motor Pool Department.

Mandatory pre-bid conference shall be held on Wednesday, November 19, 2025 at 10:00 AM, at the City of Alexandria Purchasing Department, located at 2021 Industrial Park Road, Building WH, Alexandria, LA 71303.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 101-043700-707600

Expense Amount: \$40,635.00

Account Line Item: Machinery and Equipment

Remaining Amount: N/A

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

10/10/2025

OCT 11 2025

OCT 11 2025

ADVERTISEMENT FOR BID

CITY OF ALEXANDRIA, LOUISIANA
PURCHASING DEPARTMENT

BID #2545- SERVICE UTILITY BODY

Separate sealed bids for a minimum of one (1) Service Utility Body, will be received by the CITY OF ALEXANDRIA at the CITY COUNCIL MEETING CHAMBERS, ALEXANDRIA CITY HALL, ALEXANDRIA, LOUISIANA, until 10:00 AM CST CDT, TUESDAY, DECEMBER 02, 2025, and then at said office publically opened and read aloud.

Complete bid packet, bid specifications may be obtained at the City of Alexandria's website, www.cityofalexandria.com under the heading "Business", and drop down to "RFP/RFQ/RFI/BIDS". There is no charge to download bid documents from the City's website.

Pursuant to LA R.S. 38:2212.1 B.(4)(a), vendors have the option to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com. For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

A mandatory pre-bid conference shall be held on Wednesday, November 19, 2025 at 10:00 AM, at the City of Alexandria Purchasing Department, Building WH, located at 2021 Industrial Park Road, Alexandria, LA 71303. All vendors wishing to submit bid proposals for this project "MUST ATTEND" this pre-bid conference. Pursuant to LA R.S. 38:2212(I), all prospective bidders shall be present at the beginning of the pre-bid conference and shall remain in attendance for the duration of the conference. Any prospective bidder who fails to attend the conference or remain for the duration shall be prohibited from submitting a bid.

Address for Postal Delivery:

City of Alexandria
Donna Jones, City Clerk
PO Box 71
Alexandria, LA 71309-0071

Address for Courier or Overnight Delivery:

City of Alexandria
Donna Jones, City Clerk
915 Third Street, 1st Floor
Alexandria, LA 71301
Phone: 318-449-5090

Address for Electronic Bid Submission:

www.centralbidding.com

Phone: 225-810-4814

PLEASE PUBLISH THREE (3) TIMES:

Friday, October 24, 2025

Friday, October 31, 2025

Friday, November 07, 2025

RESOLUTION NO. 0708-2025

**RESOLUTION AUTHORIZING ADVERTISEMENT FOR BIDS FOR A
MINIMUM OF ONE SERVICE UTILITY BODY FOR THE MOTOR POOL
DEPARTMENT.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes advertisement for bids for a minimum of one service utility body for the Motor Pool Department.

BE IT FURTHER RESOLVED, etc., that the City Clerk proceed with the advertisement according to law, with bids to be opened on December 2, 2025.

PASSED AND ADOPTED at Alexandria, Louisiana, this 21st day of October, 2025.

/s/ Donna P. Jones, MMC
City Clerk

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR SERVICE UTILITY BODY AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the low bid submitted for service utility body.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said low bidder from the 2025/2026 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the ____ day of ____ 2025 and final publication was made in the Alexandria Daily Town Talk on the ____ day of ____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 4) Introduction of an ordinance authorizing the mayor to provide funding for the local match for the Louisiana Watershed Initiative Project and other matters with respect thereto.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Engineering

Date: 11/25/2025

Title: AN ORDINANCE AUTHORIZING THE MAYOR TO PROVIDE FUNDING FOR THE LOCAL MATCH FOR THE LOUISIANA WATERSHED INITIATIVE (LWI) PROJECT AND OTHER MATTERS WITH RESPECT THERETO.

Explanation of Proposal:

Additional Information Attached ☐

This ordinance authorizes additional funding in the amount of \$440,000 as part of the City's local match for the increased funding to the Chatlin Lake Canal area flood prevention program under the Louisiana Watershed Initiative. The State of Louisiana increased the available funding for the program by \$2,000,000, bringing the total cost of the project from \$10,000,000 to \$12,440,000.

The City Council previously authorized amending the CEA with the State in Ordinance No. 98-2025, and sufficient funds for the increased match have already been budgeted in the Capital Plan.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 300-252205-707000
312-252205-707000

Expense Amount: \$ 0.00
\$ 440,000.00

Account Line Item: \$ 249,499.75
\$ 4,340,000.00

Remaining Amount: \$ 249,499.75
\$ 3,900,000.00

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 25 2025

CITY COUNCIL

ORDINANCE NO. _____ – 2025

AN ORDINANCE AUTHORIZING THE MAYOR TO PROVIDE ADDITIONAL FUNDING FOR THE LOCAL MATCH FOR THE LOUISIANA WATERSHED INITIATIVE (LWI) PROJECT AND OTHER MATTERS WITH RESPECT THERETO.

WHEREAS; The Louisiana Office of Community Development (OCD) originally estimated the cost of the LWI project for the prevention of neighborhood flooding in the Chatlin Lake Canal area as \$10,000,000; and

WHEREAS; The City Council authorized the Mayor in Ordinance No. 98-2025 to execute an Amendment to the Cooperative Endeavor Agreement between the State of Louisiana and the City for an amended flood protection program (Application No. 0192) with a current estimate of cost totaling \$12,440,000; and

WHEREAS; OCD has agreed to allocate an additional \$2,000,000 previously allocated for contingencies; and

WHEREAS; The City desires to commit previously budgeted funding of \$440,000 as additional local funding commitment for the balance of current estimated project cost.

SECTION I: BE IT ORDAINED, etc., by the Council of the City of Alexandria, Louisiana in legal session convened, that the Council hereby authorizes the Mayor to commit additional funds totaling \$440,000 to match the OCD funding totaling \$12,000,000 for the project.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoes by the Mayor, upon expiration of the time for the ordinance s to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinance in conflict herewith are hereby repealed

THIS ORDINANCE

NOTICE PUBLISHED on the _____ of _____, 2025

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this ____ day of _____, 2025
and final publication was made in the Alexandria Daily Town Talk on the ____ day
of _____, 2025.

CITY CLERK

PRESIDENT

MAYORS APPROVAL/VETO

- 5) Introduction of an ordinance rescinding Ordinance Number 18-2025 for qualified valve exercise program services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Finance / Purchasing

Date: November 12, 2025

Title: Rescind Ordinance #118-2025 for Qualified Valve Exercise Program Services

Explanation of Proposal:

Request the Mayor to rescind Ordinance #118-2025 adopted on November 4, 2025 to Hydromax USA, LLC. This is a duplicate as Ordinance #84-2025 was adopted for the Qualified Valve Exercise Program Services on July 29, 2025 to Hydromax USA, LLC.

Additional Information Attached ☒

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: Various

Expense Amount: Various

Account Line Item: Various

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 23 2025

City Council

ORDINANCE NO. 84-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOWEST PROPOSAL RECEIVED FROM HYDROMAX USA, LLC FOR QUALIFIED VALVE EXERCISE PROGRAM SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the lowest proposal received from Hydromax USA, LLC, for qualified valve exercise program services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 15th day of July 2025.

NOTICE PUBLISHED on the 18th day of July, 2025.

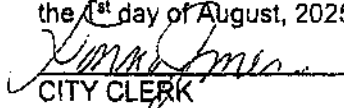
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Fowler, Larvadain, Villard, Felter.

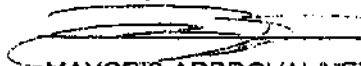
NAYS: None

ABSENT: Perry, Johnson, Green.

AND THE ORDINANCE was declared adopted on this the 29th day of July, 2025 and final publication was made in the Alexandria Daily Town Talk on the 1st day of August, 2025.


CITY CLERK

PRESIDENT


MAYOR'S APPROVAL VETO

DELIVERED JUL 30 2025

RECEIVED JUL 31 2025

ORDINANCE NO. 118-2025

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOWEST PROPOSAL RECEIVED FROM HYDROMAX USA, LLC, FOR VALVE EXERCISING PROGRAM SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the lowest proposal received from Hydromax USA, LLC for valve exercising program services.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said lowest proposal from the 2025/2026 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 21st day of October, 2025.

NOTICE PUBLISHED on the 24th day of October, 2025.

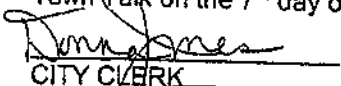
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Villard, Larvadain, Perry, Johnson, Felter, Green, Fowler.

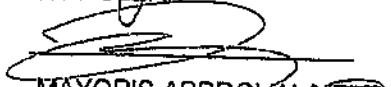
NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 4th day of November, 2025 and final publication was made in the Alexandria Daily Town Talk on the 7th day of November, 2025.


CITY CLERK

PRESIDENT


MAYOR'S APPROVAL ~~MADE~~

RECEIVED NOV 08 2025

DELIVERED NOV 05 2025

ORDINANCE NO.

AN ORDINANCE RESCINDING ORDINANCE NUMBER 18-2025 FOR QUALIFIED VALVE EXERCISE PROGRAM SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby rescinding Ordinance No. 18-2025 for Qualified Valve Exercise Program Services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 6) Introduction of an ordinance rezoning property located at 1734 Albert Street, Alexandria, Louisiana from a SF-2 (Single Family District) to a B-1 (Neighborhood Business District).



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **PLANNING DIV. / ZONING DEPT.**

Date: **11/18/2025**

TITLE: Ordinance to rezone a property located at 1734 Albert Street, Alexandria in Rapides Parish LA. from a Sf-2 to B-1 zoning District.



EXPLANATION OF PROPOSAL:

Request is being made to rezone a property located at 1734 Albert Street , Alexandria La. from a SF-2 Single Family District) to a B-1 (Neighborhood Business District) to allow for the operation of a small business. The Alexandria Zoning Commission met on November 17, 2025 to review the Application and unanimously voted to recommend APPROVAL of the rezoning to the City Council.

Budget:



Neutral



Within
Existing



Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

4. Finance Director

5. Division Director

6. Department Head

3. City Attorney

7. Purchasing Agent

Council Staff

Review:

Form



Content



Information:

Sufficient



Insufficient



Remarks:

RECEIVED

NOV 25 2025

CITY COUNCIL



APPLICATION
City of Alexandria ZONING COMMISSION

Planning Division

625 Murray Street - 3rd Floor, Alexandria, Louisiana 71301-8022

(318) 473-1371

www.cityofalexandria.com

CONTACT INFORMATION

APPLICANT(S) NAME Rhianna Bolen
MAILING ADDRESS 1758 Albert Street Alexandria, La 71301
TELEPHONE # 318 548 7927 EMAIL _____
PROPERTY OWNER'S NAME Catherine Davidson / Sara Hopper (Applicant)
LETTER AUTHORIZING AGENT, if applicable _____

ADDRESS OF PROPERTY 1734 Albert Street, Alexandria, La 71301
LEGAL DESCRIPTION Home Office - Hair Salon, Dance Classes, Yoga Classes etc
LOT 75' ON ALBERT X 156' IN SQ 'D' CLARENCE PARTS ADDN

PRESENT ZONING CLASSIFICATION Residential SF-2
DESIRED ZONING CLASSIFICATION B-3 Multiuse

REASON(S) FOR APPLICATION

Moving Business In - Selling

*Applicant moved at Z.C.
meeting to amend request
to B-1 - D.B.*

ADDITIONAL REQUIREMENTS

- ☒ \$225 FEE - money order, cash or check. (Fee is non-refundable)
- ☒ A PLAT AND THE REAL ESTATE LISTING OF SUBJECT PROPERTY
- ☐ A LIST OF PROPERTY OWNERS WITHIN 100 FT. OF SUBJECT PROPERTY
- ☒ A PLAT AND THE REAL ESTATE LISTING OF PROPERTY OWNERS WITHIN 100 FT.
- ☒ A SITE PLAN

This information may be obtained from the Rapides Parish Tax Assessors Office

SIGNATURE OF APPLICANT

Rhianna Bolen

DATE

9/28

SIGNATURE OF OTHER OWNERS

Catherine Davidson

DATE

10/21/25

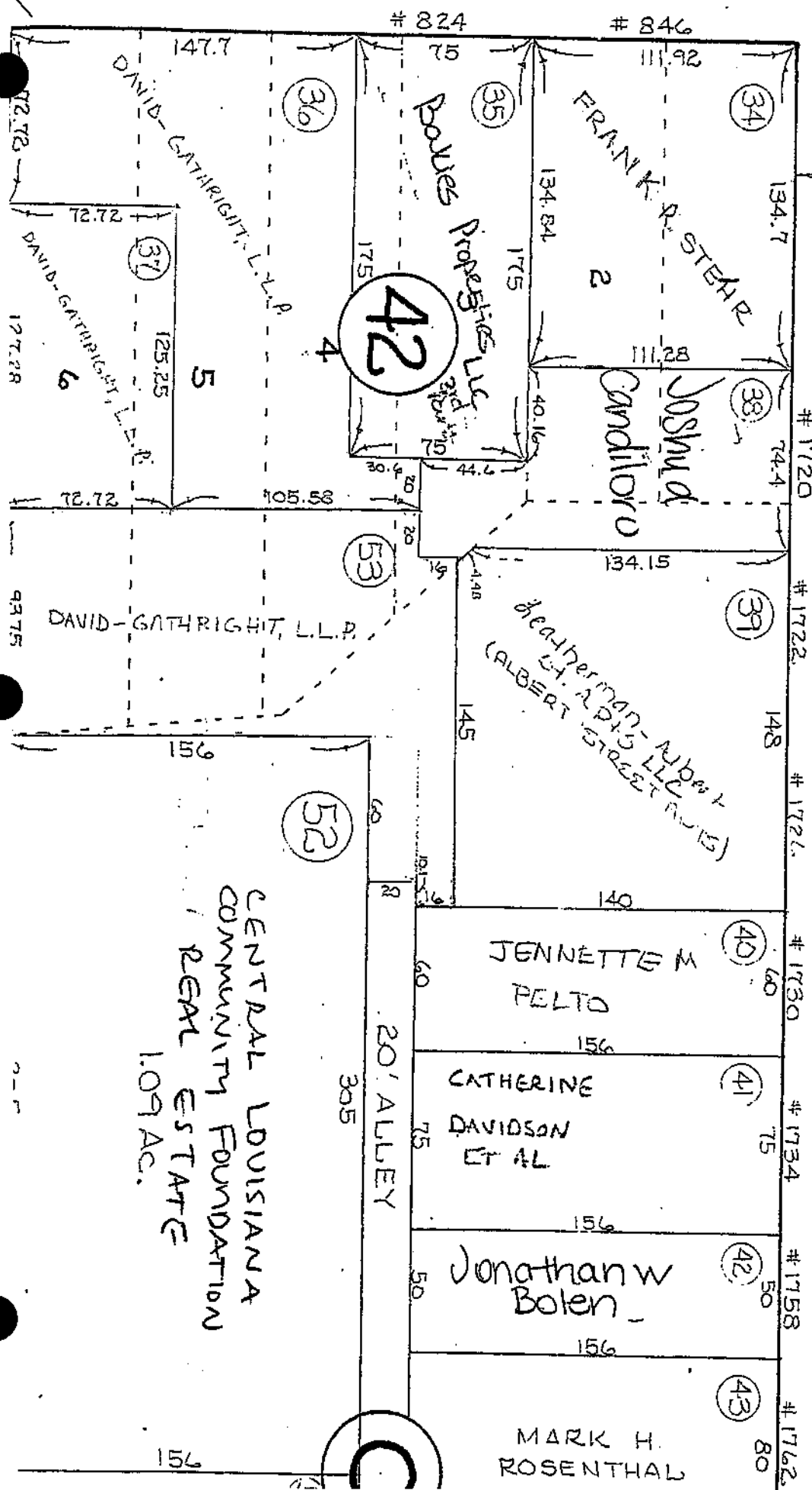
DATE

*Z.C. Recommended
Approval*

Application(s) must arrive in Planning Division office SIX WEEKS prior to regular monthly meeting which is the last meeting each month, with the exception of May and December. Application MUST be made for each separately owned parcel. All meetings are held in the City Council Chambers located on 1st Floor of City Hall, 915 Third Street, Alexandria, LA. Applicant will be notified of specific meeting date. Applicant will be responsible for certified mailing and the cost to properly mail to 100ft.

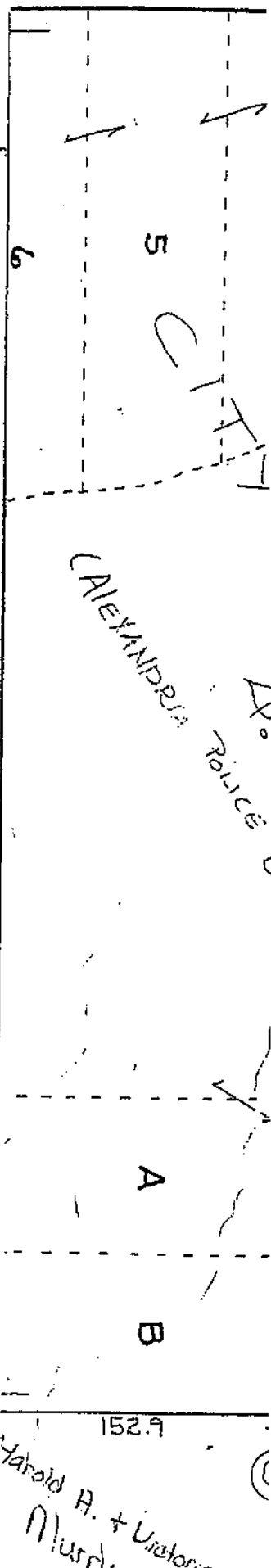
AVENUE

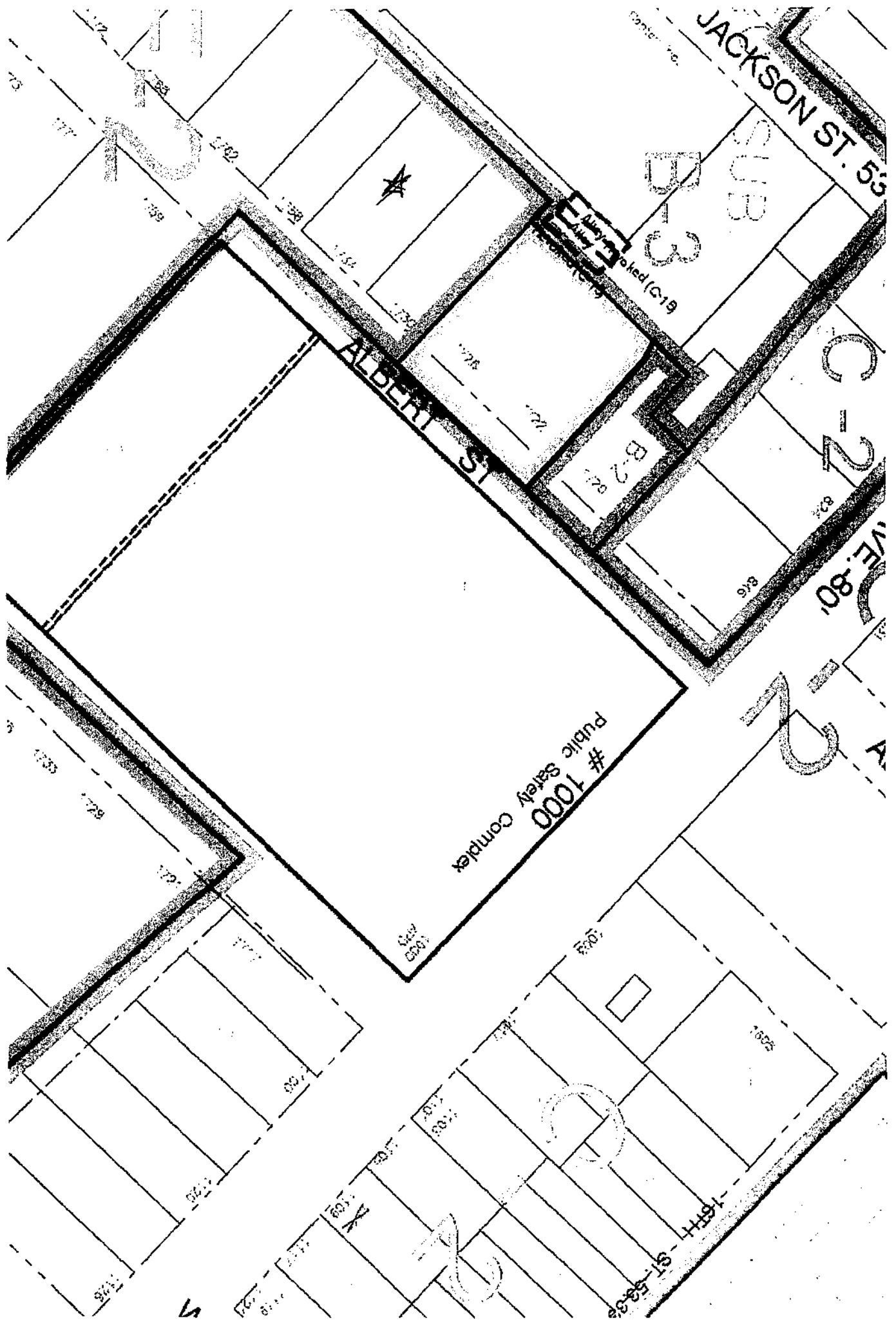
B



ALBERT

STF





CERTIFICATE OF SURVEY

PINEVILLE, LOUISIANA

JUNE 23, 2021

TO ALL PARTIES INTERESTED IN TITLE TO TRACT OF LAND OR PREMISES SURVEYED: I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON BY HEAVY LINES WAS MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THIS PLAT IS A CORRECT REPRESENTATION THEREOF AND CONFORMS TO THE REQUIREMENTS OF LAC TITLE 46:XXI, CHAPTER 29 FOR A CLASS "C" SURVEY.

SCALE: 1" = 20'

REQUEST: THADDEUS DIXON

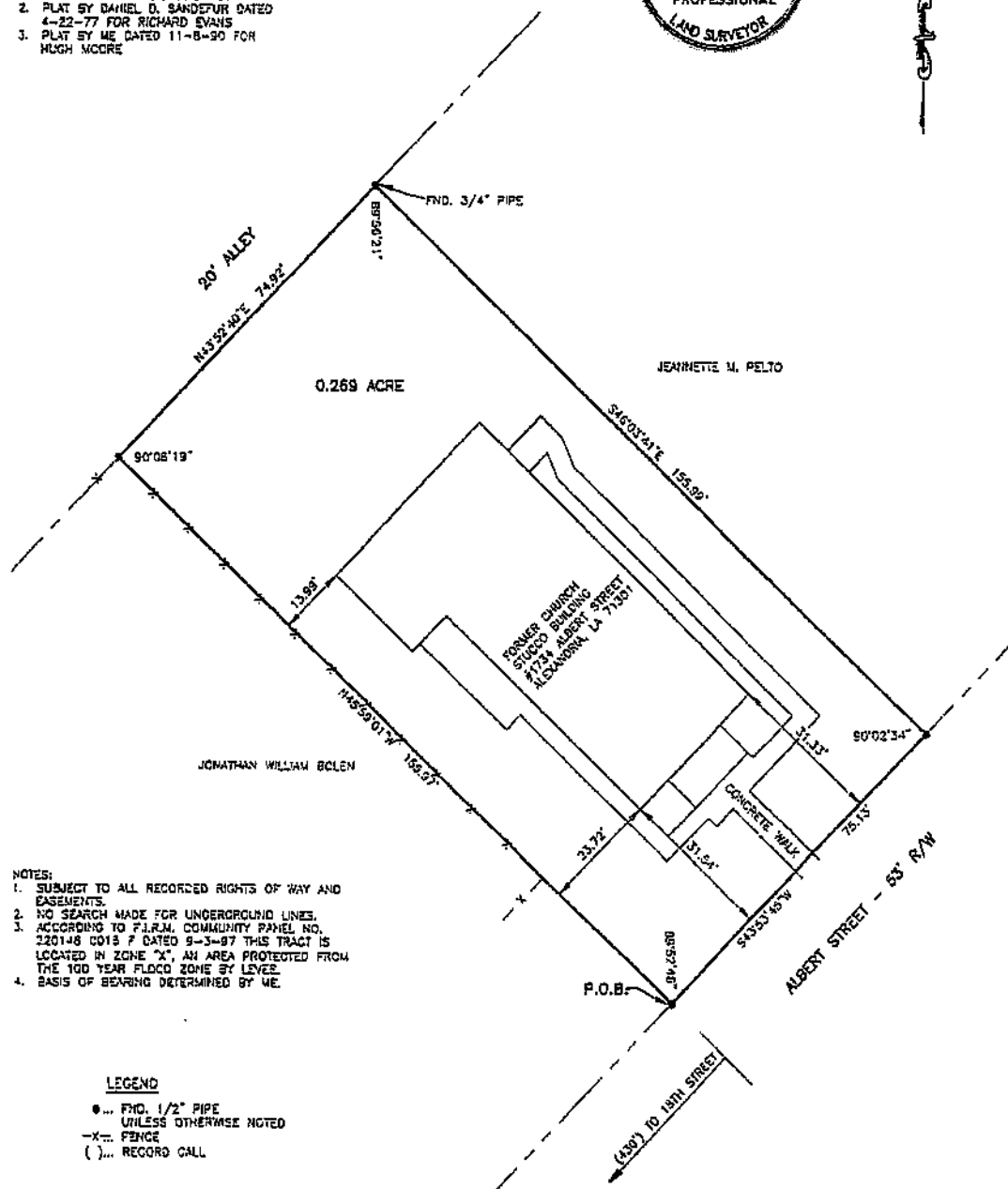
DESCRIPTION: 0.269 ACRE BEING A PORTION OF BLOCK "O" OF CLARENCE PARK ADDITION (PB 2, PG 42) IN ALEXANDRIA, RAPIDES PARISH, LOUISIANA

Stephen B. Gremillion
STEPHEN BARRETT GREMILLION, P.L.S. NO. 4447



REFERENCE PLATS:

1. PLAT BY IRON LAFARQUE DATED 5-13-55 & 11-12-59 FOR 1ST CHURCH OF CHRIST, SCIENTIST
2. PLAT BY DANIEL D. SANDEFUR DATED 4-22-77 FOR RICHARD EVANS
3. PLAT BY ME DATED 11-8-90 FOR HUGH MOORE



- NOTES:
1. SUBJECT TO ALL RECORDED RIGHTS OF WAY AND EASEMENTS.
 2. NO SEARCH MADE FOR UNDERGROUND LINES.
 3. ACCORDING TO F.I.R.M. COMMUNITY PANEL NO. 220148 0013 P DATED 9-3-97 THIS TRACT IS LOCATED IN ZONE "X", AN AREA PROTECTED FROM THE 100 YEAR FLOOD ZONE BY LEVEE.
 4. BASIS OF BEARING DETERMINED BY ME.

LEGEND

- ... FND. 1/2" PIPE UNLESS OTHERWISE NOTED
- X-... FENCE
- ()... RECORD CALL

§4.3.2 Nonresidential districts

B. B-1, Neighborhood Business District

The B-1, Neighborhood Business District is intended to implement the Mixed Use Residential Land Use Classification of the THINKAlex Plan. The B-1 district commercial classification designates areas of low intensity development that serves the need for neighborhood shopping. Intended for small scale retail and office development that serves the daily or frequent trade or service needs of adjacent residential neighborhoods, these areas should be restricted to development of integrated clusters of retail and office facilities with shared access and parking.

C. Regional business/general commercial districts

The regional business/general commercial districts are intended to implement the Regional Business/General Commercial Land Use Classification of the THINKAlex Plan. The Regional Business/General Commercial Land Use Classification designates areas of moderate to high intensity retail and commercial development. Intended for medium to large scale retail and office development that serves several neighborhoods as well as areas outside the city. These areas should be restricted to development of integrated grouping of retail and office facilities with shared access and parking, and limited to properties with access to arterial class roadways or be required to upgrade existing roadways to arterial classification if it does not exist. There are four types of regional business/general commercial districts:

1. B-2, Community business district

The B-2 community business district, as distinguished from the B-1 neighborhood business district, contains uses of a more varied nature and is intended to serve a larger population than the immediate surrounding neighborhood. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the B-2 district to be located other than adjacent to an existing commercial or business district.

2. B-3, General Business District

The B-3, General business district, as distinguished from the B-2, Community business district, contains uses of a heavier commercial nature, usually involving larger property requirements, heavier traffic volume, or other annoying factor not generally associated with a Community Service. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the B-3 district to be located other than adjacent to an existing commercial or general business district.

3. C-1, Limited Commercial District

The purpose of the C-1 district, as distinguished from the business districts, is to allow the establishment of a commercial district that includes the sale of commodities or performance of services for a larger segment of population than the local community, without the sale of alcoholic beverages. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the C-1 district to be located other than adjacent to the C-1 or C-2 district.

§4.5.4 Use categories

Use Categories	Use Types	Residential Districts										Nonresidential Districts										Use Standards
		S		S		S		M		M		B		B		C		C		I		
		F		F		F		F		F		B		B		C		C		I		
		E	A	-	-	-	-	-	-	H	M	O	1	2	3	1	2	D	1	2		
R	R	1	2	3	1	2	3	P	U													
Retail sales and service, personal service- oriented (See §4.6.5.F)	All other retail sales and service, sales-oriented												P	P	P	P	P	P				
	Animal hospitals								P	P	P	P	P	P	P	P	P		§5.4.2			
	Funeral homes										P	P	P	P	P	P			§5.4.7			
	Kennels, commercial	SE											P	P	P		P		§5.4.9			
	Laundromats								P		P	P	P	P	P	P						
	Mortuaries																P	P				
	Dry-cleaning and laundry drop-off establishments								P			P	P	P	P	P						
All other personal services								P		P	P	P	P	P	P							
Retail sales and service, repair- oriented (See §4.6.5.F)	Repair services, general													P	P	P	P	P	§5.4.11			
	Repair services, limited										P	P	P	P	P	P						
Self-service storage (See §4.6.5.G)	Mini-warehouses													P	P	P	P					
	Vehicle storage, temporary													SE	SE							
Vehicle sales and service (See §4.6.5.H)	Car washes													P	P	P	P	P	§5.4.4			
	Service stations													P	P	P	SE	P	§5.4.12			
	Vehicle service, general														P		P	P				
	Vehicle service, limited													P	P	P	SE	P				
	Vehicle sales, rental, or leasing facilities												SE	SE	SE		P	P				
INDUSTRIAL USES (§4.6.6)																						
Light industrial service (See §4.6.6.A)	Assembly of previously manufactured furniture or electronic components																	P	P	§5.5.1		
	Auto and truck salvage/wrecking																	P	P			
	Contractor's equipment sales and storage yards													P	P			P	P			
	Building supplies and lumber																	P				
	Medical laboratories																P	P	P			
	Janitorial and building maintenance services													P	P	P	P	P				
	Research, testing and development laboratories															P	P	P	P			
Manufacturing and production	Concrete batching and products, and asphalt mixing																		P			

§4.6.5 Commercial use categories

F. Retail sales and service**Characteristics:**

Companies or individuals involved in the sale, lease, or rental of new or used products, or providing personal services or entertainment to the general public

Principal Uses	Accessory Uses	Uses not included
Sales-oriented: Department stores Stores selling, leasing, or renting consumer, home and business goods including alcoholic beverages, antiques, appliances, art, art supplies, baked goods, bicycles, books, cameras, carpet and floor coverings, crafts, clothing, computers, convenience goods, dry goods, electronic equipment, fabric, flowers, furniture, flea market or auction, garden supplies, gifts, groceries, hardware, home improvements, household products, jewelry, liquor, manufactured homes, medical supplies, musical instruments, pet food and/or pets, pharmaceuticals, photo finishing, picture frames, plants, portable buildings and sheds, printed material, produce, specialty shop, sporting goods, stationery, tobacco and related products, vehicle parts and videos Farmers markets or farm stand Personal service-oriented: Animal care facilities, including veterinary clinic, animal hospital, kennels and grooming services Athletic or health clubs Banks Body art studios Business, driving, trade and other commercial schools Dance, art, fitness/wellness, gymnastic or music studios or classes Dry-cleaning and laundry drop-off establishments Hair, nail, tanning and personal care services Laundromats Licensed therapeutic massage studios Massage therapy Mortuaries or funeral homes Photocopy, blueprint and quick-sign services Photographic studios Psychics and mediums Security services Shoe shining operations Taxidermists Urgent care or emergency medical offices Repair-oriented: Locksmith Repair of appliances, bicycles, canvas products, clocks, computers, guns, jewelry, musical instruments, office equipment, radios, shoes, televisions and watches Tailors, milliners and upholsterers	Single residential unit for security purposes Associated offices Crematorium Food preparation and dining areas Kennels Manufacture or repackaging of goods for on-site sale Parking Parking lot/sidewalk sales Storage of goods	Adult entertainment Catering establishment, large-scale (See Light Industrial Service) Catering establishment, small-scale (See Eating Establishments) Laundry and dry-cleaning plants (See Light Industrial Service) Lumberyards and other building material sales that sell primarily to contractors and do not have a retail orientation (See Wholesale Trade) Repair and service of motor vehicles, motorcycles, RVs, boats, and light and medium trucks (See Vehicle Sales and Service) Restaurants (See Eating Establishments) Sale or rental of machinery, equipment, heavy trucks, building materials, special trade tools, welding supplies, machine parts, electrical supplies, janitorial supplies, restaurant equipment and store fixtures (See Wholesale Trade) Drive-through facilities, accessory (See Accessory Use Standards)

ORDINANCE NO.

AN ORDINANCE REZONING PROPERTY LOCATED AT 1734 ALBERT STREET, ALEXANDRIA, LOUISIANA FROM A SF-2 (SINGLE FAMILY DISTRICT) TO A B-1 (NEIGHBORHOOD BUSINESS DISTRICT) AND OTHER MATTERS WITH RESPECT THERETO.

WHEREAS, a request is being made by Davin Ainsworth on behalf of Ainsworth Investments, LLC., to rezone properties located at 1734 Albert Street, Alexandria, Louisiana from a SR-2 (Single Family District) to a B-1 (Neighborhood Business District).

WHEREAS, the Alexandria Zoning Commission met to review the application and unanimously voted to recommend approval of the rezoning to the City Council.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes rezoning property located at 1734 Albert Street, Alexandria, Louisiana from a SF-2 (Single Family District) to a B-1 (Neighborhood Business District..

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

THIS ORDINANCE was introduced on the _____ day of _____, 2025.

NOTICE PUBLISHED three times on the _____ day of _____ and the day of _____, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 7) Introduction of an ordinance authorizing the mayor to enter into a Cooperative Endeavor Agreement with Pafford Emergency Medical Services to support emergency medical training program with the Alexandria Fire Department.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Alexandria Fire Department

Date: 10/24/2025

Title: An ordinance authorizing the Mayor to enter into a Cooperative Endeavor Agreement with Pafford Emergency Medical Services to support emergency medical training programs with the Alexandria Fire Department.

Explanation of Proposal:

Additional Information Attached ☒

The Alexandria Fire Department desires to enter into a CEA with Pafford Emergency Medical Services.

The CEA would allow use of AFD and Pafford EMS to conduct emergency medical training together. This CEA will allow both agencies to coordinate training efforts to ensure standardization and certification of all such emergency medical training programs, personnel, and courses.

Budget:



Neutral



Within
Existing



Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

4. Finance Director

5. Division Director

2. Chief Operating Officer

6. Department Head

3. City Attorney

7. Purchasing Agent

Council Staff

Form



Review:

Content



Information:

Sufficient



Insufficient



Remarks:

RECEIVED

NOV 2 10 2025

CITY OF ALEXANDRIA



AGREEMENT FOR EMT/AEMT/PARAMEDIC STUDENT AFFILIATION

This Student Affiliation Agreement ("**Agreement**"), effective as of _____ (the "**Effective Date**"), is by and between Pafford Emergency Medical Services, Inc. (hereinafter "**Pafford**") a domestic corporation lawfully organized under the laws of the State of Louisiana; and the Alexandria Fire Department, through the City of Alexandria (hereinafter "**Agency**"), appearing herein through its duly authorized agent, Mayor Jacques M. Roy.

WHEREAS, Pafford and Agency recognized the need for a cooperative agreement in educational programs for EMT/Paramedic students; and

WHEREAS, Agency desires to provide clinical or other field work experience and instruction as part of its educational programs for its students (the "**Students**"); and

WHEREAS, Pafford, in the interest of furthering the educational objectives of the Agency, desires to make its facilities available to the Students for such experience;

WHEREAS, the parties desire to facilitate the Student's educational programs by allowing students approved by Pafford the opportunity for clinical experience via Pafford's third party-ride program in the following areas:

- Paramedic
- Advanced Emergency Medical Technician (AEMT)
- Emergency Medical Technician (EMT)

NOW THEREFORE, in consideration of the promises and mutuals covenants, agreements and undertakings hereinafter set forth, it is hereby agreed:

1. **Contract Documents**. The Contract documents consist of this Agreement and, if there are exhibits hereto, all exhibits that are specifically listed in this Section 1. All such exhibits shall be attached hereto and made a part hereof as though copied verbatim herein. The following listed exhibit(s) are attached and made a part of this Agreement:

a. Exhibit A: Pafford Third Party Rider Training Packet

2. **Clinical Experience**. In consideration of the mutual benefits to be derived by each of the parties herein, Pafford grants permission to Agency, and Agency agrees, to assign and place students in the EMT and Paramedic Field Clinical and Internship Program (the "**Third Party Rider Program**" or, "**the Program**") at Pafford, on a semester-by-semester basis, for the purpose of furthering the training of such students.

After consultation with Pafford, Agency will plan and implement the educational program for the clinical and field internship experience on Advanced Life Support or Critical Care Life Support Ambulances, including coordinating with Ambulance Operations personnel in planning clinical experience dates, time, and number of students at any given time.

Pafford agrees to provide clinical preceptors to oversee and supervise students during their clinical rotation in each location. The Preceptor/Student ratio shall not exceed one (1) Preceptor to one (1) student per clinical area. Patients shall be made aware that care is provided by students (Patients have the right to refuse care rendered by students). Pafford reserves the right to direct and/or administer patient care.

3. Term. This agreement shall be for two (2) years commencing on the Effective Date (the "Primary Term") and shall be terminated two (2) years therefrom, on the anniversary of such Effective Date (the "Contract Termination Date") provided, however that if the Contract Termination Date occurs prior to the completion of the Program semester for which students are then-currently placed at Pafford, then the term of this Agreement shall extend to the end of such then-current semester.

Either party shall have the right to terminate this Agreement, prior to the Contract Termination Date by giving ninety (90) days' prior written notification of such termination.

4. Roster. At least two weeks prior to the commencement of a Program semester, Agency shall provide Pafford with a roster setting forth the name of each student who will be placed in the Program at Pafford and the term of each semester during which such clinical rotation or the internship / externship shall occur. The roster shall include the specialty of each student, and the estimated number of hours to be performed under the supervision of Pafford pursuant to this Agreement. Pafford has the right to approve, limit, or exclude the number of students from participation in the Program.
5. Academic Preparation, Assignment, and Supervision Rules. Agency agrees that each student participating in the Program pursuant to this Agreement shall have completed academics appropriate to the level of training prior to assignment to the Program. Agency will designate a coordinator for each student assigned to Pafford. The designated coordinator(s) shall schedule the assignment of students at Pafford with mutual agreement of both Agency and Pafford. Agency agrees the designated coordinator will be available by telephone, pager, or other immediate means of contact at all times while students are present at Pafford. Agency agrees that while at Pafford, the students shall observe and act in accordance with all applicable Pafford policies, procedures, and directives. Agency agrees that each instructor placed pursuant to this Agreement shall have appropriate education and clinical background to supervise the area they are assigned students.
6. Procedure and Required Documentation. No student shall be permitted to participate in the Program without a Agency issued identification badge. At least three weeks prior to commencing the Program, Pafford shall be notified in writing by Agency that each student is compliant with regard to the following matters. Agency agrees that no student will begin the Program until fully compliant with the requirements below. Pafford shall be provided with evidence of compliance with each of the following matters with respect to each student:
 - a. Health insurance coverage for each student if covered;
 - b. Negative 10 panel drug screen to include:
 - i. Amphetamines



- ii. Barbiturates
 - iii. Benzodiazepines
 - iv. Benzoyllecgonine - Cocaine Metabolite
 - v. Extended opiates
 - vi. Marijuana metabolite
 - vii. Methadone
 - viii. Phencyclidine
 - ix. Propoxyphene
 - x. Methaqualone
- c. Valid criminal background check to include:
- i. Social security number verification
 - ii. Criminal search (7 years or up to 5 criminal searches)
 - iii. General Services Administration (GSA) list of parties excluded from federal programs
 - iv. Office of Inspector General (OIG) list of excluded Individuals/Entities
 - v. US Treasury, Office of Foreign Assets Control (OFAC), list of Specially Designated National (SON)
 - vi. Violent Sexual Offender and Predator Registry Search
 - vii. Education Verification (highest level)
 - viii. Professional License Verification
 - ix. Certification and Designations
 - x. Check Professional Disciplinary Action Search;
- d. Proof of MMR vaccination or appropriate waiver;
- e. Hepatitis B vaccination or appropriate waiver;
- f. Negative TB/PPD skin test or Negative Chest X-ray;
- g. Proof of Varicella vaccine; if no history of chicken pox, or appropriate waiver;
- h. Proof of Tetanus vaccine or appropriate waiver;
- i. Proof of Influenza vaccine or appropriate waiver (flu season);
- j. Current certification of CPR;
- k. Evidence of training and education in occupational exposure to blood borne pathogens, protective practices to avoid contamination, and procedures for decontamination in case of exposure to infectious materials;
- l. Verification of licensure and certifications of students.
7. Evaluation. Withdrawal. Agency shall be responsible to evaluate the performance of each student enrolled in the Program. Pafford will provide relevant information pursuant to such an evaluation. At any time during the Program, Pafford may require Agency to remove any student whose appearance, conduct, or work is not in accordance with Pafford policies or other acceptable standards of performance. Final action regarding a student's evaluation or withdrawal shall be the responsibility of Agency but Pafford reserves the right to reject any Student for any lawful reason.
8. Insurance to be provided by Agency. During the term of this agreement, Agency shall maintain, and furnish to Pafford, a certificate evidencing the following insurance coverage:

a. Workers Compensation, Employer's Liability and General Liability.

Statutory workers' compensation insurance covering all Program Students of the maximum scope and limits of coverage required by State law, employer's liability insurance in an amount not less than \$100,000.00 and comprehensive general liability insurance (other than medical malpractice) with limit not less than \$1,000,000.00 combined single limit for personally injury liability and property damage.

b. Professional Liability.

Professional liability coverage in accordance with provisions outlined in the State Code for services to be provided by this Agreement. With respect to liability arising out medical malpractice, the obligation of the Agency shall not exceed the amount payable specified in the State Code.

In addition to above coverage, if Agency requires that its students obtain independent professional liability insurance as a condition precedent to engaging in the Program, a certificate, evidencing each student's independent professional liability coverage, shall be provided to Pafford and Agency and shall be maintained in student's Pafford student file.

- c. To the fullest extent permitted by state and federal law, Agency shall be an independent contractor vis-a-vis its affiliation with Pafford under the Agreement and the provision of students to participate in the Program shall not create an employer/employee relationship among Pafford, Agency, or students. Notwithstanding the foregoing and without changing or altering Agency's status as an independent contractor with respect to Pafford, solely for the purposes of this Agreement, the parties recognize that Agency's students and/or employees are covered with respect to services or work performed under this Agreement by the Louisiana Workers Compensation Act, La. R.S. 23:1021, et seq., as well as the laws of any other applicable state where services or work is performed. Agency and Pafford agree that all work performed by Agency and its students participating in the Program pursuant to this Agreement is an integral part of Pafford's production of its goods, products, and services for purposes of La. R.S. 23:1061(A)(1) and the workers compensation laws of any other applicable state. Furthermore, the parties agree that Pafford is the statutory employer of the students or any employee of Pafford performing services under this Agreement solely for purposes of La. R.S. 23:1060(A)(3) or the workers compensation laws of any other applicable state and not for any other purposes whatsoever. Irrespective of Pafford's status as the statutory or special employer of Agency's students or employees, Agency shall remain primarily responsible for the payment of worker's compensation benefits under this Agreement and shall not be entitled to seek contribution for any such payments from Pafford. Further, Agency agrees to release, defend, indemnify, and hold harmless Pafford from any and all claims for workers' compensation benefits by Agency's students and/or employees, their representatives or their estates against Pafford and hereby waives any right of Agency and its insurers to seek reimbursement from Pafford of any compensation benefits owed or paid to any Agency employee/Student.

9. Mutual Indemnification. Each party agrees to defend, indemnify and hold harmless the other from and against any and all claims, losses, damages, costs and expenses (including reasonable attorney's fees) that arise out of or result from the negligent, reckless or



intentional acts or omissions of the indemnifying party (the "Indemnitor"). Indemnification is the: (a) the indemnified party promptly providing the Indemnitor written notice of the claim; (b) the Indemnitor's right to control the defense and settlement of the claim (provided that the Indemnitor may not settle or defend any claim without the indemnified party's consent, unless it unconditionally releases the indemnified party from all liability); and (c) the indemnified party providing reasonable assistance to the Indemnitor. This obligation shall expressly survive the expiration or termination, for whatever reason, of this Agreement.

10. Miscellaneous Provisions.

a. Binding Agreement and Assignment.

This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective successors and permitted assigns. The Agreement shall not be assignable by either party without the prior written consent of the other party.

b. Warranty of Authority.

Each of the parties represents and warrants that it has the full power and authority to enter into this Agreement, that all required action has been duly taken in connection herewith, and that upon execution this Agreement shall become a binding obligation, enforceable in accordance with its terms and applicable laws.

c. Severability.

If any term, covenant, or condition of this Agreement or the application thereof shall be deemed by a court of competent jurisdiction to be unlawful, invalid, or unenforceable, those terms of this Agreement which valid and enforceable shall not, and the application of any term or provision to personas or circumstances other than those as to which it is held invalid or unenforceable shall not be affected thereby, and all other terms shall be valid and enforceable to the fullest extent permitted by the law.

d. Entire Agreement.

This instrument contains the entire Agreement of the parties. It may not be changed orally but only by an Agreement in writing.

e. Notice Procedure and Address.

Any notice request, demand, instruction or other communication to be given any party hereunder or in connection with this Agreement shall be in writing and shall be deemed to be sufficiently given or served for all purposes if personally delivered or when deposited in the U.S. Mail by certified mail, or return receipt requested, postage and registration charges prepaid, addressed to party-recipient at its last known address.

f. Headings.

The Section headings contained in this Agreement are for convenient reference only and shall not in any way affect the meaning or interpretation of this Agreement.

g. Counterparts.

This Agreement may be executed in multiple counterparts (including counterparts executed by one party), each of which shall be an original, but all of which shall



constitute a single agreement.

h. Amendment.

This Agreement may be amended only in a writing executed by the parties hereto, which specifically states that it amends this Agreement.

i. No Waiver.

Failure of any party to insist upon strict observance of or compliance with any term of this Agreement in one or more instances shall not be deemed to be a waiver of its rights to insist upon such observance or compliance with other terms hereof, or in the future.

j. Governing Law.

This Agreement shall be governed by and construed and enforced in accordance with the laws of the State of Louisiana excluding the conflicts of law's provisions thereof that would otherwise require the application of the law of any other jurisdiction. If either party shall bring any judicial proceeding in relation to any matter arising under this Agreement, the parties hereby agree that any such matter may be adjudged or determined in the Ninth Judicial District Court, Rapides Parish, Louisiana.

k. HIPAA Requirements.

Both Agency and Pafford shall at all times comply with the standards of documentation and confidentiality mandated by the State and federal regulatory agencies and accrediting agencies, as same may be modified and amended from time to time including applicable requirements of the Health Insurance Portability and Accountability Act of 1996 (HIPAA), the standards of the Commission on Accreditation of Ambulance Service (CAAS), administrative and medical record policies and guidelines established and approved by Pafford.

Employees, students, or agents of the Agency will follow Pafford policies regarding HIPAA regulations and other privacy and confidentiality requirements. Orientation/education on Pafford policies for the aforementioned parties will be directly from Pafford or via Agency instructors along with completion of assigned curriculum.

For any action that may arise from inappropriate use or release of confidential patient health information by Agency, its employees, students, or agents, Pafford may terminate this Agreement, dismiss the student, and/or file a complaint with the Office of Civil Rights. Agency agrees to notify Pafford if they or any of their employees, students, or agents are sanctioned by or otherwise excluded from participation in any federally funded plan or program. Agency agrees to defend, indemnify, and hold Pafford harmless for all actions that may arise from the inappropriate use or release of confidential patient information by their employees, students, or agents.

Each party will make its internal practices, books, and records relating to the use and disclosure of Protected Health Information available to the Secretary of Health and Human Services to the extent required for determining compliance with the Federal Privacy Regulation



Agency agrees that students will sign Pafford's Confidentiality Statement.

11. Nondiscrimination. All services provided under this Agreement shall be provided without differentiation or discrimination because of race, color, national origin, ancestry, religion, sex, marital status, sexual orientation, age, disability, health status, source of payment or any other legally protected class. The parties agree to comply with all applicable laws prohibiting discrimination.
12. Compensation. This Agreement involves no exchange of monies or payment.
13. Program Participation and Accreditation. If applicable, Pafford agrees to participate in semi-annual Clinical Advisory Committee meetings as required by the Commission on Accreditation of Allied Health Education Programs. Pafford and all participants may choose to participate in person, or via phone or other video conferencing platforms.

IN WITNESS WHEREOF, this instrument has been executed to manifest the understanding of the parties:

City of Alexandria

Date

Pafford Emergency Medical Services, Inc.

Date



EXHIBIT A

Pafford Third Party Rider Packet is digital.



WAIVER OF LIABILITY, HOLD HARMLESS AGREEMENT

I, _____ request permission to ride along in a Pafford Emergency Medical Services (PEMS) ambulance, helicopter, and/or airplane. In consideration for being granted permission to ride in a PEMS ambulance, helicopter, or airplane, I hereby indemnify, hold harmless, release and discharge Pafford Air One (PAO), Pafford Emergency Medical Services (PEMS), Inc., PEMS, LLC, Pafford Holdings, LLC (Collectively, "Pafford EMS") and any of their officers, employees, owners, and agents from any liability to me, my employer, my assigns, my heirs, my executors and personal representatives now and forever, for any claim by reason or on account of injury to myself or my property, whether by reason of accident or neglect, during such time that I may be in a vehicle or aircraft owned or operated by PEMS or while accompanying an officer, employee, or agent of PEMS discharging his or her duties. This release includes the costs of any such claims.

In addition, I agree to indemnify and hold harmless PEMS, its owners, employees, officers, agents and assigns for any and all claims, losses, or liability which arise as a result of my conduct, whether it be intentional, negligent, or accident while I am a participant in the Ride-Along Program, including but not limited to such times that I may be in a vehicle or aircraft owned or operated by PEMS or in the company of an officer, employee, or agent of PEMS while he or she is acting in or discharging his or her duties on behalf of PEMS.

I further agree to abide by all rules and regulations applicable to the Ride-Along Program. I have been advised, and I am aware of the dangers involved in operating/riding in an emergency vehicle or aircraft. These dangers include but are not limited to: exposure to blood-borne pathogens, serious physical injury, and death. I understand that I may observe or overhear information that is protected by state and/or federal privacy laws, and I agree to respect the confidential nature of all information, which I may overhear with regard to patients and comply with the confidentiality policies and procedures set in place by PEMS. I will respect the privacy rights of all patients.

I assume all risks of death, injury, loss or damages to person or property, whether due to accident or neglect, and neither I nor any of my representatives shall have any claim against PEMS, their owners, officers, employees, or agents by reason of my death, injury, loss, or damage.

I represent that I have carefully read and understand the contents of this document, and I am signing based on my own free will. I further represent that I am of legal age to sign this document and that there is no legal impediment to me signing this document and granting the release described herein.

Third-Party Rider Printed Full Name

Signature

Date

Witness Printed Full Name

Signature

Date

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT WITH PAFFORD EMERGENCY MEDICAL SERVICES TO SUPPORT EMERGENCY MEDICAL TRAINING PROGRAM WITH THE ALEXANDRIA FIRE DEPARTMENT AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to enter into a Cooperative Endeavor Agreement with Pafford Emergency Medical Services to support emergency medical training program with the Alexandria Fire Department.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 8) Introduction of an ordinance authorizing the mayor to renew the current contract for disaster debris removal, reduction and disposal services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **November 14, 2025**

Title: **ORDINANCE AUTHORIZING THE RENEWAL OF DISASTER DEBRIS REMOVAL, REDUCTION AND DISPOSAL SERVICES**

Explanation of Proposal:

Additional Information Attached ☒

Ordinance authorizing the Mayor to renew the current contract for Disaster Debris Removal, Reduction and Disposal Services. This is a dual award which was awarded to Crowder Gulf and secondary award to Ceres at rates as proposed. The original contract was awarded on Ordinance # 194-2024. This contract shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon availability of funds and the ability of the successful bidder to honor quoted prices, the City reserves the right to renew the contract for a period of up to twenty-four (24) additional months, in twelve (12) month increments. Proposals are available for review at the Engineering Department.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 101-042400-646037

Expense Amount: N/A

Account Line Item: Emergency Preparedness

Remaining Amount: N/A

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

NOV 17 2025

NOV 23 2025

NOV 23 2025

1865P DISASTER DEBRIS REMOVAL, REDUCTION & DISPOSAL SERVICES

RFP Opening: Wednesday, November 06, 2024

Reviewers:

- 1 Darren Green
- 2 Clayton Webb
- 3 Mike Wilkinson

Respondent	Price (3 yr avg)	Cost (0-40)	Technical (0-20)	Financial (0-20)	Qualifications (0-20)	Total Points (0-100)	Comments
Crowder Gulf	1	40	20	20	20	100	Has current contract. Did cleanup after Laura in 2020
	2	30	15	20	20	85	
	3	35	18	18	18	89	
	Total					274	
DRC	1	20	20	20	15		Numerous lawsuits. Unit prices for debris collection are well below national averages
	2	20	15	15	20	75	
	3	20	18	18	18	70	
	Total					74	
Ceres						219	
	1	40	15	20	20	95	
	2	30	10	20	20	80	
	3	35	18	17	18	88	
	Total					263	
CTC	1	20	20	20	20		Unit prices for debris collection are well below national averages
	2	20	15	15	15	75	
	3	20	17	17	17	70	
	Total					71	
TFR	1	20	20	20	15		Unit prices for debris collection are well below national averages
	2	20	15	15	20	75	
	3	20	17	18	17	70	
	Total					72	
						217	

Recommendation: Offer Contract to (1) Crowder Gulf and (2)Ceres

ORDINANCE NO. 194-2024

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOWEST PROPOSALS RECEIVED FROM CROWDER GULF AND CERES FOR DISASTER DEBRIS REMOVAL, REDUCTION AND DISPOSAL SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the lowest proposals received from Crowder Gulf (primary) and Ceres (secondary) for disaster debris removal, reduction and disposal services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 26th day of November, 2024.

NOTICE PUBLISHED on the 4th day of December, 2024.

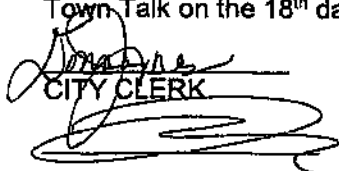
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Fowler, Washington, Rubin, Villard, Felter, Perry, Johnson.

NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 12th day of December, 2024 and final publication was made in the Alexandria Daily Town Talk on the 18th day of December, 2024.


CITY CLERK

PRESIDENT

MAYOR'S APPROVAL ~~VETO~~

DELIVERED DEC 13 2024

RECEIVED DEC 16 2024

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO RENEW THE CURRENT CONTRACT FOR DISASTER DEBRIS REMOVAL, REDUCTION AND DISPOSAL SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to renew the current contract for disaster debris removal reduction and disposal services..

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 9) Introduction of an ordinance authorizing the mayor to renew the contract for emergency debris removal monitoring services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **November 14, 2025**

Title: **ORDINANCE AUTHORIZING THE RENEWAL OF EMERGENCY DEBRIS REMOVAL MONITORING SERVICES**

Explanation of Proposal:

Additional Information Attached ☒

Ordinance authorizing the Mayor to renew the current contract for Emergency Debris Removal Monitoring Services with the primary award being made to Debris Tech and secondary award to Tetra-Tech at rates as proposed. The original contract was awarded on Ordinance #193-2024.

This contract shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon availability of funds and the ability of the successful bidder to honor quoted prices, the City reserves the right to renew the contract for a period of up to twenty-four (24) additional months, in twelve (12) month increments.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 101-042400-646037

Expense Amount: N/A

Account Line Item: Emergency Preparedness

Remaining Amount: N/A

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

EMERGENCY

NOV 14 2025

CITY OF ALEXANDRIA

1866P EMERGENCY DEBRIS REMOVAL MONITORING SERVICES

RFP Opening: Wednesday, November 06, 2024

Reviewers:

- 1 Darren Green
- 2 Clayton Webb
- 3 Mike Wilkinson

Respondent	Price (3 Year Total)	Cost (0-30)	Automated Reporting (0-15)	Technical (0-15)	Staff Qualifications (0-20)	Firm Qualifications (0-20)	Total Points (0-100)	Consolidated Comments
Thompson	\$44,160							Did not include lodging, meals, and mileage in their overall cost therefore we could not evaluate their price.
1								
2								
3								
Total								
Tetra Tech	\$55,413							Excellent Submittal
1		25	15	15	20	20	95	
2		20	15	20	20	20	90	
3		28	13	14	18	18	91	
Total							276	
Debris Tech	\$52,650							Excellent Submittal
1		30	15	15	20	20	100	
2		25	15	15	20	20	95	
3		28	14	14	19	18	91	
Total							286	

Recommendation: Award to (1) Debris Tech and (2) Tetra-Tech

ORDINANCE NO. 193-2024

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOWEST PROPOSALS RECEIVED FROM DEBRIS TECH AND TETRA-TECH FOR EMERGENCY DEBRIS REMOVAL MONITORING SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the lowest proposals from Debris Tech (primary) and Tetra Tech (secondary) for emergency debris removal monitoring services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 26th day of November, 2024.

NOTICE PUBLISHED on the 4th day of December, 2024.

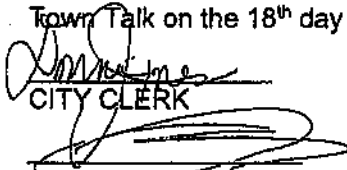
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Rubin, Villard, Felter, Perry, Johnson, Fowler, Washington.

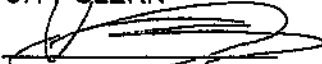
NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 12th day of December, 2024 and final publication was made in the Alexandria Daily Town Talk on the 18th day of December, 2024.


CITY CLERK

PRESIDENT


MAYOR'S APPROVAL/~~VETO~~

DELIVERED DEC 13 2024

RECEIVED DEC 16 2024

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO RENEW THE CONTRACT FOR EMERGENCY DEBRIS REMOVAL MONITORING SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to renew the contract for emergency debris removal monitoring services..

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 10) Introduction of an ordinance authorizing the final renewal for mixed debris removal and disposal services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **November 14, 2025**

Title: **ORDINANCE AUTHORIZING THE FINAL RENEWAL FOR MIXED DEBRIS REMOVAL & DISPOSAL SERVICES**

Explanation of Proposal:

Additional Information Attached ☒

Ordinance authorizing the Mayor to renew the existing contract with SCRD Wood Products, LLC at rates as proposed for Mixed Debris Removal & Disposal Services. The original contract was originally awarded on Ordinance 186-2023.

This contract shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon availability of funds and the ability of the successful bidder to honor quoted prices, the City reserves the right to renew the contract for a period of up to twenty-four (24) additional months, in twelve (12) month increments.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: NA

Expense Amount: NA

Account Line Item: NA

Remaining Amount: NA

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 17 2025

NOV 17 2025

Mixed Debris Removal RFP #1796P

Bid Tabulation

Bidder#1 SCRD Wood Products LLC	Year1	\$10.00/Cubic Yard
	Year 2	\$9.00/Cubic Yard
	Year 3	\$8.50/Cubic Yard

All other bidders, CERES Environmental, Dynamic Group, and TFR Enterprises were deemed non responsive because their quotes did not include final disposal tipping fees causing their price to be non-competitive and unpredictable.

Recommendation

Award to SCRD Wood Products LLC

ORDINANCE NO. 186-2023

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOWEST PROPOSAL RECEIVED FROM SCRD WOOD PRODUCTS, LLC FOR MIXED DEBRIS REMOVAL AND DISPOSAL SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the lowest proposal received from SCRD Wood Products, LLC for mixed debris removal and disposal services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 28th day of November, 2023.

NOTICE PUBLISHED on the 1st day of December, 2023.

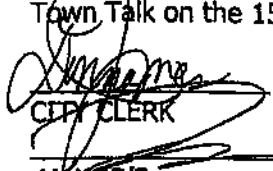
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Fowler, Perry, Johnson, Rubin, Felter, Washington, Villard.

NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 12th day of December, 2023 and final publication was made in the Alexandria Daily Town Talk on the 15th day of December, 2023.


CITY CLERK

PRESIDENT


MAYOR'S

APPROVAL 

1 DELIVERED DEC 13 2023

2 RECEIVED DEC 14 2023

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE FINAL RENEWAL FOR MIXED DEBRIS REMOVAL AND DISPOSAL SERVICES AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the final renewal for mixed debris removal and disposal services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the ____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the ____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 11) Introduction of an ordinance authorizing the mayor to accept the proposal received from PipeSuite Gas System Compliance Services.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Utilities / Gas

Date: November 17, 2025

Title: Request an Ordinance of Award for Gas System Compliance Services - Gas Department

Explanation of Proposal:

Additional Information Attached ☒

On Thursday, November 13, 2025 at 3:00 PM, one (1) bid packet was received and opened for Gas System Compliance Services. This Award will allow the City of Alexandria's Gas Department to continue utilizing the current regulatory compliance requirement software and company. It is our recommendation that award be made to PipeSuite at price(s) submitted.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 401-247800-531124

Expense Amount: \$48,100

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 20 2025

CITY COUNCIL



DATE: November 5, 2025

TO: City of Alexandria Utility Department
Attn: Mr. Marcus Connella, Director of Utilities
915 Third Street Alexandria, LA 71301

SUBJECT: Letter of Transmission for Request for Qualifications (RFQ) for Gas System Compliance Services

Dear Mr. Connella and Members of the Evaluation Committee,

PipeSuite is honored to submit this Statement of Qualifications in response to the City of Alexandria's (CoA) Request for Qualifications (RFQ) for Gas System Compliance Services.

1. Understanding and Commitment

PipeSuite has a deep and proven understanding of the critical services required by the CoA Gas Department to meet all applicable DOT/PHMSA and LADENR regulatory compliance requirements. Having successfully served the CoA as the incumbent provider, we are uniquely positioned to ensure a seamless transition and continuous compliance.

We make a positive commitment to provide the required services as specified in the Scope of Work. Our entire methodology is designed to reduce the regulatory burden on the CoA staff, ensuring worry-free compliance for the full term of the proposed contract based on the Scope of Work requested.

2. Incumbent Advantage and Continuity

This proposal reflects more than just our technical qualifications; it reflects our working knowledge of the Alexandria Gas System, our established relationship with your team, and the successful implementation of our compliance solutions to date. Selecting PipeSuite guarantees zero downtime in compliance management, maximum efficiency, and continuous familiarity with your operational needs.

3. Authorized Points of Contact

The following individuals are authorized to serve as points of contact and to represent PipeSuite regarding this Statement of Qualifications:

Role	Name	Title	Phone	Email Address
Point of Contact	Thomas Payne	Account Manager	(251) 342-9414	tpayne@pipesuite.com
Contract Authorization	Randle Payne	Chief Executive Officer	(251) 207-1533	rpayne@pipesuite.com

PipeSuite affirms that all information contained within this submission is accurate, and look forward to continuing our partnership with the City of Alexandria.

Sincerely,

A handwritten signature in black ink, appearing to read "R. Payne", written over a horizontal line.

Randle Payne
Chief Executive Officer

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE PROPOSAL RECEIVED FROM PIPESUITE GAS SYSTEM COMPLIANCE SERVICES AND OTHR MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the proposal received from PipeSuite for Gas System Compliance Services.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 12) Introduction of an ordinance authorizing Change Order No. 1 for Fire Station No. 4 Roof Leak Repairs.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department:

Date: November 7, 2025

Title: Resolution Authorizing Change Order No. 1 for Fire Station No. 4 Roof Leak Repairs

Explanation of Proposal:

Additional Information Attached ☒

*Original Bid Amount = \$39,400.00.

* Change Order No. 1 Adds \$20,000.00

* The purpose of this change order is for additional work to repair locations of roofing and flashing that were discovered to be leaking during a rain simulated water test performed by the fire department. These leaks were not originally visible during initial findings and therefore not part of the original bid.

Budget:

☐

Neutral

☐

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

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Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

NOV 10 2025
CITY OF ALEXANDRIA



**PAN AMERICAN
ENGINEERS, LLC**

Consulting Professional
Engineers and Land Surveyors

November 18, 2025

City of Alexandria
P.O. Box 71
Alexandria, Louisiana 71309

Attention: Mr. Sam Allen, Fire Chief

Re: City of Alexandria
Spanish Barrel Tile Roof Leak
Repairs Fire Station No. 4
(Masonic Drive at Lee Street)
PAE Job No. 13290

Dear Fire Chief Allen:

The original Bid Package to repair roof leaks were developed based off of inspections in the attic space and interpretations of watermarks in the attic space on roof trusses and other structural elements.

Coming from that inspection, we identified three (3) areas that were to be repaired.

Bids were advertised and received for the repair of those identified areas.

A contract was awarded to Normand Construction, LLC, the lone bidder, for the repair work.

After the repair work was completed, we requested the Fire Department to assist in an actual spray test using the ladder truck to simulate a heavy rain event. The test results indicated that the identified repair areas were no longer leaking; however, four (4) new areas were identified where evidence of a leak was observed in the attic. (See the attached sketch of leak locations)

The Contractor was requested to provide a price for the repair of the newly identified leak locations.

The original Bid Package did not include the repair of the four (4) newly identified leak locations that were revealed as a result of the Fire Department spray test.

The Contractor provided a Price Proposal for each of the four (4) identified leak areas. (See attached cost breakdown from Normand Construction, LLC)

We recommend that City Council approval be secured for this additional work that would be undertaken by a Change Order to the original Contract.

(Continued)

November 18, 2025

Re: City of Alexandria
Spanish Barrel Tile Roof Leak
Repairs Fire Station No. 4
(Masonic Drive at Lee Street)
PAE Job No. 13290

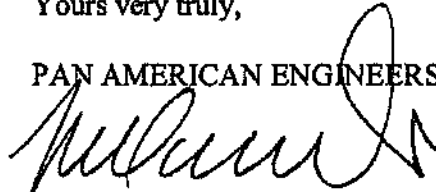
Page 2 of 2

Please be reminded that we have had limited success in locating experienced Contractors that can undertake Spanish clay tile roofing repairs of the type installed on this Fire Station roof. Normand Construction, LLC has been very accommodating and helpful in the original contract repair work, and also helpful in identifying the sources and repairs for the new identified leak areas.

If you have any questions or require additional information, please feel free to contact our office for assistance.

Yours very truly,

PAN AMERICAN ENGINEERS, LLC



Thomas C. David, Jr.

TCDJr/fnl
Enclosures

COST BREAKDOWN

NORMAND CONSTRUCTION, LLC
5274 HIGHWAY 1
MARKSVILLE, LA 71351

CHANGE ORDER

RE: City of Alexandria
Spanish Barrel Tile Roof Leak
Repairs Fire Station No. 4
(Masonic Drive at Lee Street)
PAE Job No. 13290

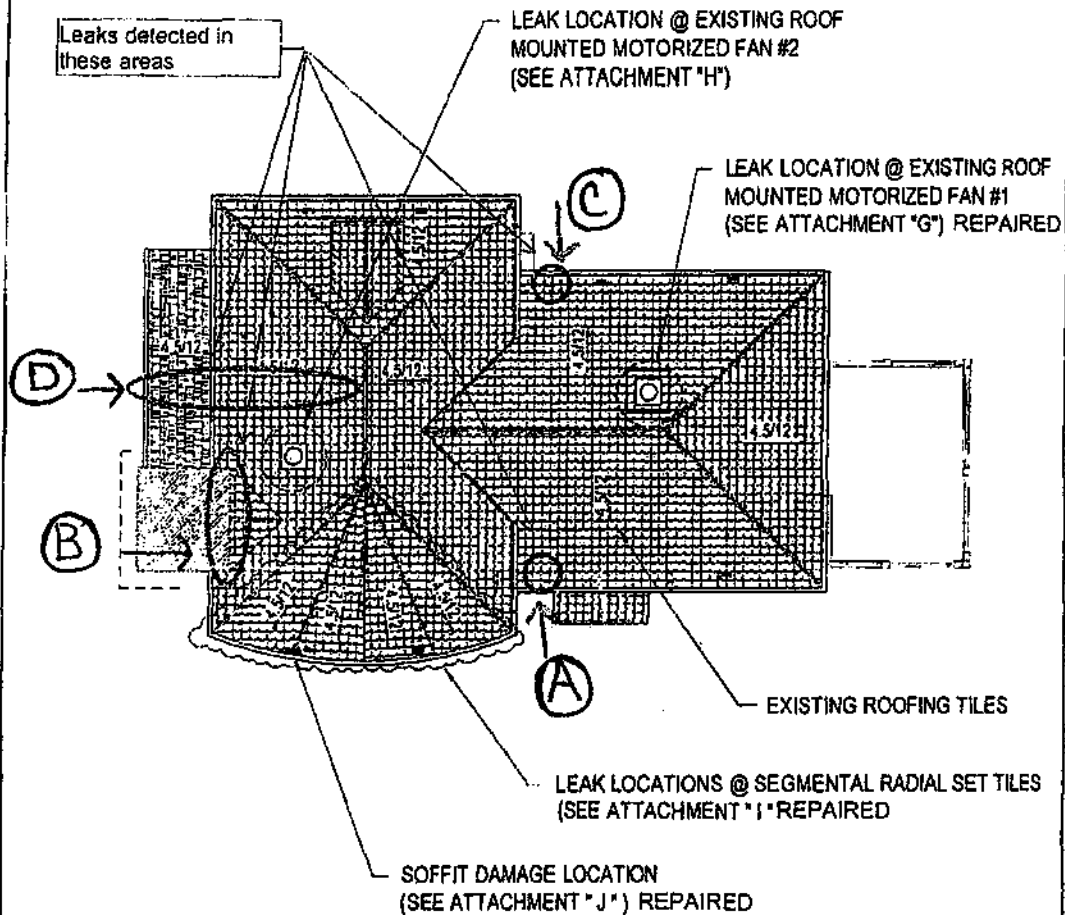
This change order is for the following:

As per leak detection detail that was emailed on 10/01/25 that was not on plans

- **Repair leak on front valley towards masonic – labeled as (A) on detail sheet that is attached - \$ 3,500.00**
- **Repair leak on cricket area against brick – labeled as (B) on detail sheet that is attached - \$ 11,000.00**
- **Repair leaking tile on rear of building – labeled as (C) on detail sheet that is attached - \$ 3,500.00**
- **Repair leak on Washington Dr. side – labeled as (D) on detail sheet that is attached - \$ 2,000.00**

LEAK LOCATIONS

10/1/2025 - C.O.A. Fire Department flooded roof for leak test



N

ROOF PLAN

SCALE: 1/16" = 1'-0"

PAN AMERICAN
ENGINEERS, LLC
1717 JACKSON STREET
ALEXANDRIA, LA 71301
318-473-2100

SPANISH BARREL TILE
ROOF LEAK REPAIRS
FIRE STATION No.4
(MASONIC DRIVE @
LEE STREET)

LEAK LOCATIONS

Project number	13290	ATTACHMENT "A"
Date	3/19/2025	
Reference Sheet	N/A	Scale SHOWN
Notes: N/A		

**CITY OF ALEXANDRIA
CONSTRUCTION CONTRACT CHANGE ORDER**

PROJECT: Spanish Barrel Tile Roof Leak Repairs Fire Station No. 4
(Masonic Drive at Lee Street)

ORDER NO: One (1)

TO: Glendon Normand Construction, LLC

You are hereby requested to comply with the following changes from the contract plans and specifications. Attached itemized breakdown in accordance with R.S. 38:2212.M.(5). Also, please give a brief description and justification of change(s) below.

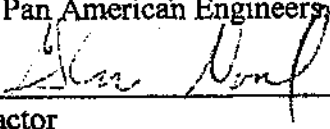
Item No.	Description of Changes	Decrease in Contract Price	Increase in Contract Price
1	Additional Work to Repair Locations of Roofing and Flashing That Were Discovered to be Leaking During a Rain Simulated Water Test Performed by the Fire Department.		\$20,000.00
TOTAL			\$20,000.00
NET CHANGE IN CONTRACT PRICE			\$20,000.00

Justification: See Attached Documentation

The amount of the original Contract:	\$39,400.00
The amount of previously approved Change Orders:	\$0.00
The amount of this Change Order:	\$20,000.00
The revised Contract Total will be:	\$59,400.00
The total percent increase in the Original Contract Amount:	51%
The Contract Days required for completion will be increased by:	☐ (Previous Change Order) ☐ (This Change Order) ☐ Total

This Document will become a supplement to the Contract and all Provisions will apply hereto.

RECOMMENDED:  11/03/2025
 Pan American Engineers, LLC, Engineer Date

ACCEPTED:  _____
 Contractor Date

APPROVED: _____
 City of Alexandria Date

City of Alexandria
Spanish Barrel Tile Roof Leak Repairs for Fire Station No. 4
(Masonic Drive at Lee Street)
PAE Job No. 13290

November 3, 2025

ATTACHMENT "A"
JUSTIFICATIONS FOR CHANGE ORDER NO. ONE (1)

The purpose of this change order is for additional work to repair locations of roofing and flashing that were discovered to be leaking during a rain simulated water test performed by the fire department.

ORDINANCE NO.

AN ORDINANCE AUTHORIZING CHANGE ORDER NO. 1 FOR FIRE STATION NO. 4 ROOF LEAK REPAIRS AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizing Change Order No. 1 for Fire Station No. 4 roof leak repairs.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 2nd day of December, 2025.

NOTICE PUBLISHED on the 5th day of December, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

H. RESOLUTIONS

- 13) RESOLUTION confirming the dates of the Alexandria City Council Meetings for the year 2026.



This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and
current.

Date: November 21, 2025

RESOLUTION confirming the dates of the Alexandria City Council
Meetings in the year 2026.

Explanation:

Budget:

☐

Neutral

Within
Existing

Requires
Amendment

Account Number:
Account Line Item:

Expense Amount:
Remaining Amount:

Authorization:

Cynthia Perry,
President Alexandria
City Council
Council District 3

3. Finance Director

4. Division Director

5. Department Head

6. Purchasing Agent

1. Mayor

2. City Attorney

Council Staff

Form

☐

Review:

Content

☐

Information: Sufficient

☐

Insufficient

☐

Remarks:

**NOTICE
OF
ALEXANDRIA CITY COUNCIL MEETINGS
YEAR 2026**

Notice is hereby given that the Alexandria City Council will meet on the following dates in the Year 2026

January 13 and 27

February 10 and 24

March 10 and 24

April 7 and 21

May 5 and 19

June 2, 16, and 30

July 14, and 28

August 11 and 25

September 8 and 22

October 6 and 20

November 3 and 17

December 1, 15 and 29

Notice is hereby given that all Council meetings begin at 5:00 P.M. and are held in the Alexandria City Council Chambers, First Floor of City Hall 915 Third Street, Alexandria, Louisiana.

/S/ Donna P. Jones

CITY CLERK

RESOLUTION NO.

**RESOLUTION CONFIRMING THE DATES OF THE ALEXANDRIA
CITY COUNCIL MEETINGS FOR THE YEAR 2026.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby confirms the dates of the Alexandria City Council Meeting for the year 2026.

PASSED AND ADOPTED at Alexandria, Louisiana, this ____ day of December, 2025.

/s/ Donna P. Jones, MMC
City Clerk

- 14) **RESOLUTION** authorizing the mayor to declare Wednesday, December 24, 2025 , Friday , December 26, 2025 and Friday, January 2, 2026 as City holidays.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **Personnel/Human Resources**

Date: **November 24, 2025**

Title: **A resolution authorizing the Mayor to declare Wednesday, December 24, 2025, Friday, December 26, 2025 and Friday, January 2, 2026 as City holidays.**

Explanation of Proposal:

Additional Information Attached ☐

To add three additional days (December 24, 2025, December 26, 2025 and January 2, 2026) to the 2025 and 2026 holiday schedules, granting city employees time-off in accordance with personnel policies and procedures.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

4. Finance Director

1. Mayor

5. Division Director

2. Chief Operating Officer

6. Department Head

3. City Attorney

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

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Information: Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 25 2025

CITY CLERK

RESOLUTION NO.

**RESOLUTION AUTHORIZING THE MAYOR TO DECLARE
WEDNESDAY, DECEMBER 24, 2025 , FRIDAY , DECEMBER 26,
2025 AND FRIDAY, JANUARY 2, 2026 AS CITY HOLIDAYS.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to declare Wednesday, December 24, 2025, Friday, December 26, 2025 and Friday, January 2, 2026 as City Holidays.

THIS RESOLUTION having been submitted in writing, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

PASSED AND ADOPTED at Alexandria, Louisiana, this _____ day of _____, 2025.

/s/ Donna P. Jones, MMC
City Clerk

- 15) **RESOLUTION** authorizing the city to partner, host and co-host events commemorating the life and legacy of the Reverend Doctor Martin Luther King, Jr.; to facilitate and promote activities slated for January 17-19, 2026 as it related to MLK Day with local religious, civic partners and civil rights leaders.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Community Services

Date: November 25, 2025

Title: A Resolution to partner, host and co-host events commemorating the life and legacy of the Reverend Doctor Martin Luther King, Jr.; to facilitate and promote activities slated for January 17-19, 2026, as it relates to MLK Day with local religious, civic partners and civil rights leaders.

Explanation of Proposal:

Additional Information Attached ☐

Resolution to partner and co-host with City Wide Interdenominational Revival Crusade, local religious, civic partners, and civil rights leaders to facilitate and aid MLK Day events; to use any public facilities/assets, personnel, and community services existing budget line items to host and co-host events of the city to include wreath laying ceremony, MLK Day Parade, morning and noon-day events; provided that said funding is budgeted and approved by the Alexandria City Council in the 2025-2026 budget, and other matters related thereto.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 101-101000-646009

Expense Amount: Up to \$ 6,000.00

Account Line Item:

Remaining Amount:

Authorization:

4. Finance Director

1. Mayor

5. Division Director

2. Chief Operating Officer

6. Department Head

3. City Attorney

7. Purchasing Agent

Council Staff

Form ☐

Review:

Content ☐

Information:

Sufficient ☐

Insufficient ☐

Remarks:

ENCLOSURE

NOV 25 2025

CHIEF CLERK



COMMUNITY PARTNERSHIP REQUEST FORM

Date Submitted: 09-15-2025

FORM A

Section I. Applicant Information and Other Funding Source Attempts.

Name/Organization: City Wide Interdenominational Revival Crusade

Address: P.O. Box 7323

City: Alexandria State: La. Zip: 71303

Phone: (318) 451-5979 Fax: N/A

Contact Name: Rev. Wesley Lotts Contact Email Address: revlotts@icloud.com

Non-profit? ☒ Yes ☐ No. If non-profit, attach copy of IRS exemption letter.

Are you a Governmental Entity? ☐ Yes ☒ No

Organization's Mission (brief statement):

To bring our community and surrounding areas together to honor and celebrate Dr. Martin L. King enduring legacy of love, peace, hope, justice and equality.

Type of Program/Activity: Describe in two or three sentences. Include date of program.

Wreath Laying Ceremony 17th Jan. 2026 - Musical 18th 5:30 PM. Prayer Breakfast 19th 6:30 AM and a Noonday Service 12 PM. 19th

Identify other event sponsors and the amount (or value, if in-kind) of the funding commitment.

(Supporting documentation required.)

Donations
Rapides Sheriff Dept. (Breakfast)
Mac's Fresh Market (Snacks @ Noon)

Identify other attempts to gain funding or support from private, volunteer, or other entities and their responses. (Supporting documentation required.)

We have no other entities made no other attempt to gain funding for this event.

Section II. Nature and/or Description of Public Funds or Property Needed.

Amount Requested: \$6,000.00

Property requested: Alexandria City Hall - M.L.K. Drive
Bolton - Jackson Street Area for Parade setup
and route

In-kind service requested: Printing of our program, The use of
your facility (City Hall), Police security ~~and~~ Traffic control
and three of your golf carts

(Attach additional paper if more space is needed.)

Section III. Funding Category and/or Basis for Request.

This section seeks information concerning the basis in law for your request under the limited potentially permissible purposes for the City of Alexandria—which may include athletics; recreational activities; cultural or educational activities, such as collaborations with learning institutions, libraries, concerts, art museums and exhibits; parks and playgrounds; and other leisure time and cultural activities and functions of the city. Economic development and advertising/marketing Alexandria or this region is permitted generally only when the activity brings tourism or business to the area which did not already exist or significantly expands activity already in existence.

Which best applies to your request:

☒ Economic Development ☐ Recreation/Athletic ☐ Advertise/Market

☒ Use of City Property for Public Benefit ☐ Aid to the Needy

☐ Arts/Cultural Partnership-Endeavor ☒ Educational

IV. Public Purpose and/or Goal of Request.

This section seeks information about whether this event is for a "public purpose," a requirement by the state constitution before any action involving public funds or property can be given or pledged. This means a benefit solely of a private nature—such as to private clubs, organizations, and so forth, not tied to performance of a public need or program—are presumptively disallowed by state law and can subject public officials to criminal sanction. Your request should be tied to open public participation and overall community development. If not open to the public, your request may not be allowed. The City is concerned with its goal to benefit all citizens to the extent possible although benefits for a class of persons may be

permissible, such as for the needy. The City must examine the governmental action it takes to ensure pledges of its assets or funds do not benefit one person or private entity disproportionately to the benefit to the overall community.

If you are a for-profit applicant, what is the expected private benefit to you, your partners, or members of a club if any part of any fundraising goes to an organization and part to some charitable cause? What is percentage breakdown shown in actual projections?

We are not a for-profit applicant and will not expect private benefit.

What is (are) the goal(s) of this project? (In one sentence)

To Bring the Public together (families - schools - churches, businesses, community, other organizations etc. to celebrate Dr. King and his dream through music, marching bands, floats, and inspiring messages of Hope, Peace, and equality)

If a governmental entity, is the cooperative endeavor or intergovernmental agreement sought pursuant to local services law, joint emergency preparedness, exchange of surplus property for public safety purposes, or other? (State "other" reason.)

We are not a governmental entity

If the use of public funds or property is for social welfare for the aid and support of the needy, how are targeted candidates screened? If not screened, how are they targeted for participation?

All events is free to the public

V. Benefits to the City.

Proportionality is critical for a public body to give its funds or property. Since this involves taxpayer money, the City of Alexandria has a fiscal responsibility to ensure fairness to all. The City cannot engage in a mere gratuity or giving away of services without a return benefit; however, it may help with your request if you produce a measurable result to the City approximating its gratuity to you.

Does your request or endeavor involve a nearly equal benefit to the citizens you seek to serve when compared to the money or property expended or sought to be used by the public entity?

If so, how? *Advertisement (radio - television - flyers) School Bonds, Musicians etc. giveaways etc.*

If you cannot show a fair market value dollar-for-dollar match, does your plan or request involve a continuing program or relationship which has a future value attached? How so?

Our yearly participation and public spending toward operations

What are your real and substantial obligations to achieve the proportionate return to the City of Alexandria at some point in the future? *To Make sure the M.L.K event is publicly celebrated each year.*

What is (are) the expected outcome(s) or benefit(s) to the public from the event to be funded?

Specify the number of persons anticipated to be served and the service(s) to be provided.

To Honor Dr. King and his legacy by committing to Build a community of Hope, Love, peace and equality. We looking for 800-1500 participation enjoying music, marching bands, floats, and inspiring messages.

Describe the history of this program and its success.

This program has been going on for more than 35 years in our city and has always gotten the public participation, never a time it was unsuccessful, except the times the weather didn't permit.

If your category was "Economic Development and/or Advertisement," provide the following:

- Projected number of out-of-town participants and guests *200-750 participant*
- Identify broadcast, web and regional print promotions to be utilized
*Kayt 88.1 - KHp 1110 - 93.9 - KALB TV etc.
Desk Top printing*
- Average number of days stay by out-of-town guests to this event
1 day
- Help us estimate the projected economic impact on the City by providing the number of people you expect to attend and how you arrived at this conclusion and the number of days your event lasts. (The City will fill in the "multiplier" based on your previous responses.) *The expected participation is from experience over the years.*

Number of people 800-1500 X Number of days 3 X Multiplier _____

STATEMENT OF POLICY OF THE CITY OF ALEXANDRIA

The City of Alexandria adheres to La.Const. art. VII, § 14, and its requirement that the funds, credit, property, or things of value of the City shall not be loaned, pledged, or donated to or for any person, association, or corporation, public or private, except that the use of public funds or property for programs of social welfare for the aid and support of the needy may be allowed if for a public purpose. Also, the City of Alexandria may engage in cooperative endeavors with other political subdivisions, the State of Louisiana or its agencies, with the United States or its agencies, or with any public or private association, corporation, or individual, if—(i) the expenditure or transfer of public funds or property is based on a legal obligation, duty, or foundation in law giving rise to the ability to legally contract (e.g., a valid statute, ordinance, charter or contract); (ii) the expenditure is also for a public purpose; and (iii) the expenditure creates a public benefit proportionate to its cost (i.e., the amount expended by the City is met with a comparable return or real and substantial obligation to create a future return).

APPLICANT CERTIFICATION

I certify as representative of City Wide Interdenominational Revival Crusade that the information provided in this application is true and accurate to the best of my knowledge.

Signature: Rev. Wesley Lotts Jr. Date: Sept. 13, 2025

Print Name: Rev Wesley Lotts Jr.

ADMINISTRATIVE USE: Staff Recommendation
City attorney review
CEA or IGA completed
Council Action

Approved _____ Date _____

RESOLUTION NO.

RESOLUTION AUTHORIZING THE CITY TO PARTNER, HOST AND CO-HOST EVENTS COMMEMORATING THE LIFE AND LEGACY OF THE REVEREND DOCTOR MARTIN LUTHER KING, JR.; TO FACILITATE AND PROMOTE ACTIVITIES SLATED FOR JANUARY 17-19, 2026 AS IT RELATED TO MLK DAY WITH LOCAL RELIGIOUS, CIVIC PARTNERS AND CIVIL RIGHTS LEADERS.

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that council authorizes the City to partner, host, and co-host events commemorating the life and legacy of the Reverend Doctor Martin Luther King, Jr., to facilitate and promote activities slated for January 17-19, 2026 as it related to MLK Day with local Religious, Civic Partners and Civil Rights Leaders.

THIS RESOLUTION having been submitted in writing, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

PASSED AND ADOPTED at Alexandria, Louisiana, this _____ day of _____, 2025.

/s/ Donna P. Jones, MMC
City Clerk

- 16) **RESOLUTION** authorizing advertisement for bids for Bulk Fuel
for Vehicles and Equipment.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE/PURCHASING**

Date: **November 25, 2025**

Title: **Resolution Authorizing Permission to Advertise for Bulk Fuel for Vehicles and Equipment**

Explanation of Proposal:

Additional Information Attached ☒

We request permission to advertise for Bulk Fuel for Vehicles and Equipment for use by Various Departments.

This contract shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon the availability of funds and the ability of the successful bidder(s) to honor their bid prices, the City reserves the right to renew the existing contract for a period of up to twenty-four (24) months, in twelve (12) month increments.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: Various

Expense Amount: N/A

Account Line Item: N/A

Remaining Amount: N/A

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 23 2025

22 11:00 AM

ADVERTISEMENT FOR BID

**CITY OF ALEXANDRIA, LOUISIANA
PURCHASING DEPARTMENT**

BID # 2546 – Fuel – Bulk for Vehicles and Equipment

Separate sealed bids for, Fuel – Bulk for Vehicles and Equipment, will be received by the CITY OF ALEXANDRIA at the CITY COUNCIL MEETING CHAMBERS, ALEXANDRIA CITY HALL, ALEXANDRIA, LOUISIANA, until 10:00 AM CST CDT, TUESDAY, JANUARY 27, 2026 and then at said office publically opened and read aloud.

Complete bid packet, bid specifications may be obtained at the City of Alexandria's website, www.cityofalexandria.com under the heading "*Business*", and drop down to "*RFP/RFQ/RFI/BIDS*". There is no charge to download bid documents from the City's website.

Pursuant to LA R.S. 38:2212.1 B.(4)(a), vendors have the option to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com . For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

Address for Postal Delivery:

City of Alexandria
Donna Jones, City Clerk
PO Box 71
Alexandria, LA 71309-0071

Address for Courier or Overnight Delivery:

City of Alexandria
Donna Jones, City Clerk
915 Third Street, 1st Floor
Alexandria, LA 71301
Phone: 318-449-5090

Address for Electronic Bid Submission:

www.centralbidding.com

Phone: 225-810-4814

PLEASE PUBLISH THREE (3) TIMES:

Friday, December 19, 2025
Friday, December 26, 2025
Friday, January 2, 2026

RESOLUTION NO.

RESOLUTION AUTHORIZING ADVERTISEMENT FOR BIDS FOR BULK FUEL FOR VEHICLES AND EQUIPMENT.

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes advertisement for bids for vehicles and equipment.

BE IT FURTHER RESOLVED, etc., that the City Clerk proceed with the advertisement according to law, with bids to be opened on January 27, 2025.

PASSED AND ADOPTED at Alexandria, Louisiana, this _____ day of _____ 2025.

/s/ Donna P. Jones, MMC
City Clerk

I. ORDINANCES FOR FINAL ADOPTION
SUBJECT TO PUBLIC HEARING

- 17) To consider final adoption of an ordinance amending and reenacting Article III of Chapter 2, Sections 2-46 through 2-50 of the Alexandria Code of Ordinances relative to City Council Districts; repealing Ordinance #37-2024 and reenacting City Council district boundaries and descriptions in Ordinance #153-2022 relative to redistricting and reapportioning City Council Districts one, two, three, four and five as shown on the map titled City of Alexandria council districts prepared by the office of City Engineer; to provide for effectiveness and other matters with respect thereto.



This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and
current.

Date: October 10, 2025

AN ORDINANCE TO AMEND AND REENACT ARTICLE III OF CHAPTER 2, SECTIONS 2-46 THROUGH 2-50 OF THE ALEXANDRIA CODE OF ORDINANCES RELATIVE TO CITY COUNCIL DISTRICTS; REPEALING ORDINANCE #37-2024 AND REENACTING CITY COUNCIL DISTRICT BOUNDARIES AND DESCRIPTIONS IN ORDINANCE #153-2022 RELATIVE TO REDISTRICTING AND REAPPORTIONING CITY COUNCIL DISTRICTS ONE, TWO, THREE, FOUR AND FIVE AS SHOWN ON THE MAP TITLED CITY OF ALEXANDRIA COUNCIL DISTRICTS PREPARED BY THE OFFICE OF CITY ENGINEER; TO PROVIDE FOR EFFECTIVENESS AND OTHER MATTERS WITH RESPECT THERETO.

Explanation:

The proposed ordinance will rescind or replace by repeal Ordinance #37-2024 and restore council district boundaries and descriptions as enacted in Ordinance #153-2022 and as shown by the demographic attachments and City Engineer map.

Budget:

☐

Neutral

Within
Existing

Requires
Amendment

Account Number:
Account Line Item:

Expense Amount:
Remaining Amount:

Authorization:

Cynthia Perry,
President Alexandria
City Council
Council District 3

Cynthia Perry

3. Finance Director

4. Division Director

5. Department Head

6. Purchasing Agent

1. Mayor

2. City Attorney

Council Staff

Form

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Review:

Content

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Information:

Sufficient

☐

Insufficient

☐

Remarks:

CERTIFICATE

I the undersigned Clerk of Court for Rapides Parish, State of Louisiana, do hereby certify that I have examined the City of Alexandria, City Council Ordinance introduced October 21, 2025 to amend and reenact Article III of Chapter 2, Sections 2-46 through 2-50 of the Alexandria Code of Ordinances relative to City Council Districts.

I further certify in accordance with R.S. 18:1922.2 I have reviewed the proposed ordinance and can confirm the ability to conduct an election utilizing the proposed plan.

IN WITNESS WHEREOF, I sign this certification at my office, this 25th day of November, 2025.



KARAN CORLEY

Rapides Parish, Clerk of Court.

Pratt

ORDINANCE _____-2025

AN ORDINANCE TO AMEND AND REENACT ARTICLE III OF CHAPTER 2, SECTIONS 2-46 THROUGH 2-50 OF THE ALEXANDRIA CODE OF ORDINANCES RELATIVE TO CITY COUNCIL DISTRICTS; REPEALING ORDINANCE #37-2024 AND REENACTING CITY COUNCIL DISTRICT BOUNDARIES AND DESCRIPTIONS IN ORDINANCE #153-2022 RELATIVE TO REDISTRICTING AND REAPPORTIONING CITY COUNCIL DISTRICTS ONE, TWO, THREE, FOUR AND FIVE AS SHOWN ON THE MAP TITLED CITY OF ALEXANDRIA COUNCIL DISTRICTS PREPARED BY THE OFFICE OF CITY ENGINEER; TO PROVIDE FOR EFFECTIVENESS AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby redistricts and reapportions the City Council Districts as required by the Alexandria City Charter.

SECTION II: BE IT FURTHER ORDAINED, etc., that Article III of Chapter 2 Section 2-46 through Section 2-50 of the Alexandria City Code of Ordinances is amended and reenacted to read as follows:

Note the descriptions are from Ordinance 153-2022 and several annexations must be considered for technical amendments to final ordinance and be confirmed by City Engineer with updated city council district map consistent with annexations since enactment of September 6, 2022 ordinance

"ARTICLE III. COUNCIL DISTRICTS

Sec. 2-46. District One

City Council District One shall consist of that part of the city bounded by a line beginning and extending from the intersection of the centerline of

Elliott Street and Second Street along the centerline of Elliott Street to the centerline of the Union Pacific Railroad (formerly Texas & Pacific Railroad); along the centerline of the Union Pacific Railroad to the intersection of Park Avenue; along the centerline of Park Avenue to the intersection of Bolton Avenue (LA Hwy 1); along the centerline of Bolton Avenue to the intersection of Elliott Street; along the centerline of Elliott Street to the intersection of MacArthur Drive (US Hwy 71/165/167); along the centerline of MacArthur Drive to the intersection of Coliseum Boulevard (LA Hwy 28); along the centerline of Coliseum Boulevard to western most boundary of the LA Department of Hospital Tract (Johnny Downs Sports Complex); then proceed across Coliseum Boulevard to the north right-of-way line of Coliseum Boulevard, along the north right-of-way line of Coliseum Boulevard and the southern boundary of St. Andrews Links Subdivision to the centerline of Middle Bayou; along the centerline of Middle Bayou to the intersection of Bayou Rapides Road (LA Hwy 496); along the centerline of Bayou Rapides Road to the intersection of Vandenberg Drive (LA Hwy 3054). District ONE includes areas located generally northerly and northwesterly of the above described line that are within the City Limits, which includes but not limited to certain areas along John Allison Drive, Browns Bend Road, England Drive, Air Base Road (LA Hwy 1 North), Interstate 49, North MacArthur Drive, Air Base Road (LA Hwy 498) and excludes areas which adjoin Vandenberg Drive (LA Hwy 3054). District ONE is shown on the map titled City of Alexandria Council Districts prepared by the Office of City Engineer dated MMMMM DD, YYYY.

Sec. 2-47. District Two

City Council District Two shall consist of that part of the city bounded by a line beginning and extending from the intersection of the centerline of Lee Street and Vance Avenue along the centerline of Vance Avenue to the centerline of the Union Pacific Railroad (formerly the Texas & Pacific Railroad); along the centerline of the Union Pacific Railroad to the intersection of Bayou Robert south of the I-49/US Hwy 71 Interchange; along the centerline of Bayou Robert following the City Limits in a

westerly/northwesterly/northeasterly direction to the intersection with the Union Pacific Railroad (formerly the Missouri Pacific Railroad); along the Union Pacific Railroad right-of-way in a southwesterly direction to its intersection with the projection of a portion of Gene Ball Drive which runs along the southwest boundary of the Oak Park Subdivision; along Gene Ball Drive westerly and northerly direction, including annexed areas adjacent thereto, to the centerline of Bayou Robert; along the centerline of Bayou Robert to Jeff Davis Drive; along the various turns and meanders of the southern boundary of the City Limits including but not limited to the boundaries of Airview Terrace, Martin Park Subdivision and Deerfield Subdivision to the centerline of Masonic Drive (US Hwy 165); along the centerline of Masonic Drive to the intersection of Texas Avenue; along the centerline of Texas Avenue to the intersection of Carol Court; along the centerline of Carol Court to the intersection of the Hynson Bayou; along the centerline of Hynson Bayou to the intersection of Washington Drive; along the centerline of Washington Drive to the intersection of Masonic Drive; along the centerline of Masonic Drive to the intersection of Lee Street; along the centerline of Lee Street to the intersection of Vance Street and the point of beginning, less and except those areas designated as out of the City Limits, all as shown on the map titled City of Alexandria Council Districts prepared by the Office of the City Engineer dated MMMMM DD, YYYY.

Sec. 2-48. District Three

City Council District Three shall consist of that part of the city bounded by a line beginning and extending from the intersection of Elliott Street and Second Street (POB District One) along the centerline of Elliott Street to the intersection of the Union Pacific Railroad (formerly the Texas & Pacific Railroad); along the centerline of the Union Pacific Railroad to the intersection of Park Avenue; along the centerline of Park Avenue to the intersection of Bolton Avenue (LA Hwy 28); along the centerline of Bolton Avenue to the intersection of Elliott Street; along the centerline of Elliott Street to the intersection of Chester Street; along the centerline of Chester

Street to intersection of Vance Street; along the centerline of Vance Street to the intersection of Union Pacific Railroad (formerly the Texas & Pacific Railroad); along the centerline of the Union Pacific Railroad to the intersection of MacArthur Drive (US Hwy 71/167); then along the southeast boundary of the City Limits located north of said Union Pacific Railroad in a general northeasterly direction to the centerline of the Red River; along the centerline of the Red River to the intersection of a projection of the Elliott Street centerline; along this projection to Second Street and the point of beginning, less and except those areas designated as out of the City Limits, all shown on the map titled City of Alexandria Council Districts prepared by the Office of City Engineer dated MMMM DD, YYYY.

Sec. 2-49. District Four

City Council District Four shall consist of that part of the City bounded by a line beginning and extending from the intersection of Lee Street and Vance Avenue along the centerline of Lee Street to the intersection of Masonic Drive; along the centerline of Masonic Drive to the intersection of Washington Street; along the centerline of Washington Street to the intersection of Hynson Bayou; along the centerline of Hynson Bayou to the intersection of Carol Court; along the centerline of Carol Court to the intersection of Texas Avenue; along the centerline of Texas Avenue to the intersection of Masonic Drive; along the centerline of Masonic Drive to the intersection of Horseshoe Drive; along the centerline of Horseshoe Drive and then Twin Bridges Road (LA Hwy 488) to the intersection of Bayou Robert; along the centerline of Bayou Robert to the intersection of Heyman Lane; along the centerline of Heyman Lane to the intersection of McAdams Ditch; along the centerline of McAdams Ditch to the intersection of the Bayou Bouef-Cocodrie Diversion Canal; along the centerline of the Bayou Bouef-Cocodrie Diversion Canal to Coliseum Boulevard (LA Hwy 28); along the centerline of Coliseum Boulevard to the intersection of MacArthur Drive (US Hwy 71/165); along the centerline of MacArthur Drive to the intersection of Elliott Street; along the centerline of Elliott Street to the Chester Street and the point of beginning, less and except those areas

designed as outside of the City Limits, all as shown on the map titled City of Alexandria Council Districts prepared by the Office of City Engineer dated MMMMM DD, YYYY.

Sec. 2-50. District Five

City Council District Five shall consist of that part of the City bounded by a line beginning and extending from the intersection of Coliseum Boulevard and the Bayou Bouef-Cocodrie Diversion Canal along the centerline of the Bayou Boeuf-Cocodrie Diversion Canal to the intersection of the McAdams Ditch; along the centerline of the McAdams Ditch to the intersection of Heyman Lane; along the centerline of Heyman Lane to the intersection of Bayou Robert; along the centerline of Bayou Robert to the intersection of Twin Bridges Road (LA Hwy 488); along the centerline of Twin Bridges Road then Horseshoe Drive to the intersection of Masonic Drive (US Hwy 165); along the centerline of Masonic Drive in a southwesterly direction to the intersection with the southwest boundary of the City Limits; along various turns and meanders of the southwest City Limits boundary in a general northwesterly direction to include, but not limited to, Landmark Subdivision, Tennyson Oaks Subdivision, West Pointe on the Bayou Subdivision, Bocage Subdivision, Lebanon Subdivision, Good Earth Subdivision, Charles Park Subdivision, The Lake District Subdivision, Pecan Bayou Subdivision, Walmart 28 Subdivision, Plaza 28 Subdivision, Walker's Kia tracts, G. G.'s West Subdivision, Win Place Show Subdivision, and the CBS Partnership tract to a point where the City Limits boundary along the southern right-of-way line of Coliseum Boulevard (LA Hwy 28) intersects the Bayou Bouef-Cocodrie Diversion Canal and the point of beginning, less and except those areas designed as outside of the City Limits, all as shown on the map titled City of Alexandria Council Districts prepared by the Office of City Engineer dated MMMMM DD, YYYY.

Each district is more particularly shown on said map titled "City Council Districts dated _____" prepared by the Office of City

Engineer, said map being attached hereto and made a part hereof for greater accuracy of inclusion, description and certainty of location.

City Map is probably to be undated from September 6, 2022 to include all annexations after September 2022

SECTION III. (A) The City Council district populations on April 1, 2020 are attached hereto and those population figures referenced in this Ordinance are those contained in the April 1, 2020 United States Census for the State of Louisiana, Rapides Parish, City of Alexandria.

(B) The population data for the five council districts and the city of Alexandria are from those Rapides Parish precincts identified as Voting Districts (VTDs) in the 2020 Census Redistricting TIGER/Line Shapefiles for the State of Louisiana as validated through the data verification program of the Rapides Area Planning Commission and the data compilation attached hereto and made a part hereof.

(C) The territorial limits of the districts as provided in this Ordinance shall continue in effect without change regardless of any changes made to the Rapides Parish election precincts by the parish governing authority.

SECTION IV. BE IT FURTHER ORDAINED, that Ordinance #37-2024 is repealed.

SECTION V. BE IT FURTHER ORDAINED, etc. that the President of the City Council is hereby authorized to take such action as is necessary for submittal and approval of this reapportioning plan.

SECTION VI. BE IT FURTHER ORDAINED the provisions of this Ordinance shall not reduce the term of office of any person holding any position or office on the effective date of this Section for which the appointment or election is based upon a Council district as composed pursuant to Section 2-46 through Section 2-50 of the Alexandria City Code as enacted at the time of the appointment or election.

SECTION VII. BE IT FURTHER ORDAINED this Ordinance shall become effective upon signature by the Mayor, or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without the signature by the Mayor but shall be effective regardless for purposes of redistricting Council Districts for all purposes and effects on _____ 1, 202_ and for appointment or election to a city Council office only after that date. Any position or office that is filled by appointment or election based on a City Council district and that is to be filled after _____ 1, 202_, shall be appointed or elected from a district as it is described in Section II of this Ordinance. Council must discuss and insert effective dates

SECTION VIII. BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items or applications, and to this end the provisions of this ordinance are hereby declared severable.

SECTION IX. BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed, save and except each annexation or de-annexation ordinances enacted on or after September 6, 2022.

THIS ORDINANCE WAS INTRODUCED on the 21st day of October, 2025 and notice published October 24, 2025.

Public Hearings as required by R.S. 18:1922.1 were held after notice on November 4, 2025 and December 2, 2025 prior to adoption of the Ordinance.

In accordance with R.S. 1922.2 (Act No.240 of the 2025 Regular Session) prior to adoption the ordinance and related information was submitted to an approval by the Registrar of Voters for Rapides Parish that each district of the proposed plan assigns all of the geography of the

affected area without omission or duplication and the Registrar confirms the proposed plan utilizes the most current precincts established by the Rapides Parish Police Jury and the Registrar of Voters and Clerk of Court, Rapides Parish have each reviewed the proposal and confirms the ability to conduct an election utilizing the proposed plan all as shown by attachments made a part hereof.

THIS ORDINANCE having been submitted in writing, introduced and published was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this ____th day of December, 2025 and final publication was made in the Alexandria Town Talk the ____th day of December, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

DELIVERED: DATE: _____ TIME: _____

RECEIVED: DATE: _____ TIME: _____

- 18) To consider final adoption of an ordinance authorizing the mayor to accept the low bid submitted for petroleum products and chemicals additives for Wartsila Engines at DG Hunter Power Plant.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Finance / Purchasing

Date: November 18, 2025

Title: Award Recommendation for Petroleum Products & Chemical Additives for Wartsila Engines

Explanation of Proposal:

Additional Information Attached ☒

On Tuesday, November 18, 2025, at 10:00 AM, bid packets were received, opened and read aloud for Petroleum Products & Chemical Additives for Wartsila Engines at the D.G. Hunter Power Plant. Two (2) bids were received. It is our recommendation to award to Lott Oil Company, the lowest responsible bidder, for Item #1 at the rates as bid. Bid prices shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon the availability of funds and the ability of the successful bidder to honor the bid prices, the City reserves the right to renew the existing contract for a period of up to twenty-four (24) months, in twelve (12) month increments.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 401-227100-520503
Operating Chemicals

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

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Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

NOV 23 2025

CITY OF ALEXANDRIA

City of Alexandria - Purchasing Department
 2021 Industrial Park Road, Bldg. WH
 P.O. Box 71
 Alexandria, LA 71309-0071
 Phone (318)441-6183 Fax (318)619-3414

BID TABULATION

Bid No. & Name: #2542 - Petroleum Products & Chemical Additives for Wartsila Engines

Bid Date: Tuesday, November 18, 2025; 10:00 AM CST

Using Department: Electric Production Department

Bid Item Description	Vendor #1	Vendor #2	Total Price for 8,500 Gallons	Total Price for 55 Gallon Drum
	Lott Oil	Atlantic Petroleum		
BID ITEM #1	Price Per Gallon	Price Per Gallon	Price Per Gallon	Total Price for 8,500 Gallons
Mobil Pegasus™ 805 Ultra (Bulk) - Approximate Annual Usage 8,500 Gallons:	\$12.79	\$28.18	\$108,715.00	\$239,530.00
BID ITEM #2	Price Per Gallon	Price Per Gallon	Total Price for 55 Gallon Drum	Total Price for 55 Gallon Drum
CorrShield® NT 4200 (55 Gallon Drum or Tote) - Approximate Annual Usage 100 Gallons:	NO BID	\$1,756.27	NO BID	\$96,594.85
Per Department Head Item #2 is no longer being used				
TOTAL OF BID ITEMS #1 THROUGH #2	\$12.79	\$1,784.45	\$108,715.00	\$336,124.85
Copy of Current Insurance Certificate Attached:				
Copy of Current MSDS for each product Attached:				
	Y	Y		
	Y	Y		



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **FINANCE**

Date: **9/17/25**

Title: Permission to Advertise for Petroleum Products & Chemicals Additives for Wartsila Engines at D.G. Hunter Power Plant

Explanation of Proposal:

Additional Information Attached ☒

We request permission to advertise for Petroleum Products and Chemicals Additives for Wartsila Engines for the D.G. Hunter Power Plant. Bid prices shall remain in effect for a period of twelve (12) months from bid award date. Contingent upon the availability of funds and the ability of the successful bidder to honor their bid prices, the City reserves the right to renew the existing contract for a period of up to twenty-four (24) months, in twelve (12) month increments.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount: NA

Account Line Item: NA

Remaining Amount: NA

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

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Review:

Content

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Information:

Sufficient

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Insufficient

☐

Remarks:

RECEIVED

SEP 22 2025

CITY CLERK

ADVERTISEMENT FOR BID

**CITY OF ALEXANDRIA, LOUISIANA
PURCHASING DEPARTMENT**

**BID #2542 - Petroleum Products & Chemicals Additives for Wartsila Engines at D.G. Hunter
Power Plant**

Separate sealed bids for, BID TITLE HERE, will be received by the CITY OF ALEXANDRIA at the CITY COUNCIL MEETING CHAMBERS, ALEXANDRIA CITY HALL, ALEXANDRIA, LOUISIANA, until 10:00 AM CST CDT, TUESDAY, November 18, 2025, and then at said office publically opened and read aloud.

Complete bid packet, bid specifications may be obtained at the City of Alexandria's website, www.cityofalexandria.com under the heading "Business", and drop down to "RFP/RFQ/RFI/BIDS". There is no charge to download bid documents from the City's website.

Pursuant to LA R.S. 38:2212.1 B.(4)(a), vendors have the option to submit their bids electronically. Please find bid related documents and place electronic bids at www.centralbidding.com . For questions regarding the electronic bidding process, please call Central Bidding at 225-810-4814.

Questions and/or clarifications of bid specifications are to be in written form only, either mailed, faxed, or emailed to the attention of Joann Swain, City of Alexandria Purchasing Department, PO Box 71, Alexandria, LA 71309-0071; Fax 318-619-3412; email to joann.swain@cityofalex.com; and must be received by 4:00 PM, Thursday, November 6, 2025.

Address for Postal Delivery:

City of Alexandria
Donna Jones, City Clerk
PO Box 71
Alexandria, LA 71309-0071

**Address for Courier or
Overnight Delivery:**

City of Alexandria
Donna Jones, City Clerk
915 Third Street, 1st Floor
Alexandria, LA 71301
Phone: 318-449-5090

**Address for Electronic
Bid Submission:**

www.centralbidding.com
Phone: 225-810-4814

PLEASE PUBLISH THREE (3) TIMES:

Friday, October 10, 2025
Friday, October 17, 2025
Friday, October 24, 2025

RESOLUTION NO.

**RESOLUTION AUTHORIZING ADVERTISEMENT FOR BIDS FOR
PETROLEUM PRODUCTS AND CHEMICALS ADDITIVES FOR
WARTSILA ENGINES AT DG HUNTER POWER PLANT.**

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes advertisement for bids for petroleum products and chemicals additives for Wartsila Engines at DG Hunter Power Plant.

BE IT FURTHER RESOLVED, etc., that the City Clerk proceed with the advertisement according to law, with bids to be opened on November 18, 2025.

PASSED AND ADOPTED at Alexandria, Louisiana, this 7th day of October, 2025.

/s/ Donna P. Jones, MMC
City Clerk

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR PETROLEUM PRODUCTS AND CHEMICALS ADDITIVES FOR WARTSILA ENGINES AT DG HUNTER POWER PLANT AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the low bid submitted for Petroleum Products and Chemical Additives for Wartsila engines at DG Hunter Power Plant.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said low bidder from the 2025/2026 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 18th day of November, 2025.

NOTICE PUBLISHED on the 21st day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT: **AND THE ORDINANCE** was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 19) To consider final adoption of an ordinance authorizing the mayor to renew the existing contract for Underground Electric Construction Unit Pricing.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Finance / Purchasing

Date: November 6, 2025

Title: Request to renew existing contract for Underground Electric Construction Unit Pricing

Explanation of Proposal:

Additional Information Attached ☒

For an Ordinance authorizing the Mayor to renew the existing contract with Preferred Electric, Inc., for the Underground Electric Construction Unit and Hourly Pricing, at the hourly manhour and equipment rates with 2.31% CPI increase. This service was originally awarded by Ordinance #179-2024. Contingent upon the availability of funds and the Contractor's ability to honor hourly rates as bid, the City reserves the right to renew the existing contract another twelve (12) months. Bid prices shall remain in effect for a period of twelve (12) months from bid award date.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

ORDINANCE NO. 179-2024

AN ORDINANCE AUTHORIZING THE MAYOR TO ACCEPT THE LOW BID SUBMITTED FOR UNDERGROUND ELECTRIC CONSTRUCTION UNIT AND HOURLY PRICING FOR THE ELECTRIC DISTRIBUTION DEPARTMENT AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to accept the low bid submitted from Preferred Electric, Inc. for Underground Electric Construction Unit and Hourly Pricing.

SECTION II: BE IT FURTHER ORDAINED, etc. that the Mayor of the City of Alexandria be authorized to pay said low bidder from the 2024/2025 budget and to each and every other act or deed needed or necessary to consummate said transaction.

SECTION III: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 12th day of November, 2024

NOTICE PUBLISHED on the 15th day of November, 2024.

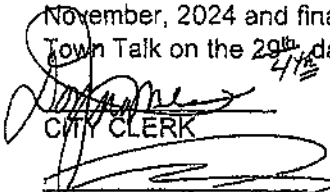
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS: Rubin, Villard, Felter, Perry, Johnson, Fowler, Washington.

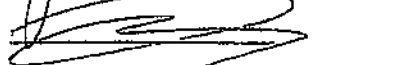
NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 26th day of November, 2024 and final publication was made in the Alexandria Daily Town Talk on the 29th day of November, 2024.


CITY CLERK


PRESIDENT

MAYOR'S APPROVAL  ~~VETO~~

DELIVERED NOV 27 2024

City of Alexandria
 PO Box 71 (915 3rd Street)
 Alexandria, LA 71309-0071
 Bid 2501 Underground Electric Construction Unit & Hourly Pricing
 Open Date: Tuesday, November 12, 2024 @ 10:00 AM CDT

Preferred Electric, Inc LA #25666

Section 1 - Primary Risers						
Drawing	Evaluation Qty.		Hourly Price		Extended Price	
	Install	Retire	Install	Retire	Install	Retire
UA1	9	2	4,000.00	2,500.00	36,000.00	5,000.00
UC1	1	1	6,500.00	3,250.00	6,500.00	3,250.00
M2-1U	10		100.00		1,000.00	
Totals:					43,500.00	8,250.00
Total, Section 1:					\$	51,750.00

Section 2 - Trenching and Boring						
Drawing	Evaluation Qty.		Hourly Price		Extended Price	
	Install	Retire	Install	Retire	Install	Retire
UR2	1,000		7.50		7,500.00	
UR2B	1,200		16.00		19,200.00	
UR4	500		9.00		4,500.00	
UR4B	1,750		20.00		35,000.00	
Totals:					66,200.00	
Total, Section 2:					\$	66,200.00

Section 3 - Hourly Pricing			
Drawing	Evaluation Hours	Hourly Price	Extended Price
URD Foreman	1,040	74.00	76,960.00
URD Lineman	1,040	68.00	70,720.00
Operator	1,040	62.00	64,480.00
Laborer	1,040	48.00	49,920.00
Pickup w/Trailer	1,040	26.00	27,040.00
Mini Excavator	1,040	50.00	52,000.00
Digger Derrick	520	50.00	26,000.00
URD Puller	416	50.00	20,800.00
Total, Section 3:			\$ 387,920.00

Bid Evaluation

Total, Section 1:	\$	51,750.00
Total, Section 2:	\$	66,200.00
Total, Section 3:	\$	387,920.00
Total Evaluted Base Bid:	\$	505,870.00

CITY OF ALEXANDRIA			DESCRIPTION HERE		2026 PROPOSED RATES		
ESTIMATE			PEI JOB NO.		W/ 2.31% CPI INFLATION		
			PERIOD ENDING		5/5/2025		
SECTION 1 - PRIMARY RISERS			INSTALL QTY	REMOVE QTY	INSTALL	RETIRE	TOTALS
UA1					\$ 4,092.40	\$ 2,557.75	\$ -
UC1					\$ 6,650.15	\$ 3,325.08	\$ -
M2-1U					\$ 102.31		\$ -
							\$ -
							\$ -
				TOTAL	SECTION 1		\$ -
SECTION 2 - TRENCHING & BORING			INSTALL QTY	REMOVE QTY	INSTALL	RETIRE	TOTALS
UR2					\$ 7.67		\$ -
UR2B					\$ 16.37		\$ -
UR4					\$ 9.21		\$ -
UR4B					\$ 20.46		\$ -
							\$ -
				TOTAL	SECTION 2		\$ -
SECTION 3 - HOURLY PRICING			HOURS		HOURLY PRICE		TOTALS
URD FOREMAN					\$ 75.71		\$ -
URD LINEMAN					\$ 69.57		\$ -
OPERATOR					\$ 63.43		\$ -
LABORER					\$ 49.11		\$ -
PICKUP W/ TRAILER					\$ 26.60		\$ -
MINI EXCAVATOR					\$ 51.16		\$ -
DIGGER DERRICK/BUCKET					\$ 51.16		\$ -
URD PULLER					\$ 51.16		\$ -
							\$ -
							\$ -
			TOTAL		SECTION 3		\$ -
TOTAL ESTIMATE AMOUNT							\$ -

% Increase
9/15/2021

[illegible]

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO RENEW THE EXISTING CONTRACT FOR UNDERGROUND ELECTRIC CONSTRUCTION UNIT PRICING AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to renew the existing contract for Underground Electric Construction Unit Pricing.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 18th day of November, 2025.

NOTICE PUBLISHED on the 21st day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT: **AND THE ORDINANCE** was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 20) To consider final adoption of an ordinance authorizing the mayor to enter into a Cooperative Endeavor Agreement and Co-Sponsor the Manna House ProAM Coca Cola, Dr. Pepper open ANNIKA Women's All Pro Golf Tournament scheduled for April 13, 2026.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Community Services

Date: November 4, 2025

Title: Ordinance to enter into a Cooperative Endeavor Agreement and co-sponsor the Manna House ProAM Coca Cola Dr. Pepper Open ANNIKA Women's All Pro Golf Tournament scheduled for April 13, 2026.

Explanation of Proposal:

Additional Information Attached ☐

Ordinance to enter into a Cooperative Endeavor Agreement and co-sponsor the Manna House ProAM Coca Cola Dr. Pepper Open ANNIKA Women's All Pro Golf Tournament scheduled for April 13, 2026.

In-kind: Up to \$12,500 to help defray cost to cover the expenses to bring the Manna House ProAM Coca Cola Dr. Pepper Open ANNIKA Women's All Pro Golf Tournament benefiting the Manna House.

Budget:

☐

Neutral

☐

Within
Existing

☐

Requires
Amendment

Account Number: 101-101000-646009

Expense Amount: Up to \$ 12,500.00

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

Cynthia Graham

From: no-reply@cityofalexandriala.com on behalf of City of Alexandria, LA via City of Alexandria, LA <no-reply@cityofalexandriala.com>
Sent: Tuesday, October 21, 2025 11:21 AM
To: Community Services
Subject: [EXTERNAL] Form submission from: Community Partnership Request

Submitted on Tuesday, October 21, 2025 - 11:20am Submitted by anonymous user: 12.74.54.86 Submitted values are:

==Section I.==

Name/Organization: Manna House
Address: PO Box 6011
City: Alexandria
State: LA
Zip: 71307
Phone: 3187946840
Fax:
Contact Name: Jessica Viator
Contact Email: cenlamannahouse@gmail.com
Non-profit? Yes
Are you a Governmental Entity? No
Event: 2026 ProAM / Coca-Cola Dr. Pepper ANNIKA Women's All Pro Tour Golf Tournament
Date of Event: April 13, 2026
Organization's Mission: The mission of Manna House is to alleviate hunger in our community.
Type of Program/Activity: Manna House is a place of nourishment, dignity, and hope for people of all ages and backgrounds. For 35 years, we've served hot, nutritious meals 365 days a year in a clean, welcoming environment—no questions asked. While many of our patrons are experiencing homelessness, others are simply facing hard times: living on limited incomes, managing high medical expenses, or recovering from the loss of a paycheck.
Event Sponsors: Currently: Coca-Cola \$5,000 & \$10,000 In-kind
Other Funding:

==Section II.==

Amount Requested: 12,500
Property Requested:
In-Kind Service Requested:

==Section III.==

Funding Category: Economic Development

==Section IV.==

If you are a for-profit applicant, what is the expected private

benefit to you, your partners, or members of a club if any part of any fundraising goes to an organization and part to some charitable cause? What is percentage breakdown shown in actual projections? : N/A

What is (are) the goal(s) of this project? (In one sentence) :

Provide a feeding program for those in need 365 days a year.

Utilize all proceeds from the 2026 ProAM / Coca-Cola Dr. Pepper ANNIKA Women's All Pro Tour to fund the meals program located at 2655 Lee St. Alexandria, La. 71301

If a governmental entity, is the cooperative endeavor or intergovernmental agreement sought pursuant to local services law, joint emergency preparedness, exchange of surplus property for public safety purposes, or other? (State "other" reason.) : N/A

If the use of public funds or property is for social welfare for the aid and support of the needy, how are targeted candidates screened? If not screened, how are they targeted for participation? : Manna House is available to serve those in need 365 days a year to all who are in need.

==Section V.==

Does your request or endeavor involve a nearly equal benefit to the citizens you seek to serve when compared to the money or property expended or sought to be used by the public entity? If so, how? :

This premier event is not only our largest annual fundraiser, but also a powerful economic and community catalyst. Here's how the benefits align:

Economic Impact: The tournament attracts visitors, sponsors, and media attention from across the region and beyond, generating revenue for local hotels, restaurants, transportation services, and small businesses. This infusion of tourism dollars directly supports the city's economy and tax base.

Brand and Visibility: Hosting a tournament featuring ANNIKA Sorenstam WAPT, one of golf's most iconic figures, elevates the city's profile nationally and internationally. This visibility can attract future events, partnerships, and investment opportunities.

If you cannot show a fair market value dollar-for-dollar match, does your plan or request involve a continuing program or relationship which has a future value attached? How so? : While a dollar-for-dollar match may not be feasible, the enduring nature of this event — and its expanding ripple effects — represent a high-return investment in the city's social, economic, and cultural future.

What are your real and substantial obligations to achieve the proportionate return to the City of Alexandria at some point in the future? : Our organization is fully committed to delivering a proportionate and meaningful return to the City of Alexandria through a series of real and substantial obligations tied to the ANNIKA Sorenstam Pro Golf Tournament and its long-term community

impact. Annual Tourism Revenue: We will continue to host the tournament annually, drawing visitors who contribute to Alexandria's hospitality, retail, and service sectors.

Volunteer Engagement: We will maintain and grow our volunteer program, offering Alexandria citizens meaningful roles in event execution and community service. Marketing the City: We will actively promote Alexandria as the host city in all tournament marketing, media coverage, and sponsorship materials, enhancing its national and international profile.

What is (are) the expected outcome(s) or benefits(s) to the public from the event to be funded? Specify the number of persons anticipated to be served and the service(s) to be provided. : The ANNKA Sorenstam Pro Golf Tournament is designed to deliver a wide range of tangible benefits to the public, with outcomes that extend well beyond the event itself. Economic Stimulation: The tournament is projected to attract over 250 attendees, including out-of-town visitors, generating substantial revenue for Alexandria's hotels, restaurants, retail shops, and service providers. Additionally, 100% of the proceeds from the tournament will support Manna House to feed women, men and children suffering for food insecurity in our community 365 days a year.

Describe the history of this program and its success. :

This year marks the 10th anniversary of Manna House hosting a professional golf tournament in Alexandria, Louisiana, a milestone that reflects a decade of excellence, community impact, and growing prestige. What began as a bold initiative to raise funds for Manna House's mission of feeding and supporting those in need has evolved into one of the region's most anticipated annual events. Over the past nine years, the tournament has:

- Featured elite professional golfers, drawing national attention and elevating Alexandria's profile as a host city.
- Raised hundreds of thousands of dollars to support Manna House's programs, directly benefiting thousands of local families facing food insecurity.
- Engaged the community through the ProAM Tournament, volunteer opportunities, and public activities, with participation growing year after year.
- Boosted the local economy, attracting visitors, sponsors, and media coverage that support Alexandria's hospitality and retail sectors.
- Built lasting partnerships with local businesses, civic leaders, and sponsors, ensuring the event's sustainability and growth.

The tournament's success is measured not only in dollars raised or attendance numbers, but in the lives touched, the community strengthened, and the pride it instills in Alexandria. As we celebrate the 10th year, we look forward to expanding its reach, deepening its impact, and continuing this legacy of excellence.

==Economic Development Projections==

Projected number of out-of-town participants and guests: 250

Identify broadcast, web and regional print promotions to be utilized: K&G Sports website; Radio; Television; Social Media
Average number of days stay by out-of-town guests to this event:
5
Number of People: 250
Number of Days: 5

Signature: Jessica Viator
Date: October 20, 2025

The results of this submission may be viewed at:
[https://uridefense.com/v3/___https://www.cityofalexandria.com/node/6740/submission/3662___!!CluDejhSHLMa!dYHJI3Ijivl0c8XpyCig1De6cqzZGz9qIhsIBHiEIOIEOKPvRjkf6Ihv8-h-ENu5aCAQHFIml96VeGS3emZfkNaPBgjUIEP5CKzTw\\$](https://uridefense.com/v3/___https://www.cityofalexandria.com/node/6740/submission/3662___!!CluDejhSHLMa!dYHJI3Ijivl0c8XpyCig1De6cqzZGz9qIhsIBHiEIOIEOKPvRjkf6Ihv8-h-ENu5aCAQHFIml96VeGS3emZfkNaPBgjUIEP5CKzTw$)

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A COOPERATIVE ENDEAVOR AGREEMENT AND CO-SPONSOR THE MANNA HOUSE PROAM COCA COLA, DR. PEPPER OPEN ANNKA WOMEN'S ALL PRO GOLF TOURNAMENT SCHEDULED FOR APRIL 13, 2026.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to enter into a Cooperative Endeavor Agreement and Co-sponsor the Manna House PROAM Coco Cola, Dr. Pepper open ANNKA Women's All Pro Golf Tournament scheduled for April 13 ,2026.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 18th day of November, 2025.

NOTICE PUBLISHED on the 21st day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT: **AND THE ORDINANCE** was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 21) To consider final adoption of an ordinance authorizing the mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events and other matters with respect thereto.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Community Services

Date: November 6, 2025

Title: An Ordinance authorizing the Mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events and other matters with respect thereto.

Explanation of Proposal:

Additional Information Attached ☐

An Ordinance authorizing the Mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events and other matters with respect thereto.

Budget:

☐

Neutral

☐

Within
Existing

☐

Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE MAYOR TO PROMOTE THE CITY OF ALEXANDRIA BY ENTERING INTO ALL CONTRACTS WITH BANDS AND VENDORS FOR 2026 EVENTS AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the mayor to promote the City of Alexandria by entering into all contracts with bands and vendors for 2026 events.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION V: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 18th day of November, 2025.

NOTICE PUBLISHED on the 21st day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT: **AND THE ORDINANCE** was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Daily Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

22) To consider final adoption of an ordinance relative to the Alexandria Healthcare initiative LSUA to authorize the mayor to execute on behalf of the City those necessary or desirable Intergovernmental, Cooperative Endeavor, and Joint Service Agreements and other Contracts related to the Jackson Street Allied Health Downtown Health Services Central Capital Improvements; more particularly described as local or other Non-State Capital Project matches to authorized the project, LSUA Downtown Health, No. 19-602-23-01, F. 19002498, authorizing the expenditure and encumbrance of budgeted and prioritized funds, authorizing agreements, commitments and draw downs with the State of Louisiana, through the Division of Administration, and/or through the Board of Supervisors of Louisiana State University and Agricultural and Mechanical College ("LSU"), and/or through and with LSU Alexandria or its Foundations and other related parties and contracts, and otherwise providing with respect thereto.



This fact sheet is the basis for a decision by the City Council. Please insure that the information is clear, concise and current.

AGENDA ITEM FACT SHEET

Date: 11/10/25

TITLE: AN ORDINANCE RELATIVE TO THE "ALEXANDRIA HEALTHCARE INITIATIVE LSUA" TO AUTHORIZE THE MAYOR TO EXECUTE ON BEHALF OF THE CITY THOSE NECESSARY OR DESIRABLE INTERGOVERNMENTAL, COOPERATIVE ENDEAVOR, AND JOINT SERVICE AGREEMENTS AND OTHER CONTRACTS RELATED TO THE JACKSON STREET ALLIED HEALTH DOWNTOWN HEALTH SERVICES CENTER CAPITAL IMPROVEMENTS; MORE PARTICULARLY DESCRIBED AS LOCAL OR OTHER NON-STATE CAPITAL PROJECT MATCHES TO AUTHORIZE THE PROJECT, LSUA DOWNTOWN HEALTH, NO. 19-602-23-01, F. 19002498; AUTHORIZING THE EXPENDITURE AND ENCUMBRANCE OF BUDGETED AND PRIORITIZED FUNDS; AUTHORIZING AGREEMENTS, COMMITMENTS, AND DRAW DOWNS WITH THE STATE OF LOUISIANA, THROUGH THE DIVISION OF ADMINISTRATION, AND/OR THROUGH THE BOARD OF SUPERVISORS OF LOUISIANA STATE UNIVERSITY AND AGRICULTURAL AND MECHANICAL COLLEGE ("LSU"), AND/OR THROUGH AND WITH LSU ALEXANDRIA OR ITS FOUNDATIONS AND OTHER RELATED PARTIES AND CONTRACTS; AND OTHERWISE PROVIDING WITH RESPECT THERETO.

EXPLANATION OF PROPOSAL

The City will enter into a Cooperative Endeavor Agreement, and other joint services agreements and contracts related to the City's contribution to the local match for the LSUA Downtown Allied Health Services Center Capital Improvements project which funds have been committed and budgeted.

COST/BUDGET

ACCOUNT NUMBER 052402

AMOUNT IN LINE ITEM \$3,000,000

AMOUNT OF EXPENSE \$3,000,000

AMOUNT REMAINING -0-

TIME DEADLINE:

COUNCIL DISTRICT -

APPROVED BY:

1. Mayor

5. Chief Operating Officer

2. Division Director

6. Department Head

3. City Attorney

4. Director of Finance

Review by:
Council Staff

Form _____ Content _____

Information is:
Sufficient _____

Insufficient _____

23) To consider final adoption of an ordinance authorizing annexation of 6.896+/- acres tract of land located at 2711 North MacArthur Drive in part of lots 54 and 55 of Experiment Plantation situated in Sections 18 and 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, AC-1 (Limited Commercial District) / MFO (Multi-family Overlay District zoning classification is requested upon annexation for the development of a nursing home facility.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Planning Division / Zoning Department

Date: November 7, 2025

Title: Annexation of 6.896 +/- acres located at 2711 North MacArthur Drive as shown on attached documents and maps.

Explanation of Proposal:

Additional Information Attached ☒

The First Pentecostal Church of Alexandria has requested the annexation of a 6.896 +/- acre tract of land located in part of Lots 54 & 55 of Experiment Plantation situated in Sections 18 & 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana. A C-1 (Limited Commercial District) / MFO (Multi-family Overlay District) zoning classification is requested upon annexation for the development of a nursing home facility. It is requested that the City Council pass an ordinance annexing the 6.896 +/- acre tract into the City of Alexandria Corporate Limits as described.

Budget:



Neutral



Within
Existing



Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:



REQUEST FOR ANNEXATION

Date 7/25/2025

To: City of Alexandria -- Director of Planning
625 Murray St., Second Floor - Alexandria, LA 71301

Name of Property Owner(s): FIRST PENTECOSTAL CHURCH OF ALEXANDRIA
c/o MR: GARY MAXWELL, EXECUTIVE PASTOR

Address : MAILING: 2817 RAPIDES AVENUE, ALEXANDRIA, LA 71301

PROPERTY ADDRESS: 2711 MACARTHUR DRIVE NORTH, ALEXANDRIA, LA 71301

Email Address jtucker@commcaremgt.com

Office Number (318) 487-8976

Cell Number (318) 813-8869

Description of Property (Attach legal description and/or plat)
SEE THE ATTACHED

Requested Zoning Classification: C1/MFO

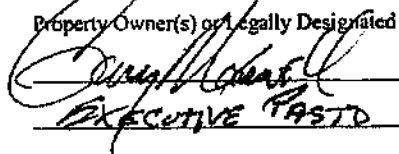
Executed Certificate from Rapides Parish Tax Assessor _____

Executed Certificate from Rapides Parish Registrar of Voters N/A
(Residents living on Property or no residents)

Copy of Deed indicating current ownership (attached hereto)

I/We/Legally Designated Representative, the undersigned, do hereby request that the above-described property be annexed into the Corporate Limits of the City of Alexandria, Louisiana.

Property Owner(s) or Legally Designated Representative Signature

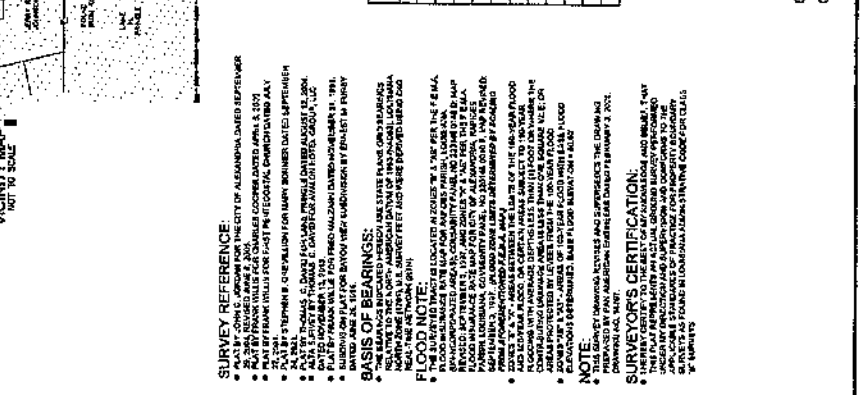
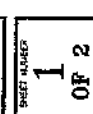

EXECUTIVE PASTOR

Description for Annexation of 6.896 acres

Annexation of the following described property:

One certain 6.896 +/- acre tract of land located in part of Lots 54 & 55 of Experiment Plantation situated in Sections 18 & 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, being more particularly described as follows:

Beginning at a point on the southerly right of way line of North MacArthur Drive, said point being the northeast corner of the 0.881 acre tract of land now or formerly owned by Bit Happens, LLC and the northwest corner of the 6.896 acre tract of land now or formerly owned by the First Pentecostal Church of Alexandria, proceed North 43 degrees 41 minutes 11 seconds East a distance of 662.38 feet along southerly right of line of said North MacArthur Drive to a corner; thence South 45 degrees 19 minutes 42 seconds East a distance of 249.40 feet; thence South 57 degrees 12 minutes 31 seconds West a distance of 316.28 feet; thence South 33 degrees 47 minutes 54 seconds East a distance of 164.23 feet; thence South 33 degrees 19 minutes 42 seconds East a distance of 180.76 feet; thence South 56 degrees 46 minutes 59 seconds West a distance of 50.03 feet; thence South 56 degrees 53 minutes 31 seconds West a distance of 630.06 feet; thence North 33 degrees 04 minutes 15 seconds West a distance of 183.17 feet; thence North 57 degrees 10 minutes 12 seconds East a distance of 298.44 feet; thence North 32 degrees 57 minutes 50 seconds West a distance of 254.05 to the point of beginning, containing 6.896 acres. Said tract is shown highlighted in yellow on plat by Pan American Engineers, LLC, prepared for Commcare Corporation.



LINE NUMBER	DESCRIPTION	AMOUNT
1.0	1000000000	100.00
2.0	2000000000	200.00
3.0	3000000000	300.00
4.0	4000000000	400.00
5.0	5000000000	500.00
6.0	6000000000	600.00
7.0	7000000000	700.00
8.0	8000000000	800.00
9.0	9000000000	900.00
10.0	10000000000	1000.00

[illegible]

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE

THIS PLAN REPRESENTS AN ACTUAL GROUND SURVEY PERFORMED UNDER MY DIRECTION AND SUPERVISION AND CONFORMS TO THE APPLICABLE STANDARDS OF PRACTICE FOR PROPERTY SURVEYORS AS FOUND IN LOUISIANA ACTING STATE CODE FOR CLASS "B" SURVEYS.



§4.3.2 Nonresidential districts

B. B-1, Neighborhood Business District

The B-1, Neighborhood Business District is intended to implement the Mixed Use Residential Land Use Classification of the THINKAlex Plan. The B-1 district commercial classification designates areas of low intensity development that serves the need for neighborhood shopping. Intended for small scale retail and office development that serves the daily or frequent trade or service needs of adjacent residential neighborhoods, these areas should be restricted to development of integrated clusters of retail and office facilities with shared access and parking.

C. Regional business/general commercial districts

The regional business/general commercial districts are intended to implement the Regional Business/General Commercial Land Use Classification of the THINKAlex Plan. The Regional Business/General Commercial Land Use Classification designates areas of moderate to high intensity retail and commercial development. Intended for medium to large scale retail and office development that serves several neighborhoods as well as areas outside the city. These areas should be restricted to development of integrated grouping of retail and office facilities with shared access and parking, and limited to properties with access to arterial class roadways or be required to upgrade existing roadways to arterial classification if it does not exist. There are four types of regional business/general commercial districts:

1. B-2, Community business district

The B-2 community business district, as distinguished from the B-1 neighborhood business district, contains uses of a more varied nature and is intended to serve a larger population than the immediate surrounding neighborhood. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the B-2 district to be located other than adjacent to an existing commercial or business district.

2. B-3, General Business District

The B-3, General business district, as distinguished from the B-2, Community business district, contains uses of a heavier commercial nature, usually involving larger property requirements, heavier traffic volume, or other annoying factor not generally associated with a Community Service. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the B-3 district to be located other than adjacent to an existing commercial or general business district.

3. C-1, Limited Commercial District

The purpose of the C-1 district, as distinguished from the business districts, is to allow the establishment of a commercial district that includes the sale of commodities or performance of services for a larger segment of population than the local community, without the sale of alcoholic beverages. To prevent the sporadic proliferation of commercial or business uses into surrounding residential uses, no rezoning petition shall be approved for the C-1 district to be located other than adjacent to the C-1 or C-2 district.

§4.3.3 Overlay and special purpose districts

4. C-2, General Commercial District

The purpose of the C-2 district is to allow the establishment of a commercial district that includes the sale of alcoholic beverages. No rezoning shall be approved for the C-2 district, unless 25 percent of the perimeter of the lot to be rezoned is adjacent to the C-1, C-2, I-1 or I-2 district.

D. CBD, Central Business District

The CBD, Central Business District is intended to implement the Downtown Land Use Classification of the THINKAlex Plan. Downtown Alexandria serves several critical roles for the community that go beyond its land use. As the heart of the community it offers great potential for redevelopment and should be treated as a separate land use classification for coding purposes. Downtown has the potential to support a diverse portfolio of land uses, including mixed-use, dense residential, and even institutional uses such as an urban community college. Permitted uses in the CBD district requiring off-street parking shall include: community home, condominiums, duplex, elderly housing, group housing, hospital, hotel or motel, institution, philanthropic, juvenile diagnostic center, multifamily, nursing home, single-family, special home and townhouse as specified in section 7.2.5.

E. Industry districts

The light industry classification designates areas for the development of light industry which would typically exclude manufacturing and other operations that produce obnoxious noise, dust, odors, smoke, or other by-products that would be considered offensive to nearby residents and businesses. There are two types of industry districts:

1. **I-1, Light Industrial District**
2. **I-2, General industrial district**

§4.3.3. Overlay and special purpose districts**A. MHP, Mobile home park district**

The MHP district is intended for a parcel of land to be planned and improved for the placement of mobile homes for transient use, supplementary structures and accessory uses.

B. MFO, Multifamily overlay district

The MFO district is intended to encourage an appropriate mixture of residential and nonresidential uses in areas zoned for office, business or commercial development.

C. MHO, Mobile home overlay district

The MHO district is established for the purpose of allowing placement of a single-family, owner occupied, mobile home on an individual lot in areas zoned for residential development as a permanent use.

D. OO, Office overlay district

The OO district is intended to encourage an appropriate mixture of residential and professional office uses in areas zoned for single-family moderate density (SF-2) district. It is designed for use in those areas that are experiencing change or transition. The OO, office overlay district is also intended to accommodate low intensity professional offices and services and to serve as a transition between residential uses and more intensive business or commercial uses.

Parcel: 2401935206001001
Assessment #: 6020001474

ID: 105971

Rapides Parish Report

Tax Year 2026
(Uncertified)

Please be aware that all values are subject to change until the tax roll has been certified.

Property Owner

Name: FIRST PENTECOSTAL CHURCH OF ALEXANDRIA LOUISIANA INC

Mailing Address: 2817 RAPIDES AVENUE
ALEXANDRIA, LA 71301

Type: (RI) Res. Improv.

Tax District: (01RC) 01R_GD1_RRL_FD2

Ward: 01

Millage Rate: 122.73

Homestead Pct: 0.00

Special Assessment Freeze: No

Millage Rates do not include Special Assessments.

Property Information

Physical Address: 2711 N MACARTHUR DR, 71301 0 BAYOU VIEW DR,

Subdivision:

Block/Lot: N/A / N/A

S-T-R: 19-04N-01W

Size (Acres):

Homestead Code: No

Legal: See *Extended Legal*

Extended Legal

--- 6.896 ACS (+/-): IN SEC. 19, T4N-R1W: LOTS 54-55 EXPERIMENT PLANTATION
(336-345)(CB 401-127)(CB 486-91 DEVILLE)(CB 1111-521 DON; PRINGLE)(CB 1492-573 THOMPSON)(CB 1601-555 JIMMIE
THOMPSON ENT)(CB 1617-242 THOMPSON)(CB 1640-451 CORR) (CB 1641-313 EXCHANGE INT;)(CB 1707-947 PRINGLE) (CB
1784-859 2006 3RD PARTY PARISH TAX SALE) (CB 1797-259 REDEMPTION 2006 3RD PARTY PARISH TAX SALE) (CB 1973-380 JOP:
G. THOMPSON) (CB 1973-730 THOMPSON)

PARCEL I.D. # 24-19-35206-10

Assessment Summary:

Status: (EX) Exempt **Note:** Tax amounts are estimates only. Contact the county/parish tax collector for exact amounts.

Parcel Owner Information:

Name

FIRST PENTECOSTAL CHURCH OF ALEXANDRIA

Map



Not a Legal Document

Subject to terms and conditions
www.actDataScout.com

CERTIFICATE

I, the undersigned Assessor for the Parish of Rapides, State of Louisiana, do hereby certify that I have examined the petition to annex the following described property into the Corporate Limits of the City of Alexandria, to wit:

One certain 6.896 +/- acre tract of land located in part of Lots 54 & 55 of Experiment Plantation situated in Sections 18 & 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, being more particularly described as follows:

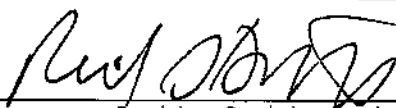
Beginning at a point on the southerly right of way line of North MacArthur Drive, said point being the northeast corner of the 0.881 acre tract of land now or formerly owned by Bit Happens, LLC and the northwest corner of the 6.896 acre tract of land now or formerly owned by the First Pentecostal Church of Alexandria, proceed North 43 degrees 41 minutes 11 seconds East a distance of 662.38 feet along southerly right of line of said North MacArthur Drive to a corner; thence South 45 degrees 19 minutes 42 seconds East a distance of 249.40 feet; thence South 57 degrees 12 minutes 31 seconds West a distance of 316.28 feet; thence South 33 degrees 47 minutes 54 seconds East a distance of 164.23 feet; thence South 33 degrees 19 minutes 42 seconds East a distance of 180.76 feet; thence South 56 degrees 46 minutes 59 seconds West a distance of 50.03 feet; thence South 56 degrees 53 minutes 31 seconds West a distance of 630.06 feet; thence North 33 degrees 04 minutes 15 seconds West a distance of 183.17 feet; thence North 57 degrees 10 minutes 12 seconds East a distance of 298.44 feet; thence North 32 degrees 57 minutes 50 seconds West a distance of 254.05 to the point of beginning, containing 6.896 acres. Said tract is shown highlighted in yellow on plat by Pan American Engineers, LLC, prepared for Commcare Corporation.

I further certify:

- (1) The total number of **RESIDENT PROPERTY OWNERS** within said area is 0.
- (2) The total number of **RESIDENT PROPERTY OWNERS** signing the petition is 0.
- (3) The total assessed valuation of the property within said area is \$ 82,700.

I further certify that there are no **RESIDENT PROPERTY OWNERS** within the above-described area to be annexed.

IN WITNESS WHEREOF, witness my hand and seal of office at Alexandria, Louisiana, on this the 1st day of, November, 2025.


Assessor, Rapides Parish, Louisiana

CERTIFICATE

I, the undersigned Registrar of Voters for Rapides Parish, Louisiana, certify that there are no REGISTERED VOTERS residing within the below-described area.

One certain 6.896 +/- acre tract of land located in part of Lots 54 & 55 of Experiment Plantation situated in Sections 18 & 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, being more particularly described as follows:

Beginning at a point on the southerly right of way line of North MacArthur Drive, said point being the northeast corner of the 0.881 acre tract of land now or formerly owned by Bit Happens, LLC and the northwest corner of the 6.896 acre tract of land now or formerly owned by the First Pentecostal Church of Alexandria, proceed North 43 degrees 41 minutes 11 seconds East a distance of 662.38 feet along southerly right of line of said North MacArthur Drive to a corner; thence South 45 degrees 19 minutes 42 seconds East a distance of 249.40 feet; thence South 57 degrees 12 minutes 31 seconds West a distance of 316.28 feet; thence South 33 degrees 47 minutes 54 seconds East a distance of 164.23 feet; thence South 33 degrees 19 minutes 42 seconds East a distance of 180.76 feet; thence South 56 degrees 46 minutes 59 seconds West a distance of 50.03 feet; thence South 56 degrees 53 minutes 31 seconds West a distance of 630.06 feet; thence North 33 degrees 04 minutes 15 seconds West a distance of 183.17 feet; thence North 57 degrees 10 minutes 12 seconds East a distance of 298.44 feet; thence North 32 degrees 57 minutes 50 seconds West a distance of 254.05 to the point of beginning, containing 6.896 acres. Said tract is shown highlighted in yellow on plat by Pan American Engineers, LLC, prepared for Commcare Corporation.

WITNESS MY HAND AND SEAL OF OFFICE at Alexandria, Louisiana, on this the 7th day of November, 2025.


Registrar of Voters
Rapides Parish, Louisiana

ORDINANCE NO. _____

AN ORDINANCE AUTHORIZING ANNEXATION OF 6.896+/- ACRES TRACT OF LAND LOCATED AT 2711 NORTH MACARTHUR DRIVE IN PART OF LOTS 54 AND 55 OF EXPERIMENT PLANTATION SITUATED IN SECTIONS 18 AND 19 OF TOWNSHIP 4 NORTH, RANGE 1 WEST, RAPIDES PARISH, LOUISIANA, DESIGNATING A C-1 (LIMITED COMMERCIAL DISTRICT) / MFO (MULTI-FAMILY OVERLAY DISTRICT ZONING CLASSIFICATION AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the annexation into the City of Alexandria (Council District One) a 6.896+/- acre tract of land located at 2711 North Macarthur described as:

One certain 6.896 +- acre tract of land located in part of Lots 54 & 55 of Experiment Plantation situated in Section 18 & 19 of Township 4 North, Range 1 West, Rapides Parish, Louisiana, being more particularly described as follows:

Beginning at a point on the southerly right of way line of North MacArthur Drive, said point being the northeast corner of the 0.881 acre tract of land now or formerly owned by Bit Happens, LLC and the northwest corner of the 6.896 acre tract of land now or formerly owned by the First Pentecostal Church of Alexandria, proceed North 43 degrees 41 minutes 11 seconds East a distance of 662.38 feet along southerly right of line of said North MacArthur Drive to a corner; thence South 45 degrees 19 minutes 42 seconds East a distance of 249.40 feet; thence South 57 degrees 12 minutes 31 seconds West a distance of 316.28 feet; thence South 33 degrees 47 minutes 54 seconds East a distance of 164.23 feet; thence South 33 degrees 19 minutes 42 seconds East a distance of 180.76 feet; thence South 56 degrees 46 minutes 54 seconds a distance of 50.03 feet; thence South 56 degrees 53 minutes 31 seconds West a distance of 630.06 feet; thence North 33 degrees 04 minutes 15

seconds West a distance of 183.17 feet; thence North 57 degrees 10 minutes 12 seconds East a distance of 298.44 feet; thence North 32 degrees 57 minutes 50 seconds West a distance of 254.05 feet to the point of beginning, containing 6.896 acres said tract shown highlighted in yellow on plat by Pan American Engineers and Thomas David dated 8-21-25 which plat is attached hereto and referred to for greater accuracy and description

SECTION II: BE IT FURTHER ORDAINED, etc., the properties above incorporated into the city shall be annexed with a Zoning Classification of C-1 (Limited Commercial District) /MFO (Multi-family overlay district).

SECTION III: BE IT FURTHER ORDAINED, etc., that this Ordinance shall become effective thirty day after final publication pursuant to R. S. 33:173 and R.S. 33:176 and otherwise as provided by the Charter of the City of Alexandria.

SECTION IV: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

THIS ORDINANCE was introduced on the 18th day of November, 2025.

NOTICE PUBLISHED on the 21st day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 24) To consider final adoption of an ordinance rezoning properties located at 3415 and 3419, Nelson Street, Alexandria, Louisiana, Parish of Rapides, from B-3 (Business District) to C-1 (Limited Commercial District) to allow for the development of fast food franchise.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **PLANNING DIV. / ZONING DEPT.**

Date: **10/14/2025**

TITLE: Ordinance to rezone properties located at 3415 and 3419 Nelson St., Alexandria in Rapides Parish LA.



EXPLANATION OF PROPOSAL:

Request is being made to rezone properties located at 3415 and 3419 Nelson Street , Alexandria la. from a B-3 (Business District) to a C-1 (Limited Commercial District) to allow for the development of a Fast Food Franchise. The Alexandria Zoning Commission met on October 13, 2025 to review the Application and unanimously voted to recommend APPROVAL of the rezoning to the City Council.

Budget:



Neutral



Within
Existing



Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information: Sufficient

☐

Insufficient

☐

Remarks:

2025 OCT 14

OCT 14 2025

2025 OCT 14



APPLICATION

City of Alexandria ZONING COMMISSION

Planning Division

625 Murray Street – 2nd. Floor, Alexandria, Louisiana 71301-8022

(318) 473-1371

www.cityofalexandrialala.com

CONTACT INFORMATION

APPLICANT(S) NAME Vincent Verjumeet / VBY Management
MAILING ADDRESS 4011 Trinity Church Rd. Pineville, La. 71360
TELEPHONE # 318-787-1110 EMAIL fbv2@aol.com
PROPERTY OWNER'S NAME Same
LETTER AUTHORIZING AGENT, if applicable _____

PROPERTY DESCRIPTION

ADDRESS OF PROPERTY 3415, 3419 Nelson St. Alex. La. 71303

LEGAL DESCRIPTION

Lot 10 MacArthur Place
Lot 11 MacArthur Place

ZONING CLASSIFICATION

PRESENT ZONING CLASSIFICATION B-3

DESIRED ZONING CLASSIFICATION C-2

REASON(S) FOR APPLICATION

Selling to a fast-food franchise that is not allowed
in a B-3 zone.

ADDITIONAL REQUIREMENTS

- ☐ \$225 FEE – money order, cash or check. (Fee is non-refundable)
- ☐ A PLAT AND THE REAL ESTATE LISTING OF SUBJECT PROPERTY
- ☐ A LIST OF PROPERTY OWNERS WITHIN 100 FT. OF SUBJECT PROPERTY
- ☐ A PLAT AND THE REAL ESTATE LISTING OF PROPERTY OWNERS WITHIN 100 FT.
- ☐ A SITE PLAN

This information may be obtained from the Rapides Parish Tax Assessors Office

SIGNATURE OF APPLICANT Vincent Verjumeet

DATE 9-4-2025

SIGNATURE OF OTHER OWNERS Debbie Verjumeet

DATE 9-4-2025

Application(s) must arrive in Planning Division office SIX WEEKS prior to regular monthly meeting which is the last Monday of each month, with the exception of May and December. Application MUST be made for each separately owned parcel of property. All meetings are held in the City Council Chambers located on 1st Floor of City Hall, 915 Third Street, Alexandria, LA. Applicant will be notified of specific meeting date. Applicant will be responsible for certified mailing and the cost to property owners within 100 ft.

168

CONVEYANCE
BOOK 2060 PAGE 922

STATE OF LOUISIANA
PARISH OF RAPIDES

ACT OF CASH SALE

BE IT KNOWN that on the date(s) hereinafter shown, before the undersigned Notary Public in and for the aforesaid Parish and State, duly commissioned and qualified in accordance with law, personally came and appeared:

JAMES W. THOMPSON, JR. (SSN: ###-##-7799), a married person dealing herein with his sole and separate property, domiciled in Rapides Parish, Louisiana, and whose present mailing address is 212 Ridgewood Blvd, Alexandria, LA 71303; hereinafter referred to as "Seller".

who declared unto me, Notary, in the presence of the undersigned competent witnesses, that for and in consideration of the price and sum of **TWO HUNDRED FIFTY FIVE THOUSAND and 00/100 DOLLARS (\$255,000.00)**, cash in hand paid, receipt of which is hereby acknowledged, SELLER hereby sells and delivers with full warranty of title and subrogation to all rights and actions in warranty he may have against former owners, all of his undivided rights, title and interest in and to the below described property, unto:

VBV MANAGEMENT, LLC (TIN: XX-XXX6983), a limited liability company domiciled in Rapides Parish, Louisiana, having its business address as 4011 Trinity Church Road, Pineville, LA 71360, represented herein by **VINCENT VERZWYVELT** and **REBECCA VERZWYVELT**, its sole and only members, pursuant to the Authorization to Act filed in the records of Rapides Parish, Louisiana; hereinafter referred to as "Purchaser".

here present, accepting and purchasing for itself, its heirs and assigns, and acknowledging possession and delivery thereof, the following described property, to-wit:

Certain pieces, parcels or tracts of land, together with all buildings and improvements thereon, and all rights, ways and privileges appertaining thereto, being, lying and situated in Rapides Parish, Louisiana, and being Lots 10, 11 and 12 of MacArthur Place, a Subdivision in the City of Alexandria, as per plat filed at Plat Book 8, page 89 of the records of Rapides Parish, Louisiana. Being the same property acquired by James W. Thompson, Jr., as his separate property via that Act of Transfer and Capital Distribution filed at COB 2003, PG 431, Instrument #1546747 of the records of Rapides Parish, Louisiana.

All parties signing this instrument have declared themselves to be of full capacity and have declared that the name, marital status, domicile and address of each is correct as set forth above.

The sale of the Property is made on an "AS IS," "WHERE IS" basis, and Purchaser expressly acknowledges that, except as to title to the Property, Seller makes no warranty or representation express or implied, or arising by operation of law, including but not limited to any warranty of condition, habitability, merchantability or fitness for a particular purpose, in respect of the Property.

Purchaser expressly waives the warranty of fitness and warranty against redhibitory vices imposed by La Civ Code Ann arts 2475, 2524 or any other applicable state or federal law. Purchaser further waives any rights it may have in redhibition or to a reduction in or restitution of purchase price and revenues and/or costs pursuant to La Civ Code Ann arts 2520 to 2548, inclusive, in connection with the purchase of the Property.

FILED & RECORDED
2017 MAY -4 PM 3:07
BY Notary Public
RAPIDES PARISH, LOUISIANA

Also conveyed herein are any and all real or personal rights that Seller has or may have related to the property, including but not limited to rights to recover damages against any party who has damaged the above described property.

Taxes for the year 2016 have been paid by the Seller and taxes for the current year of 2017 will be prorated. In accordance with Louisiana Revised Statutes Article 9:2721, as amended by Act 949 of 1999, notice is given that the Purchaser first named above is designated as the party to whom all property tax and assessment notices are to be mailed, said notices to be sent to the address shown above for said Purchaser, until further notified by Purchaser.

Certificate of mortgages as required by law are hereby waived and the parties hereto agree to hold the Notary Public herein harmless for such.

All agreements and stipulations herein and all the obligations assumed herein shall inure to the benefit of and be binding upon the heirs, successors and assigns of the respective parties, and the Purchaser. Purchaser's heirs and assigns shall have and hold the described property in full ownership forever.

Appearers recognize that, except to the extent separately certified in writing, no title examination of said property has been performed by any undersigned Notary.

THUS DONE AND SIGNED in Rapides Parish, State of Louisiana, on this 2nd day of May, 2017, in the presence of me, Notary Public, and the undersigned, competent witnesses, after due reading of whole.

WITNESSES:

Taylor J. Thompson
Print Name: Taylor J. Thompson

James W. Thompson, Jr.
JAMES W. THOMPSON, JR., Seller

John Wesley Stigall
Print Name: JOHN WESLEY STIGALL

Vincent Verzwylt
VBV MANAGEMENT, LLC, Purchaser
By: Vincent Verzwylt, duly authorized

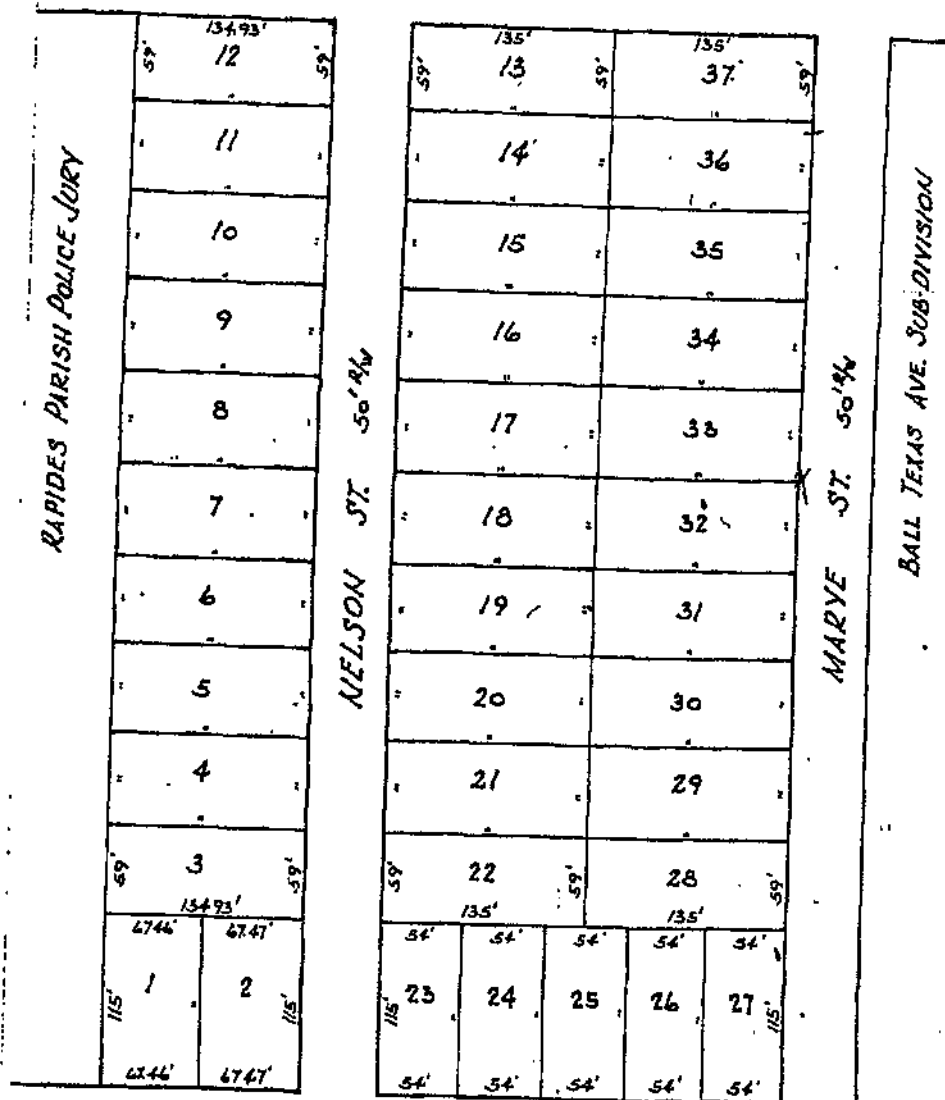
Rebecca Verzwylt
VBV MANAGEMENT, LLC, Purchaser
By: Rebecca Verzwylt, duly authorized

Marion A. French
MARION A. FRENCH
Louisiana Bar Roll No. 5854
Notary ID No. 17934
Commission expires at death

STATE OF LOUISIANA, PARISH OF RAPIDES
I HEREBY CERTIFY THAT THE ABOVE AND FOREGOING IS
A TRUE AND CORRECT COPY OF THE ORIGINAL ON FILE
AND OF RECORD IN THIS OFFICE.
IN FAITH, WHEREOF, I SET MY HAND AND SEAL OF
OFFICE, AT ALEXANDRIA, LOUISIANA, THIS 3
DAY OF May, A.D. 20 17
ROBIN L. HOOTER
BY CLERK OF COURT

MACARTHUR DRIVE - 300' R/W

1/2 Gravel Rd.



KNOW ALL MEN BY THESE PRESENTS THAT HOMEWOOD DEVELOPMENT, INC., OWNER, DOES HEREBY DEDICATE AND APPROPRIATE FOR PUBLIC USE A PORTION OF THE PUBLIC STREETS THE STREETS SHOWN ON THIS PLAT OF MACARTHUR PLACE.

A.K. Ammen
A.K. AMMEN, President
Homewood Development, Inc.

TEXAS AVE. - 100' R/W

MACARTHUR PLACE

A re-subdivision of Block 3, Ball's Texas Ave. Subdivision and a portion of the former Kent Land Co. property in the City of Alexandria, Rapides Parish, Louisiana.

SCALE 1" = 100'

DATE - Sept. 1951

Howard R. Henry
Howard R. Henry, Notary Public

Before me, the undersigned authority, on this the 4th day of October, 1951, personally came and appeared A.K. AMMEN, who declares in the presence of these subscribing, competent witnesses that he is the President of Homewood Development, Inc., that said Company is owner of the tract shown here and subscribed and executed the foregoing act of dedication for the purposes therein set forth.

George B. H.
NOTARY PUBLIC

WITNESSES:

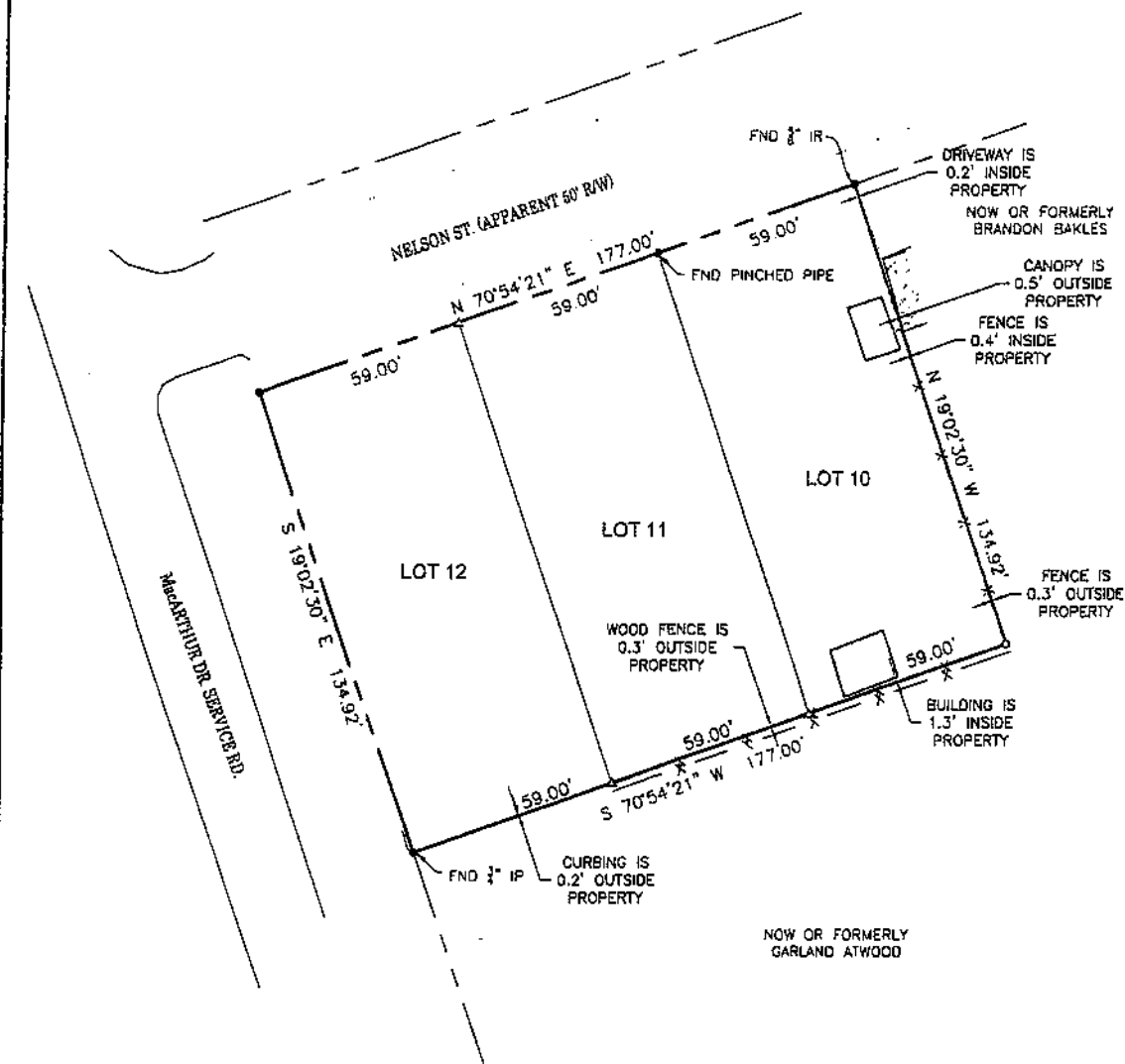
BOUNDARY SURVEY

FOR

LOTS 10,11 & 12

MacARTHUR PLACE

LOCATED IN CITY OF ALEXANDRIA,
RAPIDES PARISH, LOUISIANA



LEGEND:

- FOUND 1/2" IRON ROD (UNLESS OTHERWISE NOTED)
- △ CALCULATED CORNER
- SET 1/2" IRON ROD



REFERENCE PLAT:

FILING PLAT OF MacARTHUR PLACE BY HOWARD L. HEUREUX
DATED SEPTEMBER 1951..

BASIS OF BEARING:

NAD 83, GRID NORTH, NORTH ZONE

GENERAL NOTE:

NO ATTEMPT HAS BEEN MADE BY MONCEAUX-BULLER & ASSOCIATES, L.L.C., TO VERIFY TITLE, ACTUAL OWNERSHIPS, SERVITUDES, EASEMENTS, RIGHTS-OF-WAY OR OTHER BURDENS ON THE PROPERTY, OTHER THAN THAT FURNISHED BY THE CLIENT OR HIS REPRESENTATIVE.

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THIS DRAWING ACCURATELY REFLECTS THE FINDINGS OF SAID SURVEY, AND THAT THIS SURVEY CONFORMS TO A CLASS C SURVEY IN ACCORDANCE WITH THE STATE OF LOUISIANA MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

COLBY C. BULLER, P.E., P.L.S.
LA REG. NO. 4917

DATE

DESIGNED: CCB
DETAILED: GLB
CHECKED: CCB
CADFILE: 17-88801

Monceaux-Buller & Associates, LLC
civil engineers & land surveyors
610 Devoe Street, Alexandria, LA 71301
Tel: 318.442.9466 Fax: 318.442.9799

FOR: VICENT VERZYMVELT
AT REQUEST: JOHN STIGALL

DATE: 3/9/17
SHEET NO: 01



September 16, 2025

VBV MANAGEMENT
Vincent Verzwylt
401 Trinity Church Rd.
Pineville, La. 71360

RE: **ALEXANDRIA ZONING COMMISSION**
PROPOSED: REZONING 3415 AND 3419 NELSON ST.

Dear Property Owner,

Your Application for a REZONING for the properties located at 3415 & 3419 Nelson Street, Alexandria, Louisiana has been reviewed. The proposed action is to "Rezone" the property **FROM** a "B-3" (Business District), **TO** a "C-1" (Limited Commercial District) to allow for the development of a Fast Food Franchise.

The hearing will be heard by the Alexandria Zoning Commission at a special meeting on Monday, October 13th, 2025 at 4:00 P.M. at Council Chambers at City Hall which is located at 915 3rd Street in Alexandria, La.

The City Ordinance requires that all property owners within one hundred (100') feet of the subject property be notified prior to the hearing of the application. At the hearing, the Zoning Board will provide an opportunity for all interested parties to comment on the proposed REZONING. It will be necessary for you or your agent (lawyer, realtor, etc.) to be present to give a brief summary of your application and to address any questions the Board may have regarding your application. After comments have been heard, the Board will vote either for or against the application and will provide the City Council with its recommendations in approving or disapproving your application.

Maps identifying the property are attached for your verification. Should you be unable to attend this meeting for any reason, it is your responsibility to notify the Planning Division prior to the meeting, so that your application may be removed from the agenda for consideration. Signs will be posted on the premise in question indicating that a request has been made for a REZONING and showing thereon the date and time of the hearing.

Should you have any questions, please feel free to contact me at 318-473-1371.
Sincerely,

R. Basco

Ruth Basco
Zoning Enforcement Analyst

Enclosures

Jacques M. Roy
Mayor



City of Alexandria Planning Division
Ruth Basco, Zoning Enforcement Analyst
625 Murray St. Alexandria, LA 71301
Tel (318) 473-1371
email: ruth.basco@cityofalex.com

September 16 , 2025

VBV MANAGEMENT
Vincent Verzwuyvelt
401 Trinity Church Rd.
Pineville, La. 71360

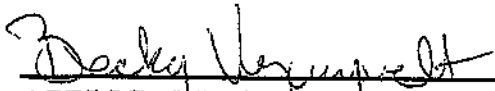
RE: ITEM # 1 OF THE ATTACHED NOTICE

Gentlemen:

In connection with the above Application to be held by the Alexandria Zoning Commission at 4:00 P.M. on **MONDAY, October 13th, 2025**, this is to certify that in accordance with Section 28:9.2.5(b).2, Notice of Property Owners, Alexandria Code of Ordinances, all property owners within a radius of one hundred feet (100') of the property, of the proposed property, were notified at least fourteen (14) days prior to the hearing of the time and location, the said application is to be heard.

The property owners notified were those as shown on the tax rolls as prepared by the Assessor's Office in Rapides Parish Courthouse, which were furnished to me by their office.

Yours truly,



APPLICANT OR AGENT

Research park means a tract or parcel of land that is occupied by uses permitted by the Land Development Code for cutting-edge research and technology to promote economic development.

Rest home: See "Nursing home."

Restaurant, fast food means an establishment where the principal business is the sale of food and nonalcoholic beverages to the customer in a ready-to-consume state and where the design or principal method of operation is that of a fast-food or drive-in restaurant offering quick food service, where orders are generally not taken at the customer's table, where food is generally served in disposable wrapping or containers, and where food and beverages may be served directly to the customer in a motor vehicle.

Restaurant, general means an establishment where the principal business is the sale of food and beverages in a ready-to-consume state and where the design or principal method of operation consists of one or more of the following, but which excludes any service to a customer in a motor vehicle: A sit-down restaurant where customers, normally provided with an individual menu, are generally served food and beverages in non-disposable containers by a restaurant employee at the same table or counter at which said items are consumed; or a cafeteria or cafeteria-type operation where foods and beverages generally are served in non-disposable containers and consumed within the restaurant; or a restaurant, which may have characteristics of a fast food restaurant, having floor area exclusively within a shopping or office center, sharing common parking facilities with other businesses within the center, and having access to a common interior pedestrian accessway.

Retirement center apartments means multifamily or group housing that includes specific design features tailored to the special needs of elderly or physically impaired residents. At a minimum, an elderly housing development provides the following convenience and safety features: doors of sufficient width to accommodate wheelchairs in all areas normally open to residents, ramps or elevators wherever steps are located in all areas normally open to residents, and structurally mounted grab bars around showers, tubs and toilets.

Right-of-way means an area or tract of ground for public use, the title to which shall rest in the public for the purpose stated in the dedication.

Rooming house: See "Special home."

Sanitary landfill means a disposal facility employing an engineered method of disposing of solid waste on land in a manner that minimizes environmental hazards by spreading the solid wastes in thin layers, providing a sand fill or approved substitute cover.

School elementary or secondary means an institution of learning, whether public or private, that conducts regular classes and or courses of study required for accreditation as an elementary or secondary school by the State of Louisiana.

School, business or trade means an establishment, for profit or not, offering regularly scheduled instruction in technical, commercial, or trade skills such as, but not limited to business, real estate, building and construction trades, electronics, computer programming and technology, automotive and aircraft mechanics and technology, and similar types of instruction.

School, college or university means an institution of higher education offering undergraduate or graduate degrees, and including such accessory uses as stadiums, dormitories and fraternity or sorority houses that are typically found on a college campus.

Use Categories	Use Types	S S S M M M F F F F F F M E A R R 1 2 3 1 2 3 P U														B B B C C C I I B O 1 2 3 1 2 D 1 2										Use Standards	
Utilities, major (See §4.6.4.K)	Telecommunications tower and facilities	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	P	P		§5.3.2		
	All other major utilities																										
COMMERCIAL USES (SEE §4.6.5)																											
Eating establishments (See §4.6.5.A)	Restaurants, fast food														P												
	Restaurants, general														P												
Entertainment, indoor (See §4.6.5.B)	Bars or nightclubs														P												
	Sexually-oriented businesses																									§5.4.13	
	All other indoor entertainment																										
Entertainment, outdoor (See §4.6.5.B)	Arenas, auditoriums and stadiums																										
	All other outdoor entertainment																										
	Banks																										
Offices (See §4.6.5.C)	Broadcasting studios																										
	Offices, business or professional																										
	Offices, medical																										
	Schools, business or trade	SE																									
Overnight accommodations (See §4.6.5.D)	Historical guesthouses																										
	Hotels or motels																										
Parking, commercial (See §4.6.5.E)	Parking, commercial																										
	Alcoholic beverage sales																										
Retail sales and service, sales- oriented (See §4.6.5.F)	Clothing stores																										
	Bait store or sales																										
	Convenience stores																										
	Concession stands																										
	Department stores																										
	Drug stores																										
	Farmers' markets																										
	Manufactured home sales																										
	Portable buildings and sheds																										
	Specialty shops																										
	Stables, commercial	P																									

C
ity of Alexandria, Louisiana

RETURN TO TABLE OF CONTENTS

Adopted September 9,

4-9

Land Development Code
2015 |

FRANCIS INVESTMENT
LLC
ROBERT
MICHAEL

ACHBOUND
LLC

BRIGGS
MONA ANN
WILLIAMS

HUNTER
TYRONE ET AL

CATHEY JOHN
G, ETAL

SUMBLER
HESTER T. &

ANTOON
PROPERTIES 1
LLC

ANTOON
PROPERTIES 1
LLC

ANTOON
PROPERTIES 1
LLC

ANTOON
PROPERTIES 1
LLC

ANTOON
PROPERTIES
LLC

JOHNSON
JERRY ET AL

JOHNSON
JERRY ET AL

BRIZZO JOSEPH
P

BARE
INVESTMENTS
LLC

BARE
INVESTMENTS
LLC

BRANCH
HERBERT J JR

WILLIAMS
TERRANCE

DOUBLE BREAK
OUT LLC

VEN
MANAGEMENT
LLC

VEN
MANAGEMENT
LLC

GR
ROTTIER
LLC

ATWOOD
GARLAND M
ETAL

KIRZNER
INVESTMENTS
LLC



2

C-2

C-2

2

MARYE

TEXAS AVE

ALL'S TEXAS AVE. SUB.

MARYE ST

MACARTHUR PLACE SUB.

NELSON ST

MATTIE O. BALL SUB.

MACAF...

DE-LIS SUB.

PROSSALINO ST.



ORDINANCE NO.

AN ORDINANCE REZONING PROPERTIES LOCATED AT 3415 AND 3419 NELSON STREET, ALEXANDRIA, LOUISIANA, PARISH OF RAPIDES, FROM B-3 (BUSINESS DISTRICT) TO C-1 (LIMITED COMMERCIAL DISTRICT) TO ALLOW FOR THE DEVELOPMENT OF FAST FOOD FRANCHISE AND OTHER MATTERS WITH RESPECT THERETO.

WHEREAS, a request is being made by Vincent Verzwylt on behalf of VBV Management to rezone properties located at 3415 and 3419 Nelson Street, Alexandria, Louisiana, Parish of Rapides, from B-3 (Business District) to C-1 (limited Commercial District) to allow for the Development of Fast Food Franchise.

WHEREAS, the Alexandria Zoning Commission met on October 13, 2025 to review the application and unanimously voted to recommend approval of the rezoning to the City Council.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the rezoning properties located at 3415 and 3419, Nelson Street, Alexandria, Louisiana, Parish of Rapides, from B-3 (Business District) to C-1 (Limited Commercial District) to allow for the development of fast food franchise described as: certain pieces, parcels or tracts of land, together with all buildings and improvements thereon, and all rights, ways and privilege appertaining thereto, being, lying and situated in Rapides Parish, Louisiana, and being Lots 10, 11 and 12 of MacArthur Place, Subdivision in the City of Alexandria, as per plat filed at Plat Book 8, page 89 of the records of Rapides Parish, Louisiana, being the same property acquired by James W. Thompson, Jr., as his separate property via that Act of Transfer and Capital Distribution filed at COB 2003, PG 431, Instrument #1546747 of the records of Rapides Parish, Louisiana.

SECTION II: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such

invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

THIS ORDINANCE was introduced on the 21st day of October, 2025.

NOTICE PUBLISHED three times on the 24th, 31st day of October and the 7th day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the ____ day of ____ 2025 and final publication was made in the Alexandria Town Talk on the ____ day of ____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

- 25) To consider final adoption of an ordinance rezoning property located at 700 Belleau Wood Blvd. Alexandria, Louisiana, Parish of Rapides from C-2 (General Commercial District) to SF-3 (Single Family High Density) to allow for the development of thirteen (13) duplexes.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: **PLANNING DIV. / ZONING DEPT.**

Date: **10/14/2025**

**TITLE: Ordinance to rezone a property located at 700 Belleau Wood Blvd., Alexandria
in Rapides Parish LA.**



EXPLANATION OF PROPOSAL:

Request is being made to rezone a property located at Belleau Wood Blvd. , Alexandria la. from a C-2 General Commercial District) to a SF-3 (Single Family High Density) to allow for the development of 13 Duplexes at the site. The Alexandria Zoning Commission met on October 13, 2025 to review the Application and unanimously voted to recommend APPROVAL of the rezoning to the City Council.

Budget:



Neutral



Within
Existing



Requires
Amendment

Account Number:

Expense Amount:

Account Line Item:

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information: Sufficient

☐

Insufficient

☐

Remarks:

RECEIVED

OCT 14 2025

CITY CLERK



APPLICATION

City of Alexandria ZONING COMMISSION

Planning Division

625 Murray Street – 2nd. Floor, Alexandria, Louisiana 71301-8022

(318) 473-1371

www.cityofalexandrialala.com

CONTACT INFORMATION

APPLICANT(S) NAME Ainsworth Investments, LLC
MAILING ADDRESS 64 Wilmore Rd. Bogalusa, LA 71401
TELEPHONE # 318-201-6403 EMAIL David@ainsworth.com
PROPERTY OWNER'S NAME David Ainsworth
LETTER AUTHORIZING AGENT, if applicable _____

PROPERTY DESCRIPTION

ADDRESS OF PROPERTY 100 Callean Wood Blvd
LEGAL DESCRIPTION 6.37 Acres - Being PT. of Soudthrift Plantation in SEC. 9, T3N R1W & T4N SEC. 47, T4N R2W

ZONING CLASSIFICATION

PRESENT ZONING CLASSIFICATION C-2
DESIRED ZONING CLASSIFICATION SF-3

REASON(S) FOR APPLICATION

For development of 13 Townhomes

ADDITIONAL REQUIREMENTS

- ☐ \$225 FEE – money order, cash or check. (Fee is non-refundable)
- ☐ A PLAT AND THE REAL ESTATE LISTING OF SUBJECT PROPERTY
- ☐ A LIST OF PROPERTY OWNERS WITHIN 100 FT. OF SUBJECT PROPERTY
- ☐ A PLAT AND THE REAL ESTATE LISTING OF PROPERTY OWNERS WITHIN 100 FT.
- ☐ A SITE PLAN

This information may be obtained from the Rapides Parish Tax Assessors Office

SIGNATURE OF APPLICANT David Ainsworth DATE 9/1/25
SIGNATURE OF OTHER OWNERS _____ DATE _____

Application(s) must arrive in Planning Division office SIX WEEKS prior to regular monthly meeting which is the last Monday of each month, with the exception of May and December. Application MUST be made for each separately owned parcel of property. All meetings are held in the City Council Chambers located on 1st Floor of City Hall, 915 Third Street, Alexandria, LA. Applicant will be notified of specific meeting date. Applicant will be responsible for certified mailing and the cost to property owners within 100 ft.

147

1740057

ACT OF CASH SALE

STATE OF LOUISIANA
PARISH OF RAPIDES

BE IT KNOWN, that on the date(s) hereinafter shown, before the undersigned Notary Public in and for the aforesaid Parish and State, duly commissioned and qualified in accordance with law, personally came and appeared:

STEVEN CONRAD WEIL (SSN: xxx-xx-1638), a competent person(s) of the full age of majority, resident(s) of the County of Harris, State of Texas, who declared he is married to Debbie Young, herein dealing with his own separate and paraphernal property, and whose mailing address is 7203 Avenue B, Bellaire, Texas 77401;

RONALD MILLER WEIL (SSN: xxx-xx-1639), a competent person(s) of the full age of majority, resident(s) of the County of Harris, State of Texas, who declared he is married to Lenora Heath, herein dealing with his own separate and paraphernal property, and whose mailing address is 5202 Briar Drive, Houston, TX 77056;

AND

LAUREN WEIL FRIEDMAN (SSN: xxx-xx-9350), a competent person(s) of the full age of majority, resident(s) of the County of Harris, State of Texas, who declared she is married to and residing with Jeffrey David Friedman, herein dealing with her own separate and paraphernal property, and whose mailing address is 809 Kuhlman Street, Houston, TX 77024;

hereinafter jointly referred to as "VENDOR";

who declared unto me, Notary, in the presence of the undersigned competent witnesses, that for and in consideration of the price and sum of **TWO HUNDRED NINETY-THREE THOUSAND AND 00/100 (\$293,000.00) DOLLARS**, receipt of which is hereby acknowledged, VENDOR hereby sells and delivers with full warranty of title, subject to the express limitations contained herein, and subrogation to all rights and actions of warranty he/she/they may have, all of his/her/their undivided interest, unto:

AINSWORTH INVESTMENTS, LIMITED LIABILITY COMPANY (TIN xx-xxx4003) a Louisiana limited liability company whose articles of organization were filed with the Louisiana Secretary of State on January 10, 2008, having a permanent mailing address of 64 Wilmore Road, Boyce, LA 71409, appearing herein through and represented by Davin Ainsworth, its Manager, Member, pursuant to that Authorization to Act filed in COB 1797, page 724, records of Rapides Parish, Louisiana; hereinafter referred to as "VENDEE";

here present, accepting and purchasing for herself/himself/themselves, their heirs, successors, and assigns, and acknowledging possession and delivery thereof, the following described Property, to-wit:

A certain 6.397 Acre tract of land together with all rights, ways, improvements, and appurtenances thereon, said tract situated in Sections 47 Township 4 North Range 1 West and Section 9 Township 3 North 1 West, City of Alexandria, RAPIDES Parish, Louisiana, being more particularly described as follows:

Commencing at a found 1/2 inch iron rod (LAT:31°16'17.7754" LON:92°29'12.6116" NAD83) being the western corner of Lot 28 of Clermont Subdivision; thence S 16°42'11" W a distance of 37.52 feet to a found 1/2 inch iron rod; thence N 73°55'19" W a distance of 259.91 feet to a found 1/2 inch iron rod, said point being the POINT OF BEGINNING; thence S 16°37'12" W a distance of 34.90 feet to a found 1/2 inch iron rod; thence S 16°39'19" W a distance of 386.87 feet to a found 1/2 inch iron rod; thence N 73°47'52" W a distance of 105.73 feet to a found 3/4 inch iron pinched pipe; thence N 73°30'17" W a distance of 87.34 feet to a found 1/2 inch iron rod; thence N 73°34'57" W a distance of 513.68 feet to a found 1/2 inch iron rod; thence N 28°22'25" E a distance of 428.53 feet to a found 1/2 inch iron rod; thence S 72°29'34" E a distance of 34.81 feet to a found 1/2 inch iron rod; thence S 73°55'19" E a distance of 584.92 back to the POINT OF BEGINNING, said tract containing 6.397 Acres. All is more fully shown on certificate of survey by Matthew E. Phillips dated May 29, 2024. A copy of which is attached hereto and made a part hereof.

Vendee and Vendor recognize that, except to the extent separately certified in writing, no title examination of said Property has been performed by any undersigned Notary Public.

In the event of any discrepancies between the written description set forth above and the Certificate of Survey referred to therein, the Certificate of Survey will control without the necessity for an act of correction.

All parties signing this instrument have declared themselves to be of full capacity and have declared that the name, marital status if applicable, domicile and address of each is correct as set forth above.

Taxes for the year 2023 were paid by Vendor and taxes for the current year of 2024 have been pro-rated and will be assumed by Vendee. In accordance with Louisiana Revised Statutes Article 9:2721, as amended by Act 949 of 1999, notice is given that the Vendee first named above is designated as the party to whom all property tax and assessment notices are to be mailed, said notices to be sent to the address shown above for said Vendee, until further notified by Vendee.

All agreements and stipulations herein and all the obligations assumed herein shall inure to the benefit of and be binding upon the heirs, successors and assigns of the respective parties, and the Vendee, Vendees heirs and assigns shall have and hold the described Property in full ownership forever.

This sale is made subject to all buildings, restrictions, covenants, timber deeds, servitudes, easements, surface lease, mineral leases, mineral reservations, set-back requirements, restrictions, and rights-of-way of record in Rapides Parish, Louisiana.

Vendee also waives any rights Vendee may have to redhibition to a return of the purchase price or to a reduction of the purchase price paid pursuant to Louisiana Civil Code Articles 2520 to 2548, inclusive, in connection with the Property hereby conveyed to Vendee by Vendor. By Vendee's signature, Vendee expressly acknowledges all such waiver and Vendee's exercise of Vendee's right to waive warranty pursuant to Louisiana Civil Code Article 2520 to 2548, inclusive.

Vendor Reserves unto itself all of oil, gas and other mineral in and under the property, and all executive right (as defined in LSR-S 31:104, Et seq.) with respect to the land and mineral rights therein, but waives the right to use this surface for any purpose whatsoever.

Vendee acknowledges and agrees that the Property is being sold as is, where is, with all faults, and without any warranties, express or implied, including but not limited to warranties of condition, fitness for a particular purpose or habitability. Vendee acknowledges and agrees that Vendor has made no representation, warranty or guaranty, express or implied, oral or written, past, present or future, of, as to, or including: (i) the condition or state of repair of the Property, including, without limitation, any condition arising in connection with the generation, use, transportation, storage, release or disposal of hazardous substances (which includes all substances listed as such by applicable law, all pollutants or contaminants, whether harmful or not, petroleum and natural gas and their components and distillates, asbestos and naturally-occurring but harmful substances such as methane or radon) on, in, under, above, upon or in the vicinity of the Property; (ii) the quality, nature, adequacy and physical condition of the Property, including, but not limited to, the structural elements, environmental issues, appurtenances, access, landscaping, parking facilities and the electrical, mechanical, plumbing, sewage, and utility systems and facilities; (iii) the quality, nature, adequacy and physical conditions of soils and geology and the existence of ground water; (iv) the existence, quality, nature, adequacy and physical conditions of utilities serving the Property; (v) the development potential of Property, its habitability, merchantability, or the fitness, suitability or adequacy of the Property for any particular purpose; (vi) the zoning or other legal status of the Property; (vii) the Property or its operations compliance with any applicable codes, laws, regulations, statutes, ordinances, covenants, conditions, and restrictions of any governmental or quasi-governmental entity or of any other person or entity; and (viii) the condition of title and the nature, status and extent of any servitude, permit, right-of-way, or lease, right of redemption, possession, lien, encumbrance, license, reservation, covenant, condition, restriction, and any other matter affecting title. *Vendees do acknowledge that they have read the provisions of this paragraph, that the provisions have been pointed out and read to them, and they do fully understand the provisions and do acknowledge their importance.*

The provisions of the preceding paragraph do not in any way detract from the warranty of title provisions herein.

Vendee acknowledges and agrees that Vendee has been afforded the opportunity to conduct and complete, and has conducted and completed, all inspections of the Property and all component parts thereof, as deemed necessary or advisable by Vendee, and Vendee hereby accepts the Property in its existing "AS IS" and "WHERE IS" condition, and this waiver and disclaimer of express and implied warranties of fitness and the condition of the Property has been taken into consideration and is reflected in the purchase price.

DA

In accordance with Louisiana RS 37:1469, as amended, all parties to this contract or agreement are hereby notified, and all acknowledge, that there is a statewide database available to them listing those individuals required to register under Louisiana RS 15:540 (certain sex offenders) and providing their locations and other information. The telephone number of this database is 1-800-858-0551 or 1-225-925-9100 and its internet address is www.lasocpr.lsp.org.socpr or mail at P. O. Box 66614, Mail Slip #18, Baton Rouge, LA 70896.

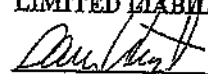
THUS, DONE AND SIGNED in the Parish of Rapides, State of Louisiana, on this 20th day of June 2024, in the presence of me, Notary Public, and the undersigned, competent witnesses, after due reading of whole.

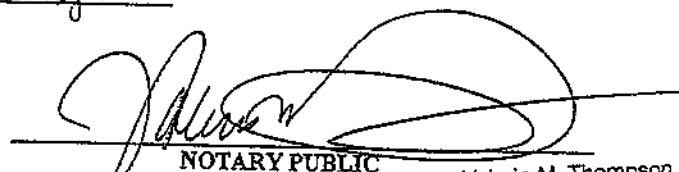
WITNESSES:


Miranda Harrison
Printed name of witness


Jenessa D Barger
Printed name of witness

AINSWORTH INVESTMENTS,
LIMITED LIABILITY COMPANY


By: Davin Ainsworth
Its: Member, Manager



NOTARY PUBLIC

My Commission expires: with life

Valerie M. Thompson
Louisiana Bar Roll No. 25160
My Commission Expires With Life

THUS, DONE AND SIGNED in the County of Harris, State of Texas, on this 17 day of June, 2024, in the presence of me, Notary Public, and the undersigned, competent witnesses, after due reading of whole.

WITNESSES:

Laura Mullins

Laura Mullins
Printed name of witness

Arnold Miller

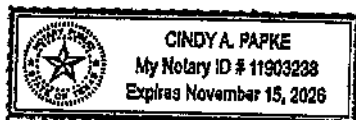
Arnold Miller
Printed name of witness

Steven Conrad Weil
STEVEN CONRAD WEIL

Ronald Miller Weil
RONALD MILLER WEIL

Lauren Weil Friedman
LAUREN WEIL FRIEDMAN

Cindy A. Papke
NOTARY PUBLIC
My Commission expires: Nov. 15, 2026





September 16, 2025

Ainsworth Investments, LLC
Davin Ainsworth
64 Wilmore Rd.
Boyce, La. 71409

RE: **ALEXANDRIA ZONING COMMISSION**
PROPOSED: REZONING BELLEAU WOOD BLVD.

Dear Property Owner,

Your Application for a REZONING for the property located at Belleau Wood Blvd. Alexandria, Louisiana has been reviewed. The proposed action is to "Rezone" the property **FROM** a C-2 (General Commercial District) **TO** a SF-3 (Single Family High Density District) to allow for the development of (13) Townhomes at the site .

The hearing will be heard by the Alexandria Zoning Commission at a special meeting on Monday, October 13th, 2025 at 4:00 P.M. at Council Chambers at City Hall which is located at 915 3rd Street in Alexandria, La.

The City Ordinance requires that all property owners within one hundred (100') feet of the subject property be notified prior to the hearing of the application. At the hearing, the Zoning Board will provide an opportunity for all interested parties to comment on the proposed REZONING. It will be necessary for you or your agent (lawyer, realtor, etc.) to be present to give a brief summary of your application and to address any questions the Board may have regarding your application. After comments have been heard, the Board will vote either for or against the application and will provide the City Council with its recommendations in approving or disapproving your application.

Maps identifying the property are attached for your verification. Should you be unable to attend this meeting for any reason, it is your responsibility to notify the Planning Division prior to the meeting, so that your application may be removed from the agenda for consideration. Signs will be posted on the premise in question indicating that a request has been made for a REZONING and showing thereon the date and time of the hearing.

Should you have any questions, please feel free to contact me at 318-473-1371.

Sincerely,

Ruth Basco
Zoning Enforcement Analyst

Enclosures

Jacques M. Roy
Mayor



City of Alexandria Planning Division
Ruth Basco, Zoning Enforcement Analyst
625 Murray St · Alexandria, LA 71301
Tel (318) 473-1371
email: ruth.basco@cityofalex.com

September 16 , 2025

Ainsworth Investments
Davin Ainsworth
64 Wilmore Rd.
Boyce, La. 71409

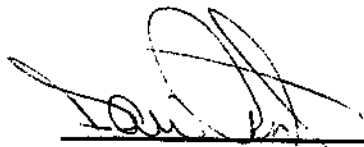
RE: ITEM # 2 OF THE ATTACHED NOTICE

Gentlemen:

In connection with the above Application to be held by the Alexandria Zoning Commission at 4:00 P.M. on MONDAY, October 13th, 2025, this is to certify that in accordance with Section 28:9.2.5(b).2, Notice of Property Owners, Alexandria Code of Ordinances, all property owners within a radius of one hundred feet (100') of the property, of the proposed property, were notified at least fourteen (14) days prior to the hearing of the time and location, the said application is to be heard.

The property owners notified were those as shown on the tax rolls as prepared by the Assessor's Office in Rapides Parish Courthouse, which were furnished to me by their office.

Yours truly,



APPLICANT OR AGENT

364 BELLEAU WOOD

#814
300 BLD.

Burger King

LA
FOLESTAR
ALEXANDRIA LUG
(JACKSON)
5.468 AC.

AINSWORTH AC.

3
TAN-RIW
TAN-RIW

PLAZA 1

Bourgeois Living Trust

DALE W
WILLIAMS

michelle
James

JOHN R. CRANFORD
O.G.A.C.

Ballina Investments Inc

Nazem
Jibbar

MAUREEN

DOVERY
RCLE.

① KARENS
11
GAUTHIER

CHRISTOPHER
12
BORDELOU
132.97
ELEANOR

18 Daniel

COURCIC
-ENTE

STREET

JACKSON ST. EXT.

§4.3. Purpose Statements

§4.3.1. Residential districts

A. Estate residential district

The ER, Estate residential district is intended to implement the Estate Residential Land Use Classification of the THINKAlex Plan. The ER district is used to designate areas that are best suited for large lot residential uses. Net densities in these areas should be limited to one unit per three acres maximum.

B. Single family residential districts

The single family residential districts are intended to implement the Single Family Residential Land Use Classification of the THINKAlex Plan. The single family residential districts designate areas of low to moderately low density development. Intended for site-built single family residential construction with a maximum net density of eight units per acre. Minimum allowable densities in these areas should be restricted to one unit per acre. Typically, this development is in well-organized subdivisions and is often in conjunction with schools. There are four types of single family residential districts.

1. AG, Agricultural/residential district
2. SF-1, Single-family (low density) district
3. SF-2, Single-family (moderate density) district
4. SF-3, Single-family (high density) district

C. Multifamily residential districts

The multifamily residential districts are intended to implement the Multifamily Residential Land Use Classification of the THINKAlex Plan. The single family residential districts designate areas of moderate to high density residential development. Intended for site-built multifamily residential construction with a maximum density of 49 units per acre. Minimum allowable densities in these areas should be restricted to 2 units per acre. Typical development can include duplex dwellings, townhouses, and multifamily.

1. MF-1, Multifamily (low density) district
2. MF-2, Multifamily (moderate density) district
- MF-3, Multifamily (high density) district

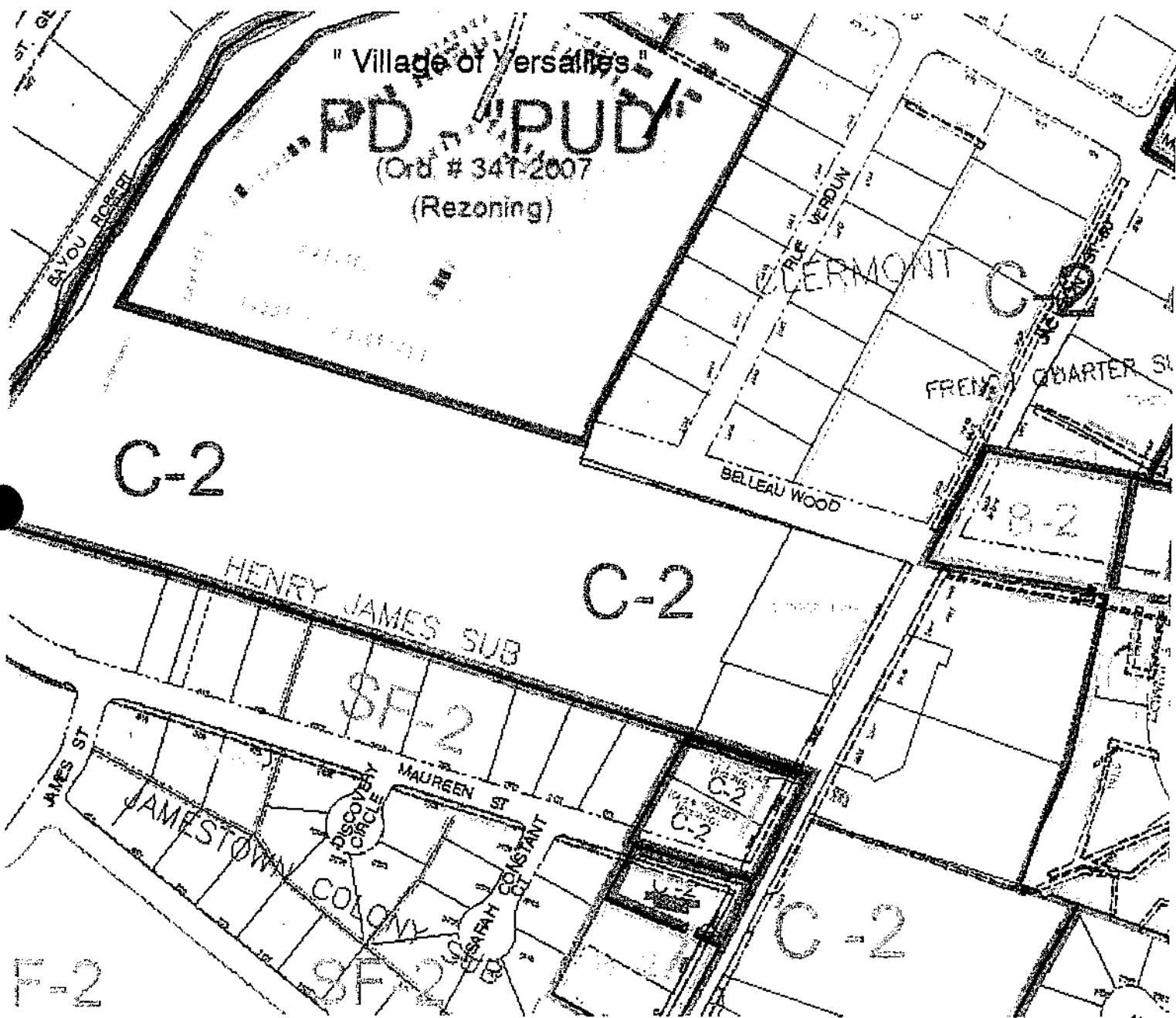
D. Mixed use district

The MU, Mixed Use Residential district is intended to implement the Mixed Use Residential Land Use Classification of the THINKAlex Plan. The MU district designates areas of high density residential development combined with office and or/retail. This type of development is often multi-story and uses are often segregated vertically. They are generally intended for areas of transition between high intensity retail and residential areas, and to provide opportunities for more creative and diverse neighborhoods.

§4.3.2. Nonresidential districts

A. O, Office District

The O, Office District is intended to accommodate low intensity office and compatible uses and to serve as a transition between residential uses and more intensive business or commercial uses.



"Village of Versailles"

PD "PUD"

(Ord # 341-2007)

(Rezoning)

C-2

C-2

C-2

8-2

SF-2

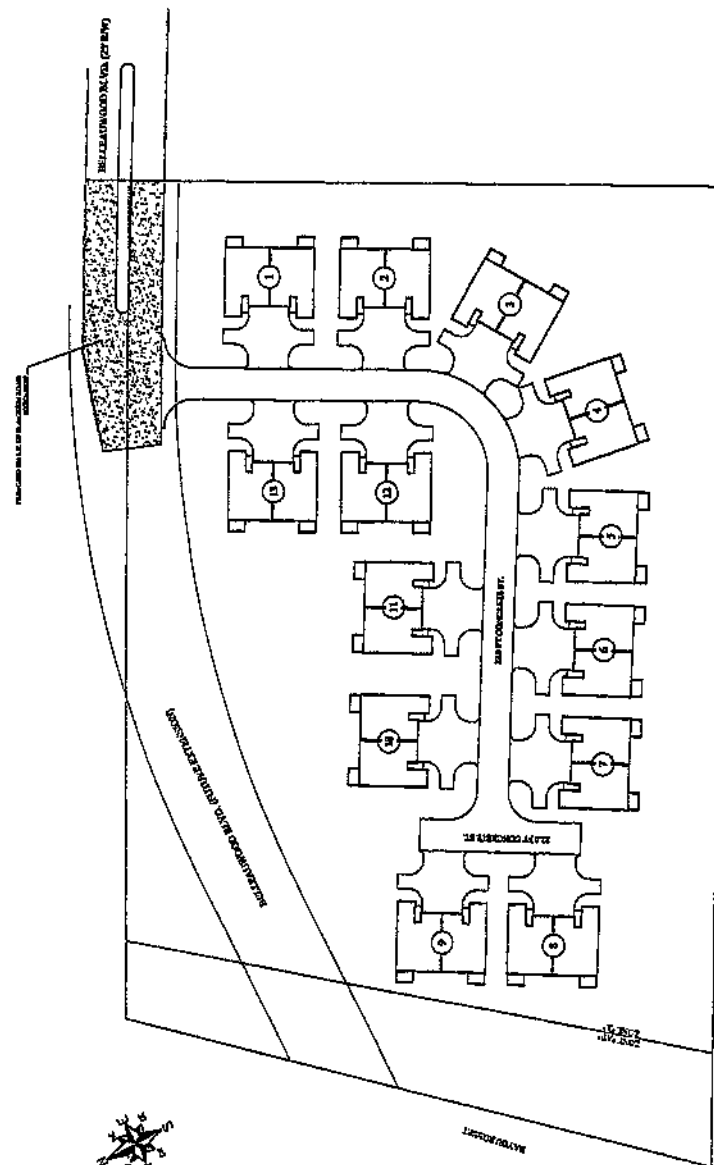
C-2

C-2

C-2

F-2

SF-2



PROPOSED DUPLEX LAYOUT
SCALE: 1"=40'

NOTE:

THIS IS NOT A BOUNDARY SURVEY. ALL LOT
INFORMATION SHOWN HEREIN IS PRELIMINARY.
THE PROPERTY BOUNDARY IS BASED ON A
SURVEY BY W. AARON WOODS DATED
SEPTEMBER 27, 2022

NOTICE

REQUEST FOR A CHANGE
IN ZONING ON THIS
PROPERTY IS TO BE

HEARD BY THE
ALEXANDRIA ZONING
COMMISSION IN THE CITY
COUNCIL CHAMBERS AT
CITY HALL AT 10350 S.W.
AT 4:00 PM ON THE LAST
MONDAY OF THIS MONTH
PHONE 474-1170

October
13th
MEETING

ORDINANCE NO.

AN ORDINANCE REZONING PROPERTY LOCATED AT 700 BELLEAU WOOD BLVD. ALEXANDRIA, LOUISIANA, PARISH OF RAPIDES FROM C-2 (GENERAL COMMERCIAL DISTRICT) TO SF-3 (SINGLE FAMILY HIGH DENSITY) TO ALLOW FOR THE DEVELOPMENT OF THIRTEEN (13) DUPLEXES AND OTHER MATTERS WITH RESPECT THERETO.

WHEREAS, a request is being made by Davin Ainsworth on behalf of Ainsworth Investments, LLC., to rezone properties located at 700 Belleau Wood Blvd., Alexandria, Louisiana, Parish of Rapides, from C-2 (General Commercial District) to SF-3 (Single Family High Density) to allow for the development of thirteen (13) duplexes.

WHEREAS, the Alexandria Zoning Commission met on October 13, 2025 to review the application and unanimously voted to recommend approval of the rezoning to the City Council.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes rezoning property located at 700 Belleau Wood Blvd., Alexandria, Louisiana, Parish of Rapides from C-2 (General Commercial District) to SF-High Density) to allow for the development of thirteen (13) duplexes.

SECTION II: BE IT FURTHER ORDAINED, etc., a certain 6.397 acre tract of land together with all rights, ways, improvements, and appurtenances thereon, said tract situated in Sections 47 Township 4 North Range, 1 West and Section 9 Township 3 North 1 West, City of Alexandria, Rapides Parish, Louisiana.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

THIS ORDINANCE was introduced on the 21st day of October, 2025.

NOTICE PUBLISHED three times on the 24th, 31st day of October and the 7th day of November, 2025.

THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

YEAS:

NAYS:

ABSENT:

AND THE ORDINANCE was declared adopted on this the _____ day of _____ 2025 and final publication was made in the Alexandria Town Talk on the _____ day of _____, 2025.

CITY CLERK

PRESIDENT

MAYOR'S APPROVAL/VETO

J. RESOLUTION - PUBLIC HEARING- COMMUNITY DEVELOPMENT

26) To continue a public hearing and to consider adoption of a resolution taking action on structures located at:

2717 Overton Street

35 Tennessee

RESOLUTION NO. 0710-2025

RESOLUTION TO CONSIDER CONDEMNATION OF TWENTY-FIVE (25) STRUCTURES.

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby condemns the following structures.

124 N. 16th Street: Swanson Enterprise, Bryce Evans
Kolor Blind Properties, Lionel Washington
Lacula Washington.

126 N. 16th Street: Swanson Enterprise, Bryce Evans
Kolor Blind Properties, Lionel Washington
Lacula Washington.

99 Bertie Street: Lynda Lewis, PHH Mortgage Corporation.

1212 Broadway Ave: Marion G. Peterson, Vanessa Baptiste
Alice Hammond.

36 Chester Street: Cherilyn Ann Dean Morris, Korliss R. Foster,
Grady M. Dean, Felix G. Dean, Carlton M. Dean,
Pamela D. Hudson, Curtis A. Dean.

124 Chester Street: Larwood Properties, Kylie Larwood, Jerry Larwood,
Abigail Land Holdings, LLC, Rantan Properties,
Randy Michiels.

1410 Fenner Street: Melecia A. Scott.

2415 Hynson Street: Jose N. Garrido, Martin Johnson,
Red River Ques II, Cedric Williams, Ronnie Brooks,
Bay 1 Properties, Benjiman Bayone.

2416 Hynson Street: Jamane M. County

1527 Kelly Street: Kenneth Singleton, James Singleton,
Madeline White McCurry.

67 Louisiana Ave.: Eula T. Reynolds, Tina T. Smith.

89 & 91 Louisiana Ave.: Lionel D. Washington, Calvin Alston

1906 & 1908 Main Street: Freezer Fillers, LLC, Gary Moreau,
Laura Ann Medica, Mary Cataldie, Catherine
Giordano, Angela Tassin, Sam Cataldie,
Tootsie LLC, Camille Giordano.

1208 Maryland: Brock Peterman, EH Pooled 610 LP,
Deutsche Bank National.

44 Prospect: William R. Silver

1424 Shirland Street: Bobby R. Blake, Christopher Blake, Estate
of John H. Villemarette.

1518 Shirland Street: Leotina Dauzat, Chad Luneau,
Felicia Dauzat.

1615 Shirland Street: Ellis & Rhoad, LLC, Susan R. Ellis,

John Rhoad, Jerney Rhoad, Diane R. Woodard Stekx, Stacy R. Roy, John W. Munsterman, Elizabeth DeVanie, G Squared, LLC., Glenn Younger.

1009 South Street:

Jules Brydels, Tina L. Miller, Elizabeth A. Brydels.

2715 Third Street:

Rosa Williams

3710 Third Street:

Alice Hammond, Robert Hammond

2227 Webster Street:

Mary Ann Pantallion, Eric Pantallion, Raymond Pantallion, Velma Marie Pantallion.

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the failure of the property to meet requirements of the laws and ordinances, the public hearing held on October 21, 2025, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and

shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S. 33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

BE IT FURTHER RESOLVED, etc., the Administration hereby recommends that the following structure (s) be removed from the condemnation list, the owner made the required repairs to the structure (s); and the structure(s) has been inspected and determine to meet all City of Alexandria Property Standards Code.

74 Chester Street: D McManus Properties, LLC, Douglas McManus, Lewis Chapel Pentecostal Church.

30 DAY EXTENSION

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the extension of thirty (30) days for the owners, agent, or other representatives of the owners to provide evidence to the Community Development Department that the structure(s) listed below will be renovated/repared and to be brought up to the City of Alexandria Property Standards Code.

BE IF FURTHER RESOLVED, etc. that the following structures are as follows:

2717 Overton Street: Alex A. Brown, David Archinard,
Geraldine Brown (30 days extension)

35 Tennessee:

Rapides Habitat for Humanity, Connie R. Cooper, Kevin Brough, Terence Cooper, Jeanie Dendy, Detra, Gaulden, Monique Rauls, Angela Lavalais, Toni Martin.

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, will reconvened the public hearing on December 2, 2025 to determine whether the owner, agent, or other representatives of the owners will be allowed to renovate/repair the structure(s) or the following structure(s) should be condemned and demolished or removed in accordance with the Louisiana Revised Statute 33:4763 et seq.

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the failure of the property to meet requirements of the laws and ordinances, the public hearing held on December 2, 2025, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S.

33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

PASSED AND ADOPTED at Alexandria, Louisiana, this 21st day of October, 2025.

/s/ Donna P. Jones, MMC
City Clerk

RESOLUTION NO.

RESOLUTION TO CONSIDER ADOPTION OF A RESOLUTION TAKING ACTION ON STRUCTURES LOCATED AT 2717 OVERTON STREET AND 35 TENNESSEE.

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby condemns the following structures.

2717 OVERTON STREET – Alex A. Brown
David Archinard
Geraldine Brown

35 TENNESSEE – Rapides Habitat for Humanity
Connie R. Cooper
Kevin Brough
Terence Cooper
Jeanie Dendy
Dentra Gaulden
Monique Rauls
Angela Lavalais
Toni Martin

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the

failure of the property to meet requirements of the laws and ordinances, the public hearing held on _____, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S. 33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

BE IT FURTHER RESOLVED, etc., the Administration hereby recommends that the following structure (s) be removed from the condemnation list, the owner made the required repairs to the structure (s); and the structure(s) has been inspected and determine to meet all City of Alexandria Property Standards Code.

30 DAY EXTENSION

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the extension of thirty (30) days for the owners, agent, or other representatives of the owners to provide evidence to the Community Development Department that the structure(s) listed below will be renovated/repared and to be brought up to the City of Alexandria Property Standards Code.

BE IF FURTHER RESOLVED, etc. that the following structures are as follows:

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, will reconvened the public hearing on _____ 2025 to determine whether the owner, agent, or other representatives of the owners will be allowed to renovate/repair the structure(s) or the following structure(s) should be condemned and

demolished or removed in accordance with the Louisiana Revised Statute 33:4763 et seq.

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the failure of the property to meet requirements of the laws and ordinances, the public hearing held on _____, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S. 33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

PASSED AND ADOPTED at Alexandria, Louisiana, this _____ day of _____, 2025.

/s/ Donna P. Jones, MMC
City Clerk

**K. RESOLUTION – PUBLIC HEARING- COMMUNITY
DEVELOPMENT**

- 27)** To hold a public hearing and to consider condemnation of twenty-five (25) structures.



AGENDA ITEM FACT SHEET

*This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and current.*

Division/Department: Planning / Community Development

Date: September 25, 2025

Title:

Resolution setting a public hearing to be held on December 02, 2025
to consider condemnation of (25) structures within the City

Explanation of Proposal:

Additional Information Attached ☒

Introduce on October 07, 2025 for authorization to set a Public Hearing on December 02, 2025 for the condemnation of (25) blighted and abandoned structures throughout the City for the imminent threat to public health, safety and welfare of its surroundings. All structures have been inspected and ranked in order of severity of danger to its neighbors. All property owners have been sent notices of code violations and given the opportunity to correct or repair, however, have failed to take action.

Budget:

☐

Neutral

☒

Within
Existing

☐

Requires
Amendment

Account Number: 101-054701

Expense Amount:

Account Line Item: 531201

Remaining Amount:

Authorization:

1. Mayor

2. Chief Operating Officer

3. City Attorney

4. Finance Director

5. Division Director

6. Department Head

7. Purchasing Agent

Council Staff

Form

☐

Review:

Content

☐

Information: Sufficient

☐

Insufficient

☐

Remarks:

Exhibit A: List of (25) structures
Exhibit B: Pictures of structures
Exhibit C: List of deficiencies

SEP 25 2025

SEP 25 2025

Memorandum

To: Melynda Gremillion, Assistant Planning Director
From: Shirley Branham, Community Development Administrator
Date: September 25, 2025
Attachments: 164 pages
Re: Agenda Fact Sheet for a Resolution to Set a Condemnation Public Hearing

CmDv is requesting to be on the City Council agenda for **October 07, 2025** to authorize a Resolution to SET the Condemnation PUBLIC HEARINGS dates for:

- Actual Condemnation Public Hearing will be held on **December 02, 2025** Council agenda

Once the Public Hearing date is set, we need the Resolution # to send owners proper notice of the date and time of the hearing, in the event they wish to appear and oppose. We also have to advertise the public hearing date in the Town Talk within the prescribed notice time. Some of the owners will need Absentee Attorney representation too.

The address list with Owners names and pictures of the property conditions are attached.

Please get appropriate signatures and submit to the City Clerk so it will be on the next City Council agenda. If you have any questions, let me know.

Thanks.

ORDINANCE NO. 133-2020

AN ORDINANCE ADOPTING COMMUNITY DEVELOPMENT PROGRAM POLICY GUIDELINES FOR CODE ENFORCEMENT AND DEMOLITION PROGRAM POLICY FOR HUD FUNDED PROGRAM AND OTHER MATTERS WITH RESPECT THERETO.

SECTION I: BE IT ORDAINED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the adoption of Community Development Program Policy Guidelines for Code Enforcement and Demolition Program Policy for HUD Funded Program.

SECTION II: BE IT FURTHER ORDAINED, etc., that this ordinance shall become effective upon signature by the Mayor; or, if not signed or vetoed by the Mayor, upon expiration of the time for ordinances to become law without signature by the Mayor.

SECTION III: BE IT FURTHER ORDAINED, etc., that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items, or applications of this ordinance which can be given effect without the invalid provisions, items, or applications, and to this end the provisions of this ordinance or hereby declared severable.

SECTION IV: BE IT FURTHER ORDAINED, etc., that all ordinances or parts of ordinances in conflict herewith are hereby repealed.

THIS ORDINANCE was introduced on the 18th day of August, 2020.

NOTICE PUBLISHED on the 21st of August, 2020.

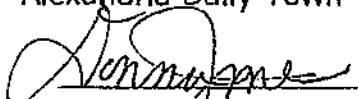
THIS ORDINANCE having been submitted in writing, introduced and published, was then submitted to a final vote as a whole, the vote thereon being as follows:

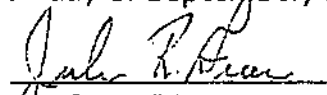
YEAS: Fuller, Green, Larvadain, Villard, Fowler, Porter, Silver

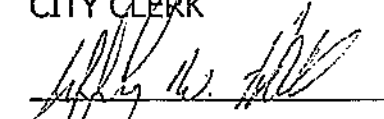
NAYS: None

ABSENT: None

AND THE ORDINANCE was declared adopted on this the 1st day of September, 2020 and final publication was made in the Alexandria Daily Town Talk on the 4th day of September, 2020.


CITY CLERK


PRESIDENT


MAYOR'S
APPROVAL/VETO

DELIVERED SEP 02 2020
RECEIVED SEP 02 2020

**Public Hearing for Condemnation
Community Development
December 02, 2025**

Exhibit A

Key	Address	Property Owner	AA Needed
1. CD-14714	121 16th St.	Matt's Janitorial Services, Inc., Curtistenn Matthews	N
2. CD-14887	3513 Baldwin Ave.	Allison L. Holmes, Rachel R. Holmes	Y
3. CD-13221	427 Bennett St.	Jocelyn Jacob, Christina Belvin, Katherine Young, Latrice B. Harris, Rhonda K. Wright, Karen R. Martin	Y
4. CD-15242	2314 Carr St.	Kayla M. Cannon, Delores Robertson Bowler	Y
5. CD-14711	23 Chester St.	Michael Harris, Sabine State Bank & Trust, Suddal Properties, Shondrika Collins	Y
6. CD-15366	4014 Clark St.	Bobby Dean & Hazel Slocum, Bobby D. Slocum, Shellie R. Slocum, Cheryl Ann Crooks, Brenda Helms	Y
7. CD-14845	1807 Day St. A & B	Devon Jones, TCB Fund, Matthew Ritchie, D McManus Properties, LLC Douglas McManus, Leroy David Seaux	Y
8. 11713	2321 Detroit St.	Laura G. McCullins, Lessie Justice	Y
9. CD-14696	205 & 207 Douglas St.	Larwood Properties, LLC, Jerry Larwood, Kylie Larwood, Rantan Properties, LLC, Randy L. Michels	Y
10. CD-15706	1308 Elliot St.	Croom Properties, LLC, David Croom, Alicia Croom	Y
11. CD-15134	2741-2743 Houston St.	John James, Francis G. Distefano	Y
12. CD-14635	2419 Hynson St.	Jamane County	Y
13. CS-12016	2603 Hynson St.	Rigoberto G. Melendez, German Elvir Ordonez	Y
14. CD-12742	3916 Jefferson St.	Emile L. Lambert, Lillas T. Lambert, Advanta National Bank, ATTN: Document Control, India T. Benson Holloway, Jeanette M. Nolette	Y
15. CD-14837	3105 Laurel St.	Mohammad Nabil Abouharib, Bakies Properties, LLC, Brandon Bakies, Clarence LarCarte, Damian Jarrell Thomas, London Kiesha Elie Thomas	Y
16. CD-15660	3304 Laurel & 60 Texas Ave.	David Davenport, Rodney Davenport, Susan E. Ware, Amanda Johnston, Roxanne D. Davenport	Y
17. CD-14698	716 Lincoln Dr.	Annie B. Barnes, Johnette Nash	Y
18. CD-13391	1316 Madison St.	Chaney L. Small, Chase Bank-Property Preservation Group, Loretta A. Collins	Y
19. 11037	1517 Magnolia St.	Jmack Investments, LLC Carlyn Innerarity Barron, Kenneth P. Rodenbeck, Jerry	Y

**Public Hearing for Condemnation
Community Development
December 02, 2025**

Exhibit A

20. CD-12576	1705 McEnery Ave.	Eleanor Quinney Ellis, Adair 0001, Scott Makinster, Melissa Catille	Y
21. CS-12253	2318 Orange St.	Evan R. Davidson, Robert E. Davidson	Y
22. CD-15772	1309 Shirland Ave.	Lessie Mae Johnson	Y
23. CD-14730	1702 Shirland Ave.	Ke'Yanna Brown, Maggie Lee Turner	Y
24. CD-15164	1625 Vance St.	Matt's Janitorial Services, Inc., Curtistenn Matthews	N
25. CD-13493	2118 Webster St.	Croom Properties, LLC, David Croom, Alicia Croom, Mark C. Lee	Y

Community Development Department

Properties for consideration of condemnation and demolition:

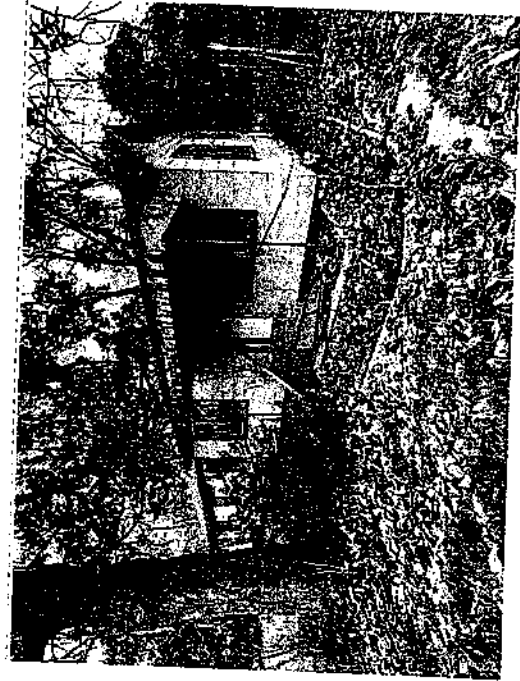
EXHIBIT B



Address: 121 16th St.
MPN #: CD-14714



Date Original Complaint was filed: 09/08/23



Address: 3513 Baldwin Ave.
MPN #: CD-14887



Date Original Complaint was filed: 02/07/24

Community Development Department

Properties for consideration of condemnation and demolition:

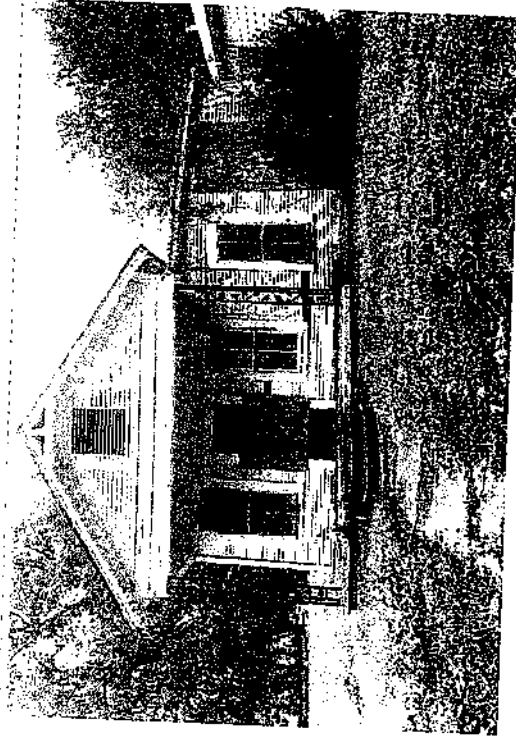
EXHIBIT B



Address: 427 Bennett St.
MPN #: CD-13221



Date Original Complaint was filed: 07/16/18



Address: 2314 Carr St.
MPN #: CD-15242

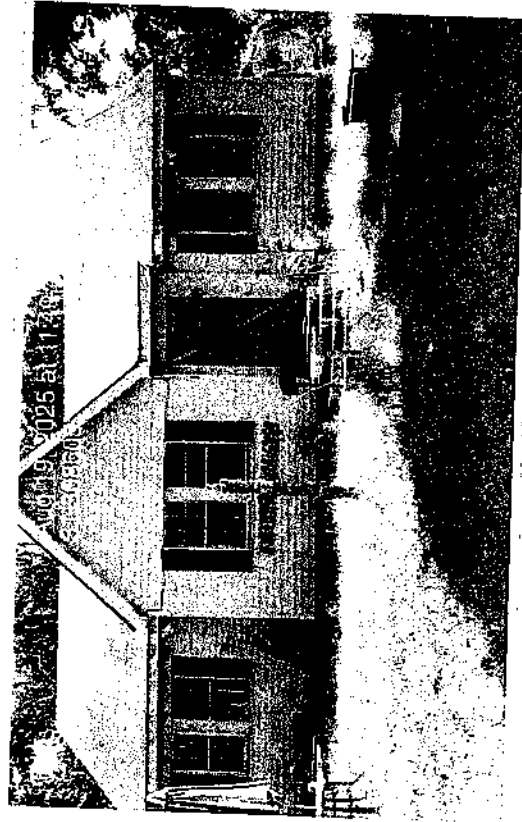


Date Original Complaint was filed: 09/05/24

Community Development Department

Properties for consideration of condemnation and demolition:

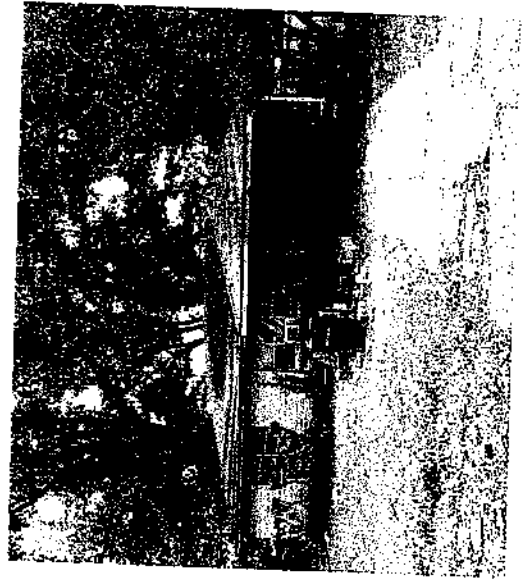
EXHIBIT B



Address: 23 Chester St.
MPN #: CD-14711



Date Original Complaint was filed: 08/20/25



Address: 4014 Clark St.
MPN #: CD-15366

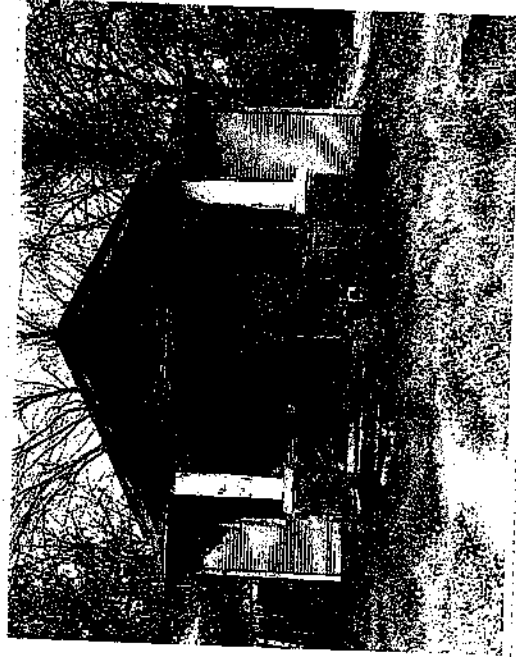


Date Original Complaint was filed: 09/13/24

Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



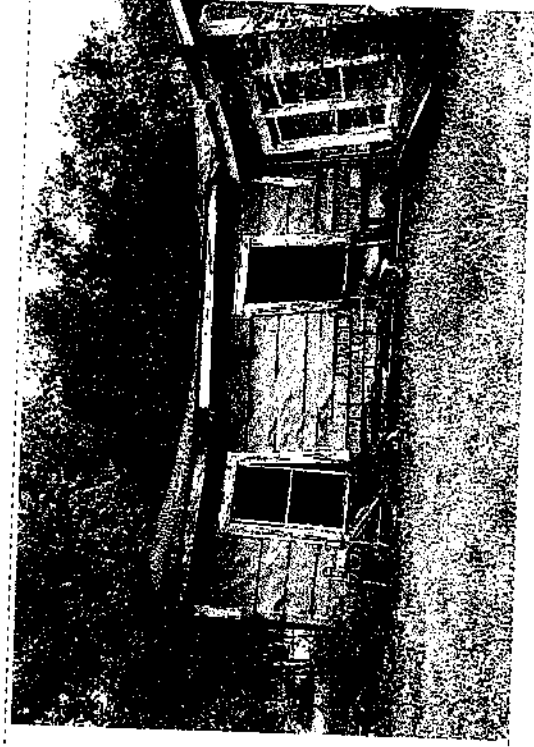
Address: 1807 Day St. A & B
MPN #: CD-14845



Date Original Complaint was filed: 01/22/24



Address: 2321 Detroit St.
MPN #: 11713



Date Original Complaint was filed: 07/17/25

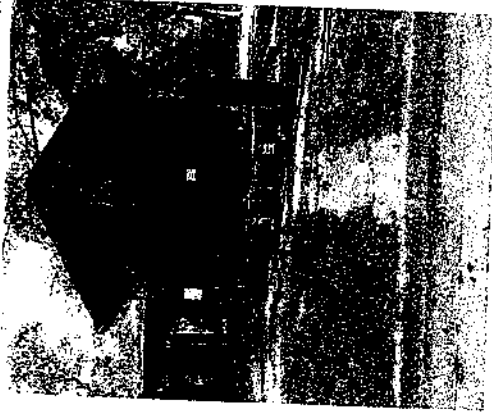
Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



Address: 205 & 207 Douglas St.
MPN #: CD-14696



Date Original Complaint was filed: 06/15/23



Address: 1308 Elliot St.
MPN #: CD-15706



Date Original Complaint was filed: 06/12/25

Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



Address: 2741-2743 Houston St.
MPN #: CD-15134



Date Original Complaint was filed: 05/28/24



Address: 2419 Hynson St.
MPN #: CD-14635



Date Original Complaint was filed: 04/17/23

Community Development Department

Properties for consideration of condemnation and demolition:

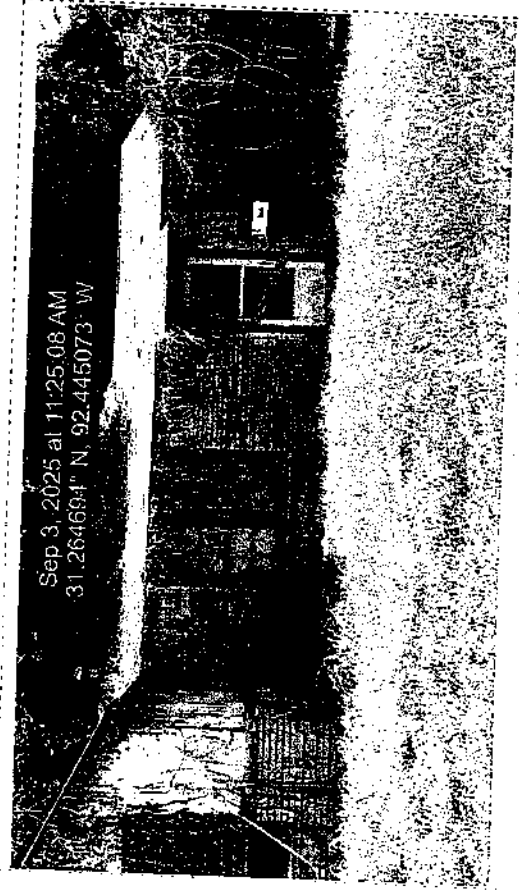
EXHIBIT B



Address: 2603 Hynson St.
MPN #: CS-12016



Date Original Complaint was filed: 06/16/14



Address: 3916 Jefferson St
MPN #: CD-12742

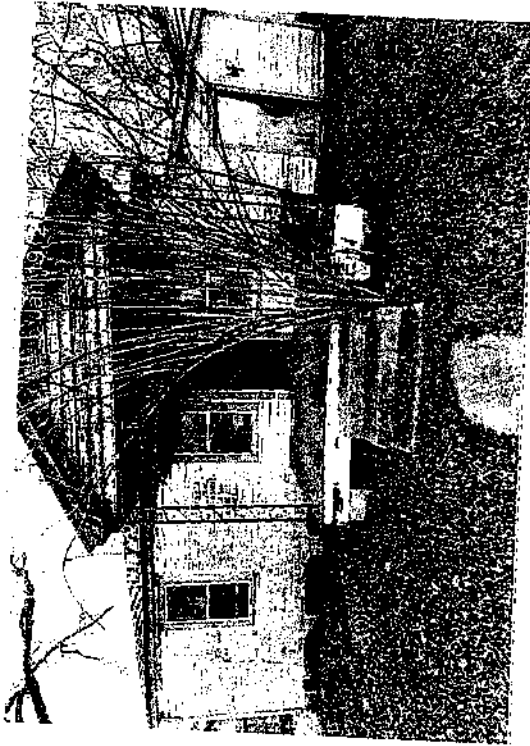


Date Original Complaint was filed: 04/04/16

Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



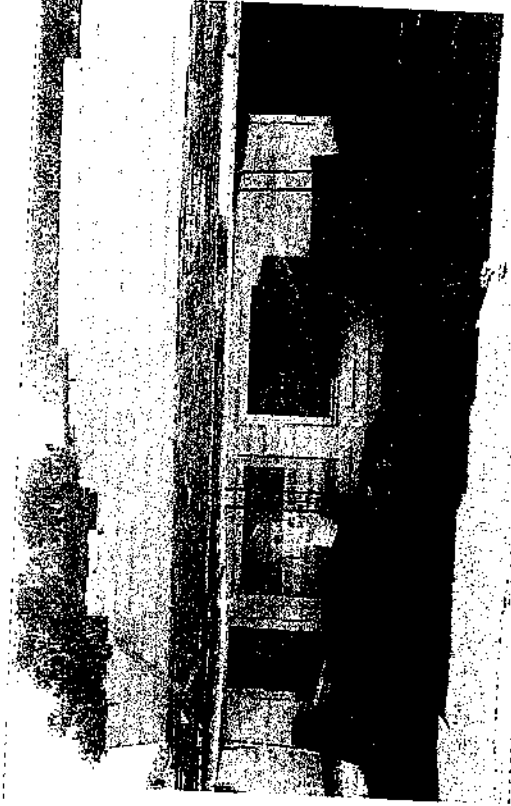
Address: 3105 Laurel St.
MPN #: CD-14837



Date Original Complaint was filed: 01/23/25



Address: 3304 Laurel & 60 Texas Ave.
MPN #: CD-15660



Date Original Complaint was filed: 04/10/25

Community Development Department

Properties for consideration of condemnation and demolition:

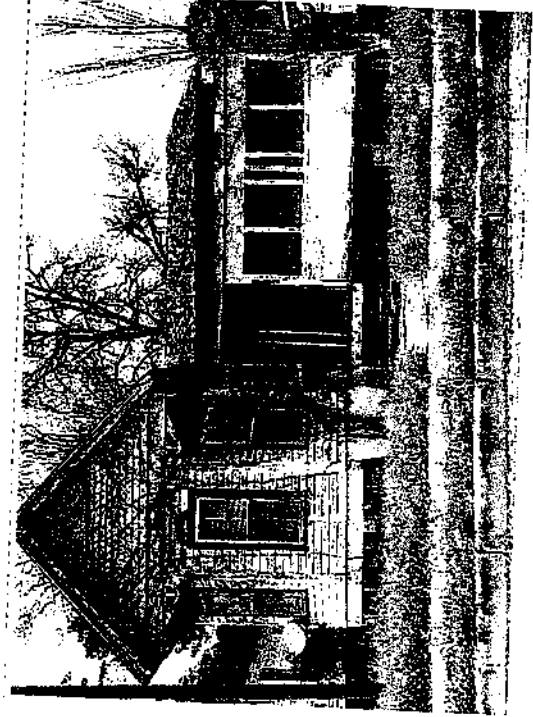
EXHIBIT B



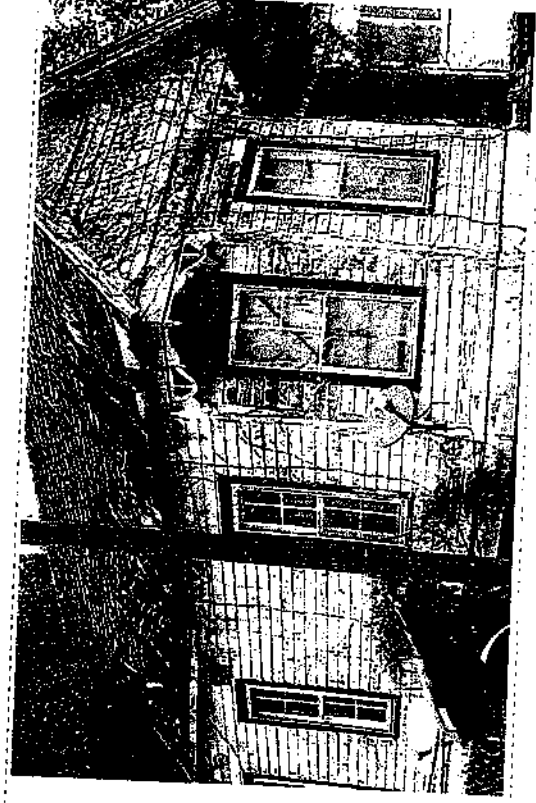
Address: 716 Lincoln Dr.
MPN #: CD-14698



Date Original Complaint was filed: 06/10/23



Address: 1316 Madison St.
MPN #: CD-13391

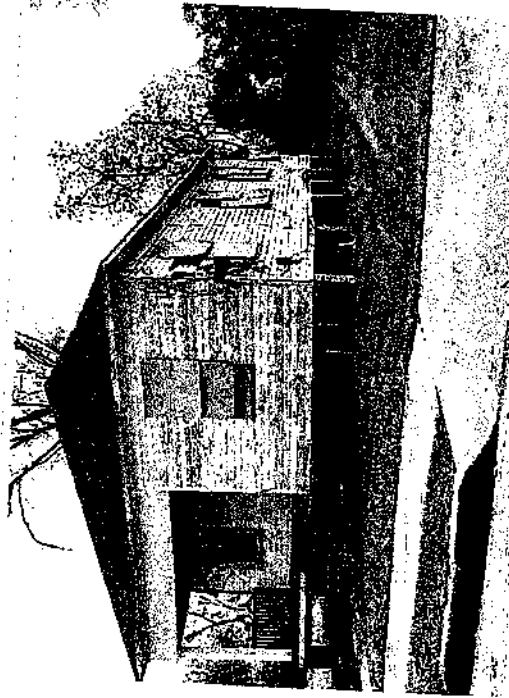


Date Original Complaint was filed: 06/24/19

Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



Address: 1517 Magnolia St.
MPN #: 11037



Date Original Complaint was filed: 09/12/23



Address: 1705 McEnery Ave.
MPN #: CD-12576



Date Original Complaint was filed: 09/16/14

Community Development Department

Properties for consideration of condemnation and demolition:

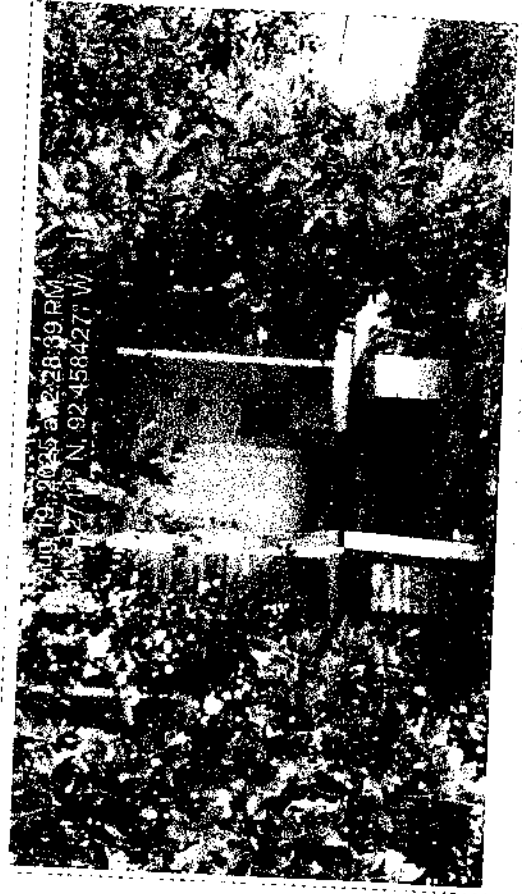
EXHIBIT B



Address: 2318 Orange St.
MPN #: CS-12253



Date Original Complaint was filed: 05/08/13



Address: 1309 Shirland Ave.
MPN #: CD-15772

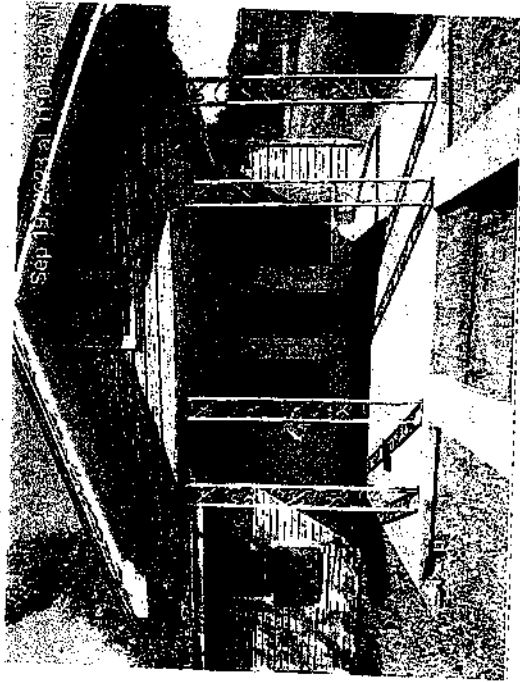


Date Original Complaint was filed: 09/11/25

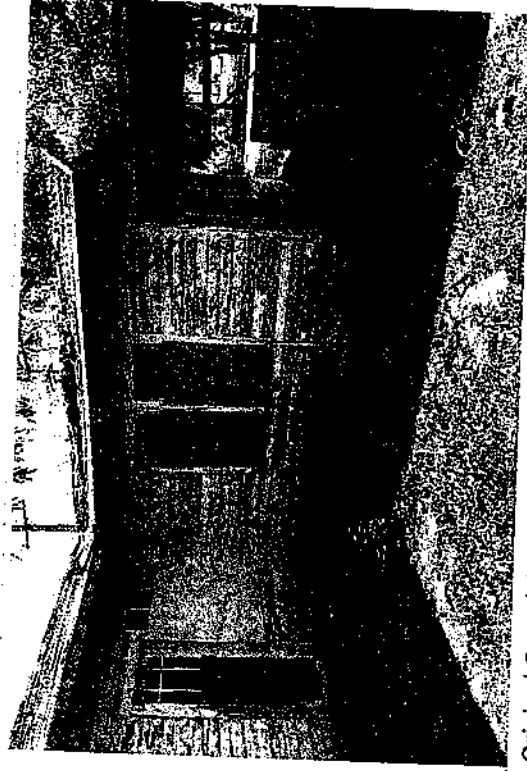
Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



Address: 1702 Shirland Ave.
MPN #: CD-14730



Date Original Complaint was filed: 09/19/23



Address: 1625 Vance St.
MPN #: CD-15164



Date Original Complaint was filed: 06/24/24

Community Development Department

Properties for consideration of condemnation and demolition:

EXHIBIT B



Address: 2118 Webster St.
MPN #: CD-13493



Date Original Complaint was filed: 4/17/20

Address:
MPN #:

Date Original Complaint was filed:

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS:

121 16th St. Alexandria, LA 71301 CD-14714

OWNER NAME & ADDRESS:

MATT'S JANITORIAL SERVICE, INC.
Curtisteen Matthews 113 SUNRIDGE ROAD
Alexandria, LA 71302

ADDITIONAL OWNERS:

N/A

TYPE OF STRUCTURE:

Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.

- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS:

3513 Baldwin Ave. Alexandria, LA 71301 CD-14887

OWNER NAME & ADDRESS:

Allison L. Holmes 3416 Baldwin Ave.
Alexandria, LA 71302

ADDITIONAL OWNERS:

N/A

TYPE OF STRUCTURE:

Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.

SECTION 305 - INTERIOR STRUCTURE

- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 427 BENNETT STREET Alexandria, LA 71302 CD-13221

OWNER NAME & ADDRESS: Jocelyn Jacob 347 Greenacres Blvd.
Bossier, LA 71111

ADDITIONAL OWNERS: Katherine Young 347 Greenacres Blvd
Bossier City, LA 71111

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

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- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.11 Chimneys and towers** - All chimneys, cooling towers, smoke stacks, and similar appurtenances shall be maintained structurally safe and sound, and in good repair. All exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment.
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- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
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- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS:

2314 CARR STREET Alexandria, LA 71302 CD-15242

OWNER NAME & ADDRESS:

Kayla M. Cannon 5327 Rosemary Dr.
Alexandria, LA 71303

ADDITIONAL OWNERS:

N/A

TYPE OF STRUCTURE:

Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.

X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.

X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.

X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.

- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.

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- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
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Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 23 Chester St. Alexandria, LA 71301 CD-14711

OWNER NAME & ADDRESS: Michael Harris 221 16th St.
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Garage

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
 - X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
 - X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
 - X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
 - X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
 - X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
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SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.

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- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE: _____
PROPERTY ADDRESS: 4014 Clark St. Alexandria, LA 71301 CD-15366
OWNER NAME & ADDRESS: Bobby Dean & Hazel M. Slocum 4014 Clark St.
Alexandria, LA 71301
ADDITIONAL OWNERS: N/A
TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

SECTION 604 - ELECTRICAL FACILITIES & 605 ELECTRICAL EQUIPMENT

- X **604.2 Service Electrical** - The size and usage of appliances and equipment shall serve as a basis for determining the need for additional facilities in accordance with the ICC Electrical Code. Dwelling units shall be served by a three-wire 120/240 volt, single phase electrical service having a rating of not less than 100 amperes.
- X **604.3 Electrical system hazards** - Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient receptacle and lighting outlets, improper wiring or installation, deterioration or damage or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard. This includes electrical equipment exposed to water and/or fire.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1807 DAY STREET Unit: A Alexandria, LA 71301 and 1807 DAY STREET Unit: B Alexandria, LA 71301 CD-14845

OWNER NAME & ADDRESS: Devon Jones 1927 Kelly St.
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.

- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.

SECTION 305 - INTERIOR STRUCTURE

- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE: _____
PROPERTY ADDRESS: 2321 Detroit Street Alexandria, LA 71301 11713
OWNER NAME & ADDRESS: Laura G. McCullins 2321 Detroit St.
Alexandria, LA 71301
ADDITIONAL OWNERS: Lessie Justice 12601 Belville Ln.
Apt. 1301
Burleson, TX 76028
TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.

- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.

- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

SECTION 402 - LIGHT

- X **402.2 Common Halls and Stairways Light** - Every common hall and stairway in residential occupancies, other than in one- and two- family dwellings, shall be lighted at all times with at least a 60-watt standard incandescent light bulb for each 200 square feet of floor area or equivalent illumination, provided that the spacing between lights shall not be greater than 30 feet. In other than residential occupancies, means of illumination at all times the building space served by the means of egress is occupied with a minimum of 1 footcandle (11 lux) at floors, landings and treads.
- X **402.1 Habitable Spaces Light** - Every habitable space shall have at least one window of approved size facing directly to the outdoors. The minimum total glazed area for every habitable space shall be 8 percent of the floor area of such room. Wherever walls or other portions of a structure face a window of any room and such obstructions are located less than 3 feet (914mm) from the window and extend to a level above that of the ceiling of the room such window shall not be deemed to face directly to the outdoors nor to a court and shall not be included as contributing to the required minimum total window area for the room.
- X **402.3 Other Spaces Light** - All other spaces shall be provided with natural or artificial light sufficient to permit the maintenance of sanitary conditions, and the safe occupancy of the space and utilization of the appliances, equipment and fixtures.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 205-207 DOUGLAS STREET Alexandria, LA 71302 CD-14696

OWNER NAME & ADDRESS: Larwood Properties, LLC
Jerry & Kylie R. Larwood 165 Fred Ln
Bunkie, LA 71322

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.

- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.

SECTION 305 - INTERIOR STRUCTURE

- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1308 Elliott St. Alexandria, LA 71301 CD-15706

OWNER NAME & ADDRESS: Croom Properties, LLC
David & Alicia Croom 6405 Genevieve Dr.
Alexandria, LA 71301

ADDITIONAL OWNERS: Alicia Croom 821 Terra Ave.
Alexandria, LA 71303

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
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- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
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- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
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- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 2741-2743 Houston St. Alexandria, LA 71301 CD-15134

OWNER NAME & ADDRESS: John Ellis James C/O Arvetta James
2015 Shirley Park PL
Alexnadria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.
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- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.

- X **304.11 Chimneys and towers** - All chimneys, cooling towers, smoke stacks, and similar appurtenances shall be maintained structurally safe and sound, and in good repair. All exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 2419 Hynson St Alexandria, LA 71301 CD-14635

OWNER NAME & ADDRESS: Jamane County 2467 HWY 71
MONTGOMERY, LA 71454

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.

- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.

- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS:

2603 HYNSON STREET Alexandria, LA 71301 CS-12016

OWNER NAME & ADDRESS:

Rigoberto G. Melendez P.O. Box 8638
Alexandria, LA 71306

ADDITIONAL OWNERS:

N/A

TYPE OF STRUCTURE:

Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.

X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.

X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.

X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
 - X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
 - X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
 - X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
 - X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
 - X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
 - X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
 - X **702 & 702.4 Means of Egress & Emergency Escape Openings** - Required emergency escape openings shall be maintained in accordance with the code in effect at the time of construction, and the following. Required emergency escape and rescue openings shall be operational from the inside of the room without the use of keys or tools. Bars, grilles, grates or similar devices are permitted to be placed over emergency escape and rescue openings provided the minimum net clear opening size complies with the code that was in effect at the time of construction and such devices shall be releasable or removable from the inside without the use of a key, tool or force greater than that which is required from normal operation of the escape and rescue opening.
 - X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
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- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 3916 JEFFERSON STREET Alexandria, LA 71302 CD-12742

OWNER NAME & ADDRESS: Emile L Lambert 3916 Jefferson St
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an Itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **702 & 702.4 Means of Egress & Emergency Escape Openings** - Required emergency escape openings shall be maintained in accordance with the code in effect at the time of construction, and the following. Required emergency escape and rescue openings shall be operational from the inside of the room without the use of keys or tools. Bars, grilles, grates or similar devices are permitted to be placed over emergency escape and rescue openings provided the minimum net clear opening size complies with the code that was in effect at the time of construction and such devices shall be releasable or removable from the inside without the use of a key, tool or force greater than that which is required from normal operation of the escape and rescue opening.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

SECTION 403 - VENTILATION

- X **403.5 Clothes Dryer Exhaust Ventilation** - Clothes dryer exhaust systems shall be independent of all other systems and shall be exhausted in accordance with the manufacturer's instructions.
- X **403.2 Bathrooms and Toilet Rooms Ventilation** - Every bathroom and toilet room shall comply with the ventilation requirements for habitable spaces as required by Section 403.1, except that a window shall not be required in such spaces equipped with a mechanical ventilation system. Air exhausted by a mechanical ventilation system from a bathroom or toilet room shall discharge to the outdoors and shall not be recirculated

SECTION 604 - ELECTRICAL FACILITIES & 605 ELECTRICAL EQUIPMENT

- X **605.2 Receptacles** - Every habitable space in a dwelling shall contain at least two separate and remote receptacle outlets. Every laundry area shall contain at least one grounded-type receptacle or a receptacle with a ground fault circuit interrupter. Every bathroom shall contain at least one receptacle. Any new bathroom receptacle outlet shall have ground fault circuit interrupter protection.

SECTION 703 - FIRE-RESISTANCE RATINGS

- X **703.2 Opening protectives** - Required opening protectives shall be maintained in an operative condition. All fire and smokestop doors shall be maintained in operable condition. Fire doors and smoke barrier doors shall not be blocked or obstructed or otherwise made inoperable.

SECTION 704 - FIRE PROTECTION SYSTEMS

- X **IRC 309.5 Carbon Monoxide Alarms** - Carbon monoxide alarms shall be installed outside of sleeping areas if the house has fuel-fired appliances. Carbon monoxide alarms shall also be installed when garages are attached to the dwelling unit.

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- X **704.2 Smoke Alarms & Required Locations** - Single or multiple-station smoke alarms shall be installed and maintained in Groups R-2, R-3, R-4 and in dwellings not regulated in Group R occupancies, regardless of occupant load at all of the following locations: 1. On the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms.; 2. In each room used for sleeping purposes.; 3. In each story within a dwelling unit, but not including crawl spaces and uninhabitable attics. In dwellings or dwelling units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level. Single or multiple-station smoke alarms shall be installed in other groups in accordance with the International Fire Code.
- X **704.4 Interconnection** - Where more than one smoke alarm is required to be installed within an individual dwelling unit, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit. The alarm shall be clearly audible in all bedrooms over background noise levels with all intervening doors closed. Exceptions: 1. Interconnection is not required in buildings which are not undergoing alterations, repairs, or construction of any kind. 2) Smoke alarms in existing areas are not required to be interconnected where alterations or repairs do not result in the removal of interior wall or ceiling finishes exposing the structure, unless there is an attic, crawl space or basement available which could provide access for interconnection without the removal of interior finishes.
-

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 3105 Laurel St. Alexandria, LA 71301 CD-14837

OWNER NAME & ADDRESS: Mohammad Nabil Abouharib 2721 Georges Lane
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
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- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.

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- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 60 Texas Avenue Alexandria, LA 71301 and 3304 Laurel St , LA 71301 CD-15660

OWNER NAME & ADDRESS: David I. Davenport 3304 Laurel St.
Alexandria, LA 71301

ADDITIONAL OWNERS: Rodney Davenport 27 Morace Rd.
Deville, LA 71328

TYPE OF STRUCTURE: Commercial Retail Store

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.

- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.5 and 307.1 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. Every exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp or other walking surface which is more than 30 inches above the floor or grade below shall have guards. Handrails shall not be less than 30 inches high or more than 42 inches high measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Guards shall not be less than 30 inches height above the floor of the landing, balcony, porch, deck, or ramp or other walking surface.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE: _____

PROPERTY ADDRESS: 716 LINCOLN DRIVE Alexandria, LA 71301 CD-14698

OWNER NAME & ADDRESS: Annie B. Barnes
Annie B. Barnes 720 Lincoln Drive
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.

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- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
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- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
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- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
 - X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
 - X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
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Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1316 MADISON STREET Alexandria, LA 71301 CD-13391

OWNER NAME & ADDRESS: Chaney L. Small 1316 Madison St
Alexandria, LA 71301

ADDITIONAL OWNERS: Chase Bank
Attn: Property Preservation Group Mail Code: LA4-6911
700 Kansas Lane
Monroe, LA 71203-4774

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X 306 Component Serviceability -

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
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- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
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- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
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- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

SECTION 505 - WATER SYSTEM

- X **505.2 Water Supply and Contamination** - The water supply system shall be installed and maintained to provide a supply of water to plumbing fixtures, devices and appurtenances in sufficient volume and at pressures adequate to enable the fixtures to function properly, safely, and free from defects and leaks. The water supply shall be maintained free from contamination, and all water inlets for plumbing fixtures shall be located above the flood-level rim of the fixture. Hose bibs or faucets to which hoses are attached and left in place, shall be protected by an approved atmospheric-type vacuum breaker or an approved permanently attached hose connection vacuum breaker.
- X **505.1 Hot and Cold Water Available with Potable Drinking Water** - Every sink, lavatory, bathtub or shower, drinking fountain, water closet or other plumbing fixture shall be properly connected to either a public water system or to an approved private water system. All kitchen sinks, lavatories, laundry facilities, bathtubs and showers shall be supplied with hot or tempered and cold running water in accordance with the current adopted edition of the International Plumbing Code. There shall be a means of potable drinking water on premises.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1517 Magnolia St. Alexandria, LA 71301 11037

OWNER NAME & ADDRESS: JMACK INVESTMENTS LLC
CARLYN INNERARITY BARRON 538 DUPUY RD
PLAUCHEVILLE, LA 71362

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.

- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.

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- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
 - X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
 - X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
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Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1705 MCENERY AVENUE Alexandria, LA 71301 CD-12576

OWNER NAME & ADDRESS: Eleanor Quinney Ellis C/O Janis Ellis
2015 Orchid Ln.
Alexandria, LA 71303

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
 - X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
 - X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
 - X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
 - X **702 & 702.4 Means of Egress & Emergency Escape Openings** - Required emergency escape openings shall be maintained in accordance with the code in effect at the time of construction, and the following. Required emergency escape and rescue openings shall be operational from the inside of the room without the use of keys or tools. Bars, grilles, grates or similar devices are permitted to be placed over emergency escape and rescue openings provided the minimum net clear opening size complies with the code that was in effect at the time of construction and such devices shall be releasable or removable from the inside without the use of a key, tool or force greater than that which is required from normal operation of the escape and rescue opening.
 - X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.11 Chimneys and towers** - All chimneys, cooling towers, smoke stacks, and similar appurtenances shall be maintained structurally safe and sound, and in good repair. All exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
 - X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
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- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

SECTION 403 - VENTILATION

- X **403.5 Clothes Dryer Exhaust Ventilation** - Clothes dryer exhaust systems shall be independent of all other systems and shall be exhausted in accordance with the manufacturer's instructions.
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SECTION 502 - REQUIRED FACILITIES

- X **502.1 Minimum one tub / shower, one lavatory, one toilet & one kitchen sink** - Every dwelling unit shall contain its own bathtub or shower, lavatory, water closet and kitchen sink which shall be maintained in a sanitary, safe working condition. The lavatory shall be placed in the same room as the water closet or located in close proximity to the door leading directly into the room in which such water closet is located. A kitchen sink shall not be used as a substitute for the required lavatory.

SECTION 503 - TOILET ROOMS

- X **503.1 & 503.3 Toilet Room Privacy & Location** - Bathrooms shall provide privacy and shall not constitute the only passageway to a hall or other space, or to the exterior. A door and interior locking device shall be provided for all common or shared bathrooms in a multiple dwelling.

SECTION 504 - PLUMBING SYSTEMS AND FIXTURES

- X **504.1 & 504.2 Fixtures in functional condition and adequate clearances** - All plumbing fixtures shall be properly installed and maintained in working order, and shall be kept free from obstructions, leaks and defects and be capable of performing the function for which such plumbing fixtures are designed. All plumbing fixtures shall be maintained in a safe, sanitary and functional condition. Plumbing fixtures shall have adequate clearance for usage and cleaning.
- X **504.3 Plumbing System Hazards** - Where it is found that a plumbing system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, inadequate venting, cross connection, back-siphonage, improper installation, deterioration or damage or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard.

SECTION 604 - ELECTRICAL FACILITIES & 605 ELECTRICAL EQUIPMENT

- X **604.3 Electrical system hazards** - Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient receptacle and lighting outlets, improper wiring or installation, deterioration or damage or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard. This includes electrical equipment exposed to water and/or fire.
- X **604.1 Facilities required & 605.1 Installation Electrical Systems** - Every occupied building shall be provided with an electrical system in compliance with the requirements of this section and Section 605. All electrical equipment, wiring and appliances shall be properly installed and maintained in a safe and approved manner.
- X **604.2 Service Electrical** - The size and usage of appliances and equipment shall serve as a basis for determining the need for additional facilities in accordance with the ICC Electrical Code. Dwelling units shall be served by a three-wire 120/240 volt, single phase electrical service having a rating of not less than 100 amperes.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 2318 ORANGE STREET Alexandria, LA 71301 CS-12253

OWNER NAME & ADDRESS: EVAN R DAVIDSON P.O. Box 6074
ALEXANDRIA, LA 71315

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.

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- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
 - X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
 - X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
 - X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
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- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
 - X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
 - X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
 - X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
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- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
 - X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1309 Shirland Ave. Alexandria, LA 71301 CD-15772

OWNER NAME & ADDRESS: Lessie Mae Johnson 1309 SHIRLAND AVE
Alexandria, LA 71301

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.

- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
- X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
- X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.

- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.

SECTION 305 - INTERIOR STRUCTURE

- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.
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Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE: _____
PROPERTY ADDRESS: 1702 Shirland Ave. , LA CD-14730
OWNER NAME & ADDRESS: Ke'Yanna Brown 23319 Lone Wolf Trl.
Spring, TX 77373
ADDITIONAL OWNERS: N/A
TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
- X **302.2 Grading and Drainage** - All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.
- X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.

SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.

- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.
 - X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
 - X **304.3 Premises Identification** - Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch.
 - X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
 - X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.
 - X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
 - X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
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- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
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Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 1625 Vance St. Alexandria, LA 71301 CD-15164

OWNER NAME & ADDRESS: MATTS JANITORIAL SERVICES INC
Curtisteen Matthews 113 SUNRIDGE ROAD
Alexandria, LA 71302

ADDITIONAL OWNERS: N/A

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.6 Exhaust Vents** - Pipes, ducts, conductors, fans or blowers shall not discharge gasses, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.
 - X **302.9 Defacement of Property** - No person shall willfully or wantonly damage, mutilate or deface any exterior surface or any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.
 - X **302.1 Sanitation & 308 Rubbish & Garbage** - All exterior property and premises shall be maintained in a clean, safe and sanitary condition. All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.
 - X **302.4 Weeds** - All premises and exterior property shall be maintained free from weeds or plant growth in excess of 10 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.
 - X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
 - X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
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SECTION 304 - EXTERIOR STRUCTURE

- X **304.14 Insect Screens** - Every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch, and every screen door used for insect control shall have a self-closing device in good working condition.
- X **304.18 & 304.19 Building security - Doors, Windows & Grates** - Doors, windows or hatchways for dwelling units, room units or housekeeping units shall be provided with devices designed to provide security for the occupants and property within.
- X **304.8 Decorative Features** - All cornices, belt courses, corbels, terracotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.
- X **304.13.1 Glazing & 304.13.2, 304.18.2 Windows** - All glazing materials shall be maintained free from cracks and holes. Operable windows located in whole or in part within 6 feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking device. Every window, other than a fixed window, shall be easily openable and capable of being held in position by window hardware.
- X **304.15 Doors & Locks** - All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3. Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock designed to be readily openable from a side from which egress is to be made without the need for keys, special knowledge or effort and shall have a lock throw of not less than 1 inch. Such deadbolt locks shall be installed according to the manufacturer's specifications and maintained in good working order. For the purpose of this section, sliding bolt shall not be considered an acceptable deadbolt lock.
- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
- X **304.5 Foundation Walls** - All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.
- X **304.7 Roofs and Drainage** - The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.

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- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.
 - X **304.10 Stairways, decks, porches and balconies** - Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.
 - X **304.4 Structural Members** - All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.
 - X **304.6 Exterior Walls** - All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface coated where required to prevent deterioration.

SECTION 305 - INTERIOR STRUCTURE

- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.2 Structural members** - All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

CODE ENFORCEMENT DEFICIENCY ASSESSMENT

DATE:

PROPERTY ADDRESS: 2118 WEBSTER STREET Alexandria, LA 71301 CD-13493

OWNER NAME & ADDRESS: Croom Properties, LLC
David Croom 6405 Genevieve Drive
Alexandria, LA 71301

ADDITIONAL OWNERS: Alicia Dawn Croom 821 Terra Ave.
Alexandria, LA 71303

TYPE OF STRUCTURE: Residential Single Family House

This report provides a list of code deficiencies for the structure located at the above stated address. As the Property Owner, you have two options to be executed at your own expense: Demolition or Rehabilitation. In order to be eligible for either option, the Property Owner will need to provide an itemized cost estimate prepared by a State Licensed Contractor and provide three months of current bank statements to show that sufficient funds are readily available to pay for the work.

DEFICIENCY ASSESSMENT:

X **306 Component Serviceability -**

SECTION 302 - EXTERIOR PROPERTY AREAS

- X **302.3 Sidewalks and driveways** - All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.
- X **302.5 Rodent Harborage & 309 Pest Elimination** - The owner / occupant shall be responsible to ensure that all structures and exterior property shall be kept free from rodent harborage and infestations, on the interior or exterior. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.
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SECTION 304 - EXTERIOR STRUCTURE

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- X **304.2 Protective Treatment** - All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks, and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. This applies to soils, concrete, aluminum, masonry, steel, or wood that exhibits deterioration, deformation, cracks, fractures and damage.
- X **304.12 Handrails and guards** - Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.
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- X **304.9 Overhang extensions** - All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar treatment.

SECTION 305 - INTERIOR STRUCTURE

- X **305.3 Interior surfaces** - All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected
- X **305.6 Interior doors** - Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.
- X **305.4 Stairs and walking surfaces** - Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.
-

Inspector did not enter the structure, however, based on the current condition of the exterior, it appears that significant work will have to be performed on the interior that may include electrical, plumbing, mechanical and carpentry work by licensed Contractors.

RESOLUTION NO.

RESOLUTION TO CONSIDER CONDEMNATION OF TWENTY-FIVE (25) STRUCTURES.

BE IT RESOLVED by the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby condemns the following structures.

- | | |
|------------------------------|--|
| 121 16 th Street- | Matt's Janitorial Services, Inc.,-
Curtistenn Matthews |
| 3513 Baldwin Ave. - | Allison L. Holmes
Rachel R. Holmes |
| 427 Bennett St. | Jocelyn Jacob, Christina Belvin, Katherine Young
Latrice B. Harris, Rhonda K. Wright
Karen R. Martin |
| 2314 Carr St. | Kayla M. Cannon, Delores Robertson Bowler |
| 23 Chester St. | Michael Harris, Sabine State Bank & Trust,
Suddal Properties, Shondrika Collins |
| 4014 Clark St. | Bobby Dean & Hazel Slocum, Bobby D. Slocum,
Shellie R. Slocum, Cheryl Ann Crooks
Brenda Helms |
| 1807 Day St. A & B | Devon Jones, TCB Fund, Matthew Ritchie
D McManus Properties, LLC Douglas McManus,
Leroy David Seaux |
| 2321 Detroit St. | Laura G. McCullins, Lessie Justice, |

205 & 207 Douglas St.	Larwood Properties, LLC, Jery Larwood Kylie Larwood, Rantan Properties, LLC Randy L. Michels
1308 Elliot St	Croom Properties, LLC, David Croom, Alicia Croom
2741-2743 Houston St.	John James, Fracis G. Distefano
2419 Hynson St.	Jamane County
2603 Hynson St.	Rigoberto G. Melendez. German Elvir Ordonez
3916 Jefferson St.	Emile L. Lambert, Lillas T. Lamber Advanta National Bank, ATTN: Document Control, India T. Benson Holloway Jeanette M. Nolette
3105 Laurel St.	Mohammad Nabil Abouharib Bakies Properties, LLC, Brandon Bakies, Clarence LarCarte, Damia Jarrell Thomas, London Kiesha Elie Thomas
3304 Laurel & 60 Texas Ave.	David Davenport, Rodney Davenport, Susan E. Ware, Amanda Johnston, Roxanne D. Davenport
716 Lincoln Dr.	Annie B. Barnes, Johnette Nash
1316 Madison St	Chaney L. Small, Chase Bank Property Preservation Group, Loretta A. Collins

1517 Magnolia St.

Jmack Investments, LLC Carlyn Innerarity
Barron, Kenneth P. Rodenbeck, Jerry

1705 McEnery Ave

Eleanor Quinney Ellis, Adair 0001,
Scott Makinster, Melissa Catille

2318 Orange St.
1309 Shirland Ave

Evan R. Davidson, Robert E. Davidson
Lessie Mae Johnson

1702 Shirland Ave.

Ke'Yanna Brown, Maggie Lee Turner

1625 Vance St

Matt's Janitorial Services, Inc.,
Curtistenn Matthews

2118 Webster St.

Croom Properties, LLC, David Croom,
Alicia Croom, Mark C. Lee

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the failure of the property to meet requirements of the laws and ordinances,

the public hearing held on _____, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S. 33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

BE IT FURTHER RESOLVED, etc., the Administration hereby recommends that the following structure (s) be removed from the condemnation list, the owner made the required repairs to the structure (s); and the structure(s) has been inspected and determine to meet all City of Alexandria Property Standards Code.

30 DAY EXTENSION

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, in legal session convened, that the Council hereby authorizes the extension of thirty (30) days for the owners, agent, or other representatives of the owners to provide evidence to the Community Development Department that the structure(s) listed below will be renovated/repared and to be brought up to the City of Alexandria Property Standards Code.

BE IF FURTHER RESOLVED, etc. that the following structures are as follows:

BE IT FURTHER RESOLVED, etc., that the Council of the City of Alexandria, Louisiana, will reconvened the public hearing on

_____ 2025 to determine whether the owner, agent, or other representatives of the owners will be allowed to renovate/repair the structure(s) or the following structure(s) should be condemned and demolished or removed in accordance with the Louisiana Revised Statute 33:4763 et seq.

BE IT FURTHER RESOLVED, etc., that in the event the owners, agent, or other representatives of the owners fails to repair the structure in accordance with the terms herein, said demolition and/or removal shall be undertaken by the City of Alexandria and any excess costs will be assessed against the lot upon which the building is situated, all in accordance with the provision of Louisiana Revised Statutes 33:4765 and 4766.

ORDER OF CONDEMNATION

BE IT FURTHER RESOLVED, etc., The City Council considering the recommendations of the Community Development Officer, the notice to the property owner, agent, or other representative of the property owner, the failure of the property to meet requirements of the laws and ordinances, the public hearing held on _____, the facts justifying condemnation of the structures and improvements on the following properties and it is ordered the following properties are condemned and shall be demolished and removed by the City or its agents within Thirty(30) days of this Order or within the discretion of the City at any time thereafter.

BE IT FURTHER RESOLVED, etc., that in the Order of Condemnation is final and shall be enforceable in accordance with law and subject to R.S. 33:4763 and other laws of the State of Louisiana and the Ordinances of the City of Alexandria.

PASSED AND ADOPTED at Alexandria, Louisiana, this _____ day of _____, 2025.

/s/ Donna P. Jones, MMC
City Clerk

L. RESOLUTIONS – ELECTIONS

- 28)** To consider adoption of a resolution electing President of the Alexandria City Council.



This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and
current.

Date: November 21, 2025

To consider adoption of a resolution electing President of the Alexandria
City Council.

Explanation:

Budget:

☐

Neutral

Within
Existing

Requires
Amendment

Account Number:
Account Line Item:

Expense Amount:
Remaining Amount:

Authorization:

Cynthia Perry,
President Alexandria
City Council
Council District 3

3. Finance Director

4. Division Director

5. Department Head

6. Purchasing Agent

1. Mayor

2. City Attorney

Council Staff

Form

☐

Information: Sufficient

☐

Review:

Content

☐

Insufficient

☐

Remarks:

- 29)** To consider adoption of a resolution electing Vice-President of the Alexandria City Council.



This fact sheet is the basis for a decision by the City Council.
Please insure that the information is clear, concise and
current.

Date: November 21, 2025

To consider adoption of a resolution electing Vice President of the
Alexandria City Council.

Explanation:

Budget:

☐

Neutral

Within
Existing

Requires
Amendment

Account Number:
Account Line Item:

Expense Amount:
Remaining Amount:

Authorization:

Cynthia Perry,
President Alexandria
City Council
Council District 3

3. Finance Director

4. Division Director

5. Department Head

6. Purchasing Agent

1. Mayor

2. City Attorney

Council Staff

Form

☐

Review:

Content

☐

Information:

Sufficient

☐

Insufficient

☐

Remarks:

30) Adjourned