

JO-032-2022

304 Paul Breaux Avenue – Donation to Qualified Non-Profit

Culture Ministries – Applicant

**Adjudicated since City, 1992 - \$26,677.44
 Parish, 1992 – \$6,802.54**

Property value – \$10,000.00

**Council City Council District 1 – Pat Lewis
 Parish Council District 5 – A.B. Rubin**

ORDINANCE NO. JO-032-2022

**A JOINT ORDINANCE OF THE LAFAYETTE CITY COUNCIL AND THE
LAFAYETTE PARISH COUNCIL AUTHORIZING THE NON-WARRANTY
DONATION OF VARIOUS ADJUDICATED PROPERTIES TO CULTURE MINISTRIES
PURSUANT TO LA. R.S. 47:2205**

BE IT ORDAINED by the Lafayette City Council and the Lafayette Parish Council, that:

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-246-2015, and subsequent amendments, establishing a process by which adjudicated properties may be sold, donated, or otherwise disposed of; and

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-155-2002, authorizing a Local Services Agreement among all entities having the authority to assess and collect property taxes in parts or all of the Parish of Lafayette, which Local Services Agreement assigns to Lafayette City-Parish Consolidated Government authority to oversee the sale, donation, or disposition otherwise of adjudicated properties; and

WHEREAS, the following political subdivisions with interests in adjudicated properties in parts or all of the Parish of Lafayette having agreed to the aforementioned Local Services Agreement: the City of Lafayette, the Parish of Lafayette, the Lafayette Parish Law Enforcement District and the Sheriff of Lafayette Parish, the Lafayette Parish School Board, the Lafayette Parish Library Board, the Lafayette Centre Development District, the Lafayette Economic Development Authority, the Bayou Vermilion District, the Lafayette Parish Tax Assessment District, the Lafayette Airport Commission, and the Teche-Vermilion Fresh Water District; and

WHEREAS, pursuant to La. R.S. 47:2201 *et seq.*, LSA-Const. Art. VII, Sec. 14, and the aforementioned Local Services Agreement among all political subdivisions levying *ad valorem* taxes on immovables within the Parish of Lafayette, Lafayette City-Parish Consolidated Government may by ordinance effect the Non-Warranty Donation of any identified adjudicated property to the extent allowed by, and for the purposes allowed by, the Louisiana Constitution; and

WHEREAS, the below-named Applicant for donation of the below-described properties having submitted necessary verifying information for compliance with Louisiana statutes and the Lafayette City-Parish Consolidated Government Code of Ordinances.

NOW, THEREFORE, BE IT FURTHER ORDAINED by the Lafayette City Council and the Lafayette Parish Council, that:

SECTION 1: All of the aforescribed "Whereas" clauses are adopted as part of this ordinance.

SECTION 2: Lafayette City Council and the Lafayette Parish Council in due, regular and legal session jointly convened do hereby declare their intention to donate the below-described properties (the "Properties") to the below-named Applicant:

Applicant: Culture Ministries

Property #1

Assessment Numbers: 6019198

Physical Addresses: 160 Hollywood Drive, Lafayette, Louisiana, 70501

Legal Description:

"That certain lot of ground being known and designated as Lot 23 of Block 4 of the Alexander Addition Extension No. 1, to the City and Parish of Lafayette, State of Louisiana, United States of America, Western Hemisphere, said lot measuring 50 feet front on Hollywood Drive, Lafayette, Louisiana by a depth between parallel lines of 96 feet, and being bounded as follows: North by Hollywood Drive, South by Lot 9, said Extension, Parish, State, Country, East by Lot 24, said Extension, Parish, State, Country, and West by Lot 22, said Extension, Parish, State, Country."

Property #2

Assessment Number: 6026776

Physical Address: 304 Paul Breaux Avenue, Lafayette, Louisiana, 70501

Legal Description:

"That certain parcel of land, together with all buildings and improvements thereon and thereunto belonging, situated in the Truman Addition in the Third Ward of the Parish of Lafayette, Louisiana, and being composed of lot No. 23 and the easterly 17' front by the full depth of lot No. 22, all of block "D" of said addition; said parcel of land having a front on Paul Breaux Ave. of forty-two feet, by a depth between parallel lines of 84 feet, and being bounded south by lots Nos. 5 and a portion of 4, east by lot 24, west by the remainder of lot No. 22, all of said Block "D" and north by said Paul Breaux Ave.

Being the same property acquired by Lafayette Building Association from Joseph Dean, by act of even date herewith."

Property #3

Assessment Number: 6027185

Physical Address: 306 Paul Breaux Avenue, Lafayette, Louisiana, 70501

Legal Description:

"Those two certain lots of ground situated in the Truman Addition, a subdivision of the Parish of Lafayette, Louisiana, and according to a plat of survey of said subdivision made part of Act No. 264360 of the records of the Parish of Lafayette, Louisiana; are known and designated as Lots Numbers Twenty-Four (24) and Twenty-Five (25) of Block D of said Truman Addition. Said lots being contiguous have a total frontage of 50' on Paul Breaux Avenue by a depth in Parallel Lines of Eighty-Four feet (84'). Being the same property acquired by vendor under Act Number 373593 of the Clerk of Court's Office for the Parish of Lafayette, Louisiana."

SECTION 3: Following the Applicant's compliance with:

a) the notice and publication requirements of, and lapse of the time periods described in,

La. R.S. 47:2206(A) and (B), respectively, without the occurrence either of full redemption of the

appropriate property or the filing of any action to annul as permitted by La. R.S. 47:2286 *et seq.*; and

b) the notice requirement imposed by Ch. 72-15(c) of the Lafayette City-Parish Consolidated Government Code of Ordinances; and

c) the filing requirement imposed by Ch. 72-16(c) of the Lafayette City-Parish Consolidated Government Code of Ordinances; the Administrator (as defined in Chapter 72-12) shall upon request of the Applicant cause to be authenticated by the Lafayette Mayor-President that Non-Warranty Donation to Applicant in that form attached hereto as Exhibit A, as such may be amended to account for the occurrence of any of those circumstances causing one or more of the Properties to be stricken from Exhibit A. The Administrator, however, shall decline to cause to be authenticated the Non-Warranty Donation should those circumstances described by the Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-18(c) arise prior to such authentication.

SECTION 4: Following authentication of the Non-Warranty Donation, the Administrator shall cause Applicant to file the Non-Warranty Donation in the Lafayette Parish Clerk of Court's conveyance records, along with this ordinance, which shall be annexed to and incorporated by reference into the Non-Warranty Donation; and to comply with the filing requirements set forth at Ch. 72-16(e) of the Lafayette City-Parish Consolidated Government Code of Ordinances.

SECTION 5: After compliance with the filing requirements set forth at Ch. 72-16(e) of the Lafayette City-Parish Consolidated Government Code of Ordinances, the acquiring person(s) shall submit copies of the affidavit required by that subsection 72-16(e) to a) the Lafayette Utilities System Customer Services/Tax Collection Division and b) the Lafayette Parish Sheriff's Office Tax Collection Division.

SECTION 6: Donation of the Properties to Applicant is conditioned upon compliance with the dictates of this ordinance, including the following:

1) Applicant is not a tax debtor or owner of the Properties, nor acting for, directly or indirectly, any tax debtor or owner of any of the Properties;

2) Applicant is not an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government, nor any member of the immediate family of any of the above, nor any entity in which any of them has a substantial economic interest, will become, directly or indirectly, an acquiring person, without the affirmative consent by resolution of the Lafayette City Council and the Lafayette Parish Council;

3) Applicant shall permit re-entry and inspection of each of the Properties, at reasonable times and upon reasonable notice, by the Administrator or other agents of the Government, in order to verify compliance with any conditions imposed on the donation;

4) Applicant's compliance with the notice and filing requirements imposed by this ordinance, the Louisiana Revised Statutes or by the Lafayette City-Parish Consolidated Government Code of Ordinances;

5) Applicant's maintenance of the Properties in a clean and sanitary condition;

6) Applicant's use of the Properties for purposes consistent with Art. VII, Sec. 14(B) of the Louisiana Constitution; and

7) Applicant's adherence to those property renovation plans attached hereto as Exhibit B.

SECTION 7: Should any suspensive condition prohibited by this ordinance come to pass, or any resolatory condition required by this ordinance cease, the Administrator upon learning of such circumstance shall cause to be revoked the Non-Warranty Donation to Applicant with respect to those one or more of the Properties as to which such condition occurred or ceased, as applicable.

SECTION 8: All ordinances or resolutions, or parts thereof, in conflict herewith are hereby repealed.

SECTION 9: After first having been adopted by a majority of the authorized membership of both the Lafayette Parish Council and the Lafayette City Council, this joint ordinance shall become effective upon signature of this joint ordinance by the Lafayette Mayor-President, the elapse of ten (10) days after receipt by the Lafayette Mayor-President without signature or veto, or upon override of a veto, whichever occurs first.

* * * * *

RENOVATION PLAN

Assessment Numbers: 6026776

Physical Addresses: 304 Paul Breaux Avenue, Lafayette, LA

Applicant's plan is for the construction of a single-family unit and shall be as follows:

1. Any new construction may be subject to review and approval by the Community Development and Planning Department for neighborhood compatibility. New structures will be reviewed for neighborhood compatibility in terms of building character, setbacks and massing.
2. All construction shall be consistent with applicable zoning and building codes as required by Lafayette Consolidated Government.
3. After acquisition of the property, LCG will inspect any new rental construction every three (3) years to ensure code compliance.

DISPOSITION OF ORDINANCE NO. JO-032-2022

1. This ordinance was introduced: May 3, 2022
YEAS: Tabor, K. Naquin,
Carlson, Guilbeau, Rubin
NAYS: None
ABSENT: None
ABSTAIN: None

Final disposition by **Parish Council**:
May 17, 2022
YEAS: Tabor, K. Naquin,
Carlson, Guilbeau, Rubin
NAYS: None
ABSENT: None
ABSTAIN: None

This ordinance was introduced:
YEAS: Lewis, A. Naquin,
Hebert, Lazard
NAYS: None
ABSENT: Cook
ABSTAIN: None

Final disposition by **City Council**:
YEAS: Lewis, A. Naquin,
Hebert, Cook, Lazard
NAYS: None
ABSENT: None
ABSTAIN: None

2. Notice of Public Hearing: This ordinance was published by Title and Notice of Public Hearing was published in the Advertiser on May 6, 2022.

3. This ordinance was presented to the Mayor-President for approval on May 18, 2022, at 10:30 o'clock a.m.

Kenneth L. Mill
CLERK OF THE COUNCIL

4. Disposition by Mayor-President:

I hereby:

A. Approve this ordinance, the ~~24~~ day of MAY, 2022, at 9:30 o'clock a.m.

B. Veto this ordinance, the _____ day of _____, 2022, at _____ o'clock _____m., veto message is attached.

C. Line item veto certain items this _____ day of _____, 2022, at _____ o'clock _____m., veto message is attached.

John S. Daulton
MAYOR-PRESIDENT

5. Returned to Council Office ~~with~~ without veto message on May 25, 2022, at 9:00 o'clock a.m.

6. Reconsideration by Council (if vetoed):

On _____, 2022, the Councils did/refused to adopt this ordinance after the Mayor-President's veto.

7. Returned to the Council Office without signature of Mayor-President (*unsigned*) on _____, 2022, at _____ o'clock _____m.

If not signed or vetoed by the Mayor-President, and ten days have elapsed since this ordinance was presented to him for action, same has been automatically approved.

Asst. Clerk of the Council
ASST. CLERK OF THE COUNCIL

8. Full publication of this ordinance was made in the Advertiser on May 20, 2022.

CASE NO. APD 2022-016

APPLICANT INFORMATION

Applicant Name Culture Ministries Phone (337) 693-2175
 Brittany Autrey Email info@cultureministries.com
 Applicant Address 424 Vieux Orleans, Unit A Applicant Municipality Lafayette
 Applicant Lives In Neighborhood Yes No N/A
 Applicant Services Neighborhood Yes No N/A
 If yes, in what capacity? Social Services Facility

ADJUDICATED PROPERTY INFORMATION

Property Address 304 Paul Breaux Avenue Assessment No. 6026776
 Neighborhood Mills Addition Subdivision Truman Addition
 City District 1 Pat Lewis Parish District 5 Abraham Rubin
 Adjudication Status City Parish
 Date Adjudicated 1992 1992
 Amount of Taxes Owed \$26,677.44 \$6,802.54

Disposition Process Donation Legislative Process Donation to Qualified Non-Profit

*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance con

Minimum Bid Value \$10,000 1st Public Sale N/A 2nd Public Sale N/A

*Minimum bid used in public sale process as per 72.30 (f) and 72.31©

Property Condition Calls for Service 0
 Vacant Law Enforcement 0
 Maintained Environmental 0
 Improved Housing 0

RENOVATION PLAN *See Attached

Zoning Designation "RS-1" Residential Single-Family
 Meets Zoning Standard for District Yes No N/A
 Assessor's Description Res Subd Lot
 Is Consistent with Area Land Use Yes No N/A
 Flood Zone X
 Will Require Mitigation Yes No N/A

Intended Use Construct New Housing

Description of Intended Use
 Applicant will construct single-family housing unit.

Administrator Notes

- Applicant satisfies conditions as established in LCG O-166-2015. Yes No N/A
- Applicant is approved for this disposition proceeding. Yes No N/A
- Applicant will be considered for future disposition proceedings. Yes No N/A
- Applicant does not satisfy conditions established in LCG O-166-2015. Yes No N/A
- Confirmed property is adjudicated. Yes No N/A
- Affidavit(s) have/has been provided. Yes No N/A

Conditions not satisfied

- 1
- 2
- 3