

RESOLUTION NO. JR-027-2021

**A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE
LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE
OF 217 BEN B. STREET TO AN ADJOINING LANDOWNER PURSUANT TO LA R.S.
47:2202(B) FOR THE PRICE OF THE SALE'S ANTICIPATED COSTS**

BE IT RESOLVED 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 Lafayette Parish, 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 Lafayette Parish 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.*, La. Const. Art. VII, Sec. 14, and the aforementioned Local Services Agreement among all political subdivisions levying *ad valorem* taxes on immovables within Lafayette Parish, Lafayette City-Parish Consolidated Government may elect at a public meeting of the Lafayette City Council and the Lafayette Parish Council to allow an adjoining landowner, who is determined to have maintained an adjudicated property for at least one (1) year, to purchase such adjudicated property for any price set by the Lafayette City Council and the Lafayette Parish Council; and

WHEREAS, the Lafayette City-Parish Consolidated Government Code of Ordinances in Ch. 72-30(e) permits that sale of adjudicated property to an adjoining landowner be submitted to the Joint Council for approval of a resolution authorizing its sale and adopting as its sale price the sale's anticipated costs; and

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

WHEREAS, the Lafayette City-Parish Consolidated Government has determined conformance by the below-named Applicant with La. R.S. 47:2202(B) and with Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e).

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

SECTION 1: All of the foregoing "Whereas" clauses are adopted as part of this resolution.

SECTION 2: The Lafayette City Council and the Lafayette Parish Council in due, regular and legal session convened, adopt pursuant to La. R.S. 47:2202(B), and Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e), Lafayette City-Parish Consolidated Government's anticipated costs in the amount of zero (\$0) dollars as the price for Non-Warranty Cash Sale of the below-described property (the "Property") to the below-named Applicant:

Applicant: Bobby Celestine

Assessment Number: 6027561

Property Address: 217 Ben B. Street, Lafayette, Louisiana 70501

Legal Description:

217 Ben B. Street, Lafayette, Louisiana 70501

"That certain lot of ground, together with all buildings and improvements situated thereon and thereunto appertaining, located in the Second Home Addition to the City of Lafayette, Parish of Lafayette, Louisiana, and, according to a map of said addition on file in the office of the Clerk of Court of Lafayette Parish, Louisiana, being Lot No. 9 of Block No. 3 of said Addition, having a front of 55 feet on Ben B. Street, together with a depth between parallel lines of 102.8 feet, and being bounded on the North by Lot No. 8, on the South by Lot No. 10, on the East by Lot No. 2, all of Block No. 3, and on the West by Ben B. Street, all of said Second Home Addition."

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 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(b) 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 Cash Sale to Applicant in that form attached hereto as Exhibit A. The Administrator, however, shall decline to cause to be authenticated the Non-Warranty Cash Sale should those circumstances described by 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 Cash Sale, the Administrator shall cause Applicant to file the Non-Warranty Cash Sale in the Lafayette Parish Clerk of Court's conveyance records, along with this resolution, which shall be annexed to and incorporated by reference into the Non-Warranty Cash Sale; and to comply with the filing requirements set forth in Ch. 72-16(d) of the Lafayette City-Parish Consolidated Government Code of Ordinances.

SECTION 5: After compliance with the filing requirements set forth in Ch. 72-16(d) 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(d) to a) the Lafayette Utilities System Customer Services/Tax Collection Division and b) the Lafayette Parish Sheriff's Office Tax Collection Division.

SECTION 6: Sale of the Property to Applicant is conditioned upon compliance with the dictates of this resolution, including the following:

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

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, nor acting for, directly or indirectly, any of the aforementioned, 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 the Property, 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 sale;

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

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

6) Applicant's adherence to that property renovation plan attached hereto as Exhibit B.

SECTION 7: Should any suspensive condition prohibited by this resolution come to pass, or any resolutive condition required by this resolution cease, the Administrator upon learning of such circumstance shall cause to be revoked the Non-Warranty Cash Sale to Applicant.

SECTION 8: All of the aforescribed "Whereas" clauses are adopted as part of this resolution.

SECTION 9: All resolutions, or parts thereof, in conflict herewith are hereby repealed. This resolution having been submitted to a vote, the vote on behalf of the Lafayette City Council thereon was as follows:

YEAS: Lewis, A. Naquin, Hebert, Cook, Lazard

NAYS: None

ABSENT: None

ABSTAIN: None

This resolution having been submitted to a vote, the vote on behalf of the Lafayette Parish Council thereon was as follows:

YEAS: Tabor, K. Naquin, Carlson, Guilbeau, Rubin

NAYS: None

ABSENT: None

ABSTAIN: None

AND the resolution was declared adopted on this, the 7th day of September, 2021.

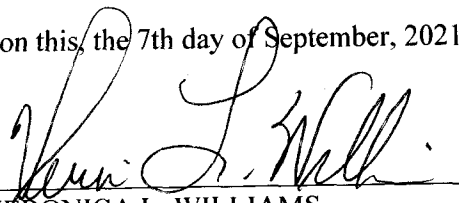

VERONICA L. WILLIAMS
LAFAYETTE CLERK OF THE COUNCIL

EXHIBIT A
NON-WARRANTY CASH SALE
STATE OF LOUISIANA
PARISH OF LAFAYETTE

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

Lafayette City-Parish Consolidated Government,

referred to as "Seller," a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Joshua S. Guillory, who, authorized by Joint Resolution No. JR-027-2021 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Seller sells, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Seller may have, to:

Bobby Celestine

whose permanent mailing address is 207 Country Club Drive, Lafayette, LA, 70501-6561, referred to as "Purchaser," all of Seller's right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

This sale is made and accepted for and in consideration of the sum of "Zero Dollars" cash, which Purchaser has paid to Seller.

Purchaser acknowledges that this sale is subject to, and conditioned upon, the provisions of the aforementioned Resolution, which is incorporated herein and made part hereof, and whose recordation alongside this Act of Sale is an essential condition of this Sale.

Remainder of this page intentionally blank

Pursuant to La. R.S. § 9:2721(A), from and after the date of execution of this Non-Warranty Cash Sale by the Seller, all property taxes and assessment notices should be mailed to the Purchaser at its address first set forth on the preceding page.

Remainder of this page intentionally blank

THUS DONE AND PASSED by Seller, before me, Notary, and the undersigned competent witnesses, on this 20th day of September, 2021 in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:
LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Harriette H. Ortega
Signature

Harriette H. Ortega
Printed Name:

[Signature]
Signature

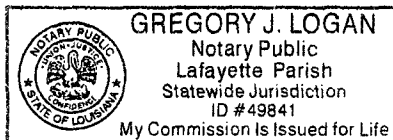
Patrick Patton
Printed Name:

[Signature]
Signature
Name: Joshua S. Guillory
Title: Lafayette Mayor-President

[Signature]
NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____



THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned
competent witnesses on this _____ day of _____, _____, in the city of
_____, Louisiana.

WITNESSES:

PURCHASER(s):
Bobby Celestine

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

Printed Name

NOTARY PUBLIC
Printed Name: _____
Notary/Bar Roll No.: _____

EXHIBIT A
NON-WARRANTY CASH SALE
STATE OF LOUISIANA
PARISH OF LAFAYETTE

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

Lafayette City-Parish Consolidated Government,

referred to as "Seller," a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Joshua S. Guillory, who, authorized by Joint Resolution No. JR-021-2021 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Seller sells, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Seller may have, to:

Bobby Celestine

whose permanent mailing address is 207 Country Club Drive, Lafayette, LA, 70501-6561, referred to as "Purchaser," all of Seller's right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

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Remainder of this page intentionally blank

THUS DONE AND PASSED by Seller, before me, Notary, and the undersigned competent witnesses, on this 20th day of September, 2021, in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:

LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Harvotte H. Ortega
Signature

Harvotte H. Ortega
Printed Name:

[Signature]
Signature

Patrick Pattum
Printed Name:

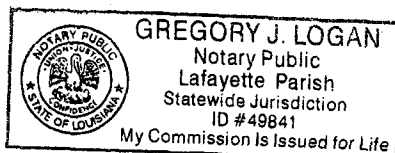
[Signature]
Signature

Name: Joshua S. Guillory
Title: Lafayette Mayor-President

[Signature]
NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____



THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned
competent witnesses on this _____ day of _____, _____, in the city of
_____, Louisiana.

WITNESSES:

PURCHASER(s):
Bobby Celestine

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

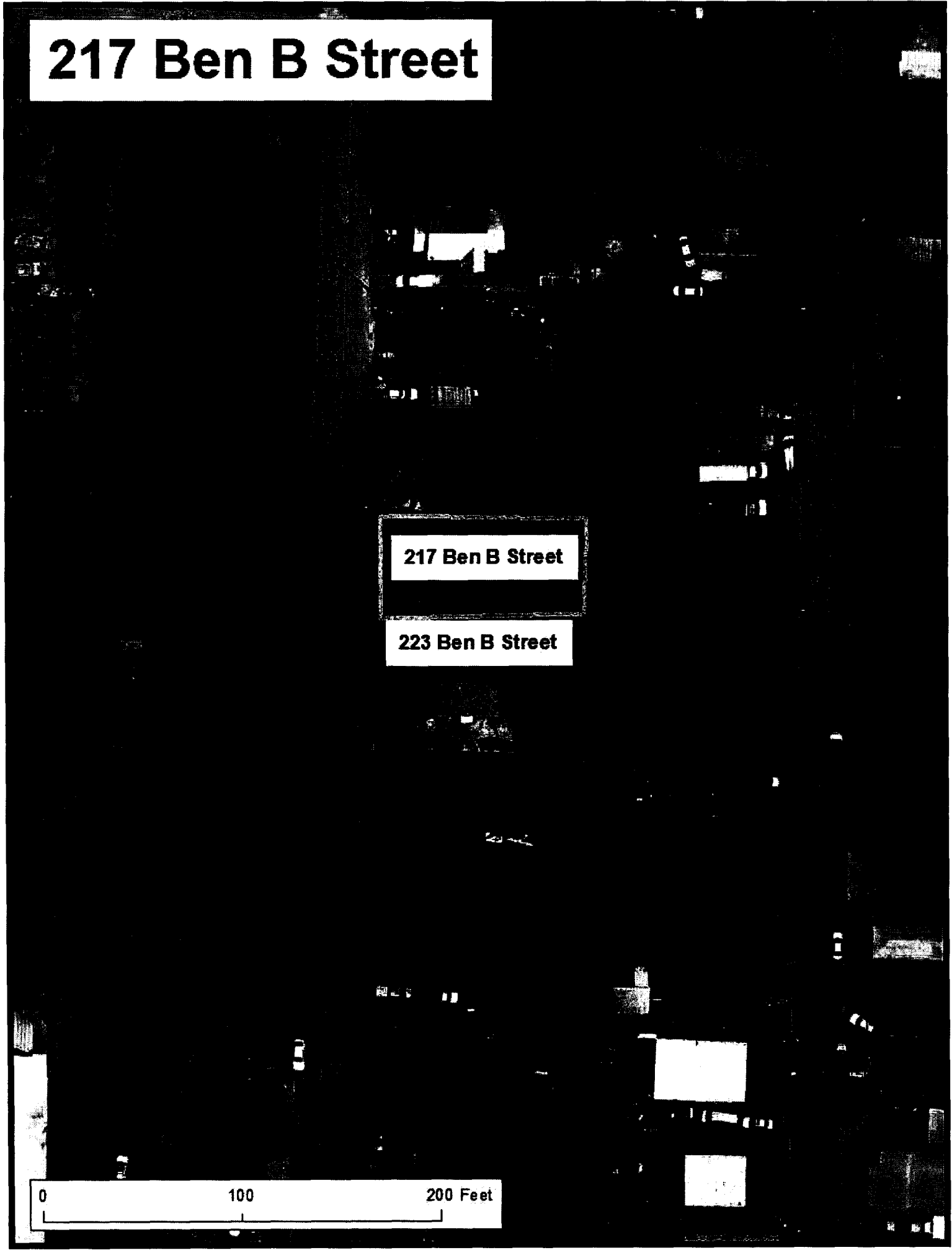
Printed Name

NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____

217 Ben B Street



217 Ben B Street

223 Ben B Street

0 100 200 Feet

EXHIBIT A
NON-WARRANTY CASH SALE
STATE OF LOUISIANA
PARISH OF LAFAYETTE

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

Lafayette City-Parish Consolidated Government,

referred to as "Seller," a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Joshua S. Guillory, who, authorized by Joint Resolution No. JR-_____-2021 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Seller sells, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Seller may have, to:

Bobby Celestine

whose permanent mailing address is 207 Country Club Drive, Lafayette, LA, 70501-6561, referred to as "Purchaser," all of Seller's right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

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Remainder of this page intentionally blank

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Remainder of this page intentionally blank

THUS DONE AND PASSED by Seller, before me, Notary, and the undersigned competent witnesses, on this _____ day of _____, _____, in the city of _____, Louisiana.

WITNESSES:

SELLER:
LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Signature

Printed Name:

Signature

Printed Name:

Signature
Name: Joshua S. Guillory
Title: Lafayette Mayor-President

NOTARY PUBLIC
Printed Name: _____
Notary/Bar Roll No.: _____

THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned
competent witnesses on this _____ day of _____, _____, in the city of
_____, Louisiana.

WITNESSES:

PURCHASER(s):
Bobby Celestine

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

Printed Name

NOTARY PUBLIC
Printed Name: _____
Notary/Bar Roll No.: _____

Exhibit 1
Legal Description

Assessment Number: 6027561

Property Address: 217 Ben B. Street, Lafayette, LA 70501

“That certain lot of ground, together with all buildings and improvements situated thereon and thereunto appertaining, located in the Second Home Addition to the City of Lafayette, Parish of Lafayette, Louisiana, and, according to a map of said addition on file in the office of the Clerk of Court of Lafayette Parish, Louisiana, being Lot No. 9 of Block No. 3 of said Addition, having a front of 55 feet on Ben B. Street, together with a depth between parallel lines of 102.8 feet, and being bounded on the North by Lot No. 8, on the South by Lot No. 10, on the East by Lot No. 2, all of Block No. 3, and on the West by Ben B. Street, all of said Second Home Addition.”

Exhibit B
Renovation Plan

Applicant's plan is to maintain property as green and additional yard space.

SR-027-2021

CASE NO. APD 2021-028

APPLICANT INFORMATION

Applicant Name	Bobby Celestine	Phone	(337) 230-9200
		Email	<u>celestinepaintingllc@gmail.com</u>
Applicant Address	223 Ben B. Street	Applicant Municipality	Lafayette
Applicant Lives in Neighborhood		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> N/A
Applicant Services Neighborhood		<input type="checkbox"/> Yes	<input type="checkbox"/> No <input checked="" type="checkbox"/> N/A
If yes, in what capacity?	N/A		

ADJUDICATED PROPERTY INFORMATION

Property Address	217 Ben B. Street	Assessment No.	6027561
Neighborhood	Mills Addition	Subdivision	Second Home Area
City District	1 Pat Lewis	Parish District	5 Abraham Rubin
Adjudication Status		City	Parish
Date Adjudicated		2000	2000
Amount of Taxes Owed	\$24,299.76		\$5,304.10

Disposition Process	Sale - Adjoining	Legislative Process	Sale/ALT to Adjoining Property Owner
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*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance con

Minimum Bid	Value	\$4,080	1st Public Sale	N/A	2nd Public Sale	N/A
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*Minimum bid used in public sale process as per 72.30 (f) and 72.31©

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

RENOVATION PLAN *See Attached

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

Intended Use	Extend Property
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Description of Intended Use

Applicant will use lot for additional yard and green space.

Administrator Notes

1. Applicant satisfies conditions as established in LCG O-166-2015.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
2. Applicant is approved for this disposition proceeding.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
3. Applicant will be considered for future disposition proceedings.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
4. Applicant does not satisfy conditions established in LCG O-166-2015.	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
5. Confirmed property is adjudicated.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
6. Affidavit(s) have/has been provided.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A

Conditions not satisfied

1
2
3

217 Ben B Street

217 Ben B Street

223 Ben B Street

0 100 200 Feet

LAFAYETTE CITY-PARISH CONSOLIDATED GOVERNEMENT
DEVELOPMENT AND PLANNING DEPARTMENT
PLANNING DIVISION

APPLICATION FOR DISPOSITION OF ADJUDICATED PROPERTY

- ☐ Sale to Adjoining Property Owner
- ☐ Sale by Public Bid
- ☐ Donation to a Qualified Nonl-Profit

Date of Application: April 15, 2021

Applicant Name: Bobby Celestine

Mailing Address: 207 Country Club Drive

City, State, Zip: Lafayette, LA 70501

Phone Number(s): 337-230-9200

Email: Celestinepaintingllc@gmail.com

PROPERTY INFORMATION

Date of Adjudication: 1999

Jurisdiction: City of Lafayette

Assessment No.: 6027561

Municipal Address: 217 Ben B

If available, please complete the following information.
Council District:

Legal Description: Lot 10 Blk 3 Second Home ADD (53.4 x 102.5)

Zoning Designation:

RS-1

Improved or Unimproved:

Improved

* Street pavement or resurfacing, curbs, gutters, sidewalks, culverts, bridges, street lights, tree plantings, open space, parking, water lines, sewer lines, sanitary and storm sewers, flood control and drainage facilities, utility lines, landscaping, and other related matters normally associated with the development of raw land into building sites (UDC Sec. 89-151 Definitions).

PROPERTY RENOVATION PLAN

Applicant Name:

Bobby Celestine

Project Address:

217 Ben B. Street

Total Number of Sheets:

1

Zoning Designation:

RS-1

Condition of Property:

Maintained

Intended Use:

Extend property for a shed

Land Uses of Adjacent and Vicinity Properties:

Submit three (3) sets of plans.

If your intended use includes potential improvements to the property, it is suggested your Renovation Plan include a site sketch which should include the following:

- All buildings and structures on your current property
- All buildings and structures proposed on adjudicated property

**RULES FOR SALE, DONATION, OR ARM'S LENGTH TRANSFER
OF ADJUDICATED PROPERTY
(November 2017)**

Through the Lafayette Consolidated Government (LCG) Development and Planning Department, Planning Division will make available a list of adjudicated properties throughout Lafayette Parish. You may contact the Administrator's Office at:

Lafayette Consolidated Government
Development and Planning Department, Office of the Administrator
Lafayette, LA 70501
(337) 291-8007

Please hand deliver completed copies to the above *or* mail to:

Lafayette Consolidated Government
c/o The Development and Planning Department - Planning Division
P.O. Box 4017-C
Lafayette, LA 70502

Restrictions:

- An applicant cannot be a tax debtor.
- An applicant may be an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government provided a resolution is passed by the LCG Council approving the employee's participation. In addition, any member of the immediate family of any of the above may participate in this disposition process with prior LCG Council approval.
- An applicant shall complete this application fully and in its entirety. All information and signatures requested in application must be completed, including an accurate physical address with an accurate legal description of the property as well as an adequate property/site renovation plan.

****An incomplete application will not be processed.***

Rules:

- In the event of a public sale, a minimum bid shall be required. In addition, a deposit shall be required of the initial applicant.
- In the event of a sale to an adjoining property owner, the applicant's property must share at least a portion of at least one boundary with the targeted adjudicated parcel(s). Properties across the street are not considered adjoining.
- The adjoining property owner must sign an affidavit that they have been maintaining the subject adjudicated property for more than a year.
- In the event of a non-profit request for donation, there is a \$500 application fee.
- The applicant shall be responsible for all aspects of the disposition notification process.
- The applicant shall be responsible for the recordation of all relevant forms.
- ***Redemption of adjudicated property shall be favored and may be accomplished at any time prior to recordation of transfer in the conveyance records in the Clerk of Court's Office.***
- ***The information contained herein is not intended as legal advice. While the information provided is believed to be accurate, applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to have counsel review the application for purchase of adjudicated property.***

Disclaimers:

Lafayette Consolidated Government makes no warranties or guarantees of any kind whatsoever, express or implied with respect to the constitutionality of the acquisition of adjudicated property. Any implied warranties of merchantability and fitness for any particular purpose are hereby disclaimed and excluded.

Lafayette Consolidated Government shall not be liable to any applicant, purchaser, owner or any third party for any special, punitive, incidental or consequential damages resulting from the disposition of adjudicated property.

The disposition of adjudicated property is authorized under Act 819, effective January 1, 2009, as amended. All applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to ensure legal review of the application.

The use of adjudicated property as collateral and the ability to insure, resell or reconvey adjudicated property is not warranted or guaranteed. If property is encumbered with Federal tax liens, the Internal Revenue Service has the right to redeem said property beyond the date of disposition. The applicant shall not have any recourse against Lafayette Consolidated Government or the City-Parish Council or any of its officers, administrators, employees, attorneys, or any other agent for any defect of title or any defects in the property.

The undersigned hereby agrees and certifies that i have read and understand the application and general conditions for disposition of adjudicated property, i fully understand and agree that in accordance with said conditions, i am not the original owner of record or an immediate family member of the original owner of record, nor do i hold a financial interest in the adjudicated property noted in this application for disposition of adjudicated property.

Bobby Celestine
Name (Printed)

Bobby Celestine
Signature

Administrator (Documenting Receipt of Application)

4-15-21
Date

4/17/2021
Date

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF ADJOINING LANDOWNER

BEFORE ME the undersigned authority personally came and appeared Bobby
Celestine, hereinafter called "Landowner", on this Thurs day
of April 15, 2021, who after being duly sworn, deposed and said:

1. Landowner is the owner or one of the owners of the following property:

Address: 223 Ben B Street 70501 Assess. Number: 6037659

2. Landowner has applied to purchase the following adjudicated property, which is immediately adjoining the property he or she owns listed above.

Address: 217 Ben B Street 70501 Geog. Number: _____

3. Landowner has maintained the aforementioned adjudicated property continuously for one (1) year prior to the date above written.

Witnesses:

Landowner:

NOTARY PUBLIC:

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared Bobby
Celestine, hereinafter called "Landowner", on this Thurs day
of April 15, 2021, who after being duly sworn, deposed and said:

- 1. Landowner has applied to purchase the following adjudicated property.
Address: 217 Ben B Street 70501 Assess. Number: 6027561
- 2. Landowner is not an owner of the adjudicated property identified in #1 above.
- 3. Landowner is not a tax debtor in the Parish of Lafayette.

Witnesses:

Landowner:

NOTARY PUBLIC:

Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6027561

Property Location

217 BEN B ST LAFAYETTE 70501
Primary Use: Residential

Neighborhood: 404160.00 Mills Addt/Azalea Park to I-10/Thruway
Subdivision: SECOND HOME ADDITION
0010
Subdivision: SECOND HOME area
Township: 9

Range: 4

Section: 26

Legal Descriptions

LOT 10 BLK 3 SECOND HOME ADD
(53.4X102.5)

Property Owners

DEVERGES MARIE LOUISE (ESTATE)
LAFAYETTE CITY ADJUDICATION 1998
LAFAYETTE CITY ADJUDICATION 1999
PARISH ADJUDICATION 1999
LAFAYETTE CITY ADJUDICATION 2000

Property Mailing Address

5534 ELM LAWN DR
HOUSTON, TX 77033-3302

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
201700022237	05/31/2017	DEVERGES MARIE LOUISE	LAFAYETTE CITY PARISH CONSOLIDATED GOVERNMENT	\$0
200100018787	01/01/2001		DEVERGES MARIE LOUISE + PARISH/CITY ADJ 1999	\$0
200000017923	01/01/2000		DEVERGES MARIE LOUISE + PARISH/CITY ADJ 1999	\$0
200000022287	01/01/2000		DEVERGES MARIE LOUISE + PARISH/CITY ADJ 1999	\$0
199900023824	01/01/1999		DEVERGES MARIE LOUISE + PARISH/CITY ADJ 1999	\$0
198700035936	10/23/1987	DEVERGER ELIAS	DEVERGES MARIE LOUISE + PARISH/CITY ADJ 1999	\$0
0	01/01/1800		DEVERGER ELIAS	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2019	\$0.00	\$0.00
2009	\$0.00	\$104.25
2008	\$0.00	\$103.84

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$4,080	\$408
Total	\$4,080	\$408
	Taxable Market Value	Taxable Assessed Value
City	\$4,080	\$408
Homestead Exemption	\$0	\$0
Parish	\$4,080	\$408

**ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NONPAYMENT OF DELINQUENT
FILE NO. 1999 TAXES, AND OTHER LAWFUL CHARGES**

00-017923

2000 MAY 12 PM 4:18

LOUIS J. PERRET

STATE OF LOUISIANA

CLERK OF
COURT RECORDER
CITY OF LAFAYETTE

BE IT KNOWN AND REMEMBERED that I, PAM GUIDRY Tax Collector of the City of Lafayette, Louisiana, in the name of said City and by virtue of the power and authority in me vested by the Constitution and laws of the state of Louisiana, and in pursuance of the requirements of the Acts thereto appertaining having published, mailed or delivered the notices as required by law and having strictly complied with each and every requirement of law, relating to delinquent taxes and taxpayers and to the seizure, advertisement and sale of properties thereof, did, in the manner directed advertise in the Daily Advertiser, the official journal of said City, a daily newspaper published the City of Lafayette, Parish of Lafayette, Louisiana, certain properties to be sold to satisfy the unpaid taxes and assessments due said City for the year 1999, with interest and costs, at the principal front door of the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana, on the 3rd day of May, 2000, beginning at 9:00 o'clock A.M., giving notice to all parties in interest, said advertisement having appeared in the issues of said newspaper for the 19th day of April, 2000, to the day of April 19, 2000, and pursuant to said advertisement, after complying with the requirements of the law and having offered said properties for sale at public auction at the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana on the 3rd day of May, 2000, in the manner required by law, in said list as advertised the following described properties appeared in the names of the following persons unsold, there being no bidders therefore said properties being assessed to the following named persons as per assessment rolls on file in my office, and are described as follows:

Assessment # 27561

Name DEVERGES, MARIE LOUISE

Property Description: LOT 10-BLK 3-2ND HOME ADD

Now, therefore, having complied with all the formalities prescribed by law, and the above described properties failing to sell, and not receiving a bid therefore equal to the amount of taxes, assessments, interest and costs due thereon, I, PAM GUIDRY, Tax Collector of said City, by virtue of the authority in me vested by the constitution and laws of the State of Louisiana, did separately adjudicate each specific piece of property hereinbefore described, respectively, to the City of Lafayette, Louisiana. And now, in pursuance of said adjudication, and by virtue of the provisions of laws in such cases made and provided, I, PAM GUIDRY Tax Collector of said City, do, by these presents, grant, bargain, sell, assign, set over and deliver unto the said City of Lafayette, Louisiana, the properties hereinbefore described with all improvements thereon, provided that the said properties herein sold are subject to redemption by the said taxpayer or any person interested personally, or as heir, legatee, creditor, or otherwise, at any time during the time provided by law for such redemption, upon payment by the said taxpayer or interested person to the said City of Lafayette, Louisiana, of the said price of adjudication, including cost and five per cent (5%) penalty thereon, with interest at the rate of one per cent (1%) per month until redeemed.

IN TESTIMONY WHEREOF, I have hereunto signed and affixed the seal of said City of Lafayette, at 705 West University Avenue, Lafayette Parish, Louisiana, this day of May 8 A.D., 2000, in the presence of MARSHA VILTZ and CAROLYN ANTOINE competent witnesses, who also signed hereunto with me.

Witness: Margie Viltz
Carolyn Antoine

PAM GUIDRY
REVENUE ADMINISTRATOR
LAFAYETTE CONSOLIDATED GOVERNMENT

Signed, sealed and delivered in the presence of:

BY Salvatore D.
COLLECTION SUPERVISOR

Filed: _____

LCG FORM #1438 (R4/00)

CITY OF LAFAYETTE
P.O. BOX 4024-C
LAFAYETTE, LA 70502

NAME AND DESCRIPTION OF PROPERTY

Assessment Number: 27561

Assessed to: DEVERGES, MARIE LOUISE

Property Description: LOT 10-BLK 3-2ND HOME ADD

Amount of Taxes Due for Year 1999	10 96
Demolition	
Grasscutting	
Interest	55
Certified Notice	5 00
Advertising	35 00
Collector's cost, making recording and copying of deed, etc.	15 00
Total	66 51

PARISH OF LAFAYETTE

STATE OF LOUISIANA

PROPERTY ADJUDICATED
TO THE PARISH OF LAFAYETTE

For Unpaid Taxes, 19 99

When Sold MAY 03, 2000

When Recorded JUNE 12, 2000

COB Folio et seq.

Filed in Clerk of Court, Fifteenth
Judicial District

FILE NO.

00-022287

LOUIS J. PERRET
CLERK OF
COURT RECORDER

2000 JUN 12 AM 9:07

CLERK OF COURT
LAFAYETTE, LA
FILED AND RECORDED

NAME AND DESCRIPTION OF PROPERTY

PAGE 38

WARD NO. CITY ASSESSMENT NO. 00027561

DEVERGES MARIE LOUISE

LOT 10-BLK 3-2ND HOME ADD

FOR 1999 ASSESSMENT 830

COLLECTOR'S COST, MAKING, RECORDING AND COPY OF DEED, ETC \$ 25.00

REGISTERED NOTICE & ADVERTISING \$ 45.00

PARISH TAX \$ 68.82

Lafayette Consolidated Government
City of Lafayette
705 West University Avenue
Lafayette, LA 70506

DEVERGES MARIE LOUISE

Tax Notice#: 27561

Parcels: 27561

TAX YEAR 1998

TAXES:	10.96
INTEREST/PENALTY:	182.28
REDEMPTION FEE:	150.00
CERT. NOTICE:	5.00
AD FEES:	35.00
RECORDING FEE:	15.00

TAX YEAR 1999

TAXES:	10.96
INTEREST:	28.61
CERT. NOTICE:	5.00
AD FEES:	35.00
RECORDING FEE:	15.00

TAX YEAR 2000

TAXES:	10.63
INTEREST:	26.26
CERT. NOTICE:	5.00
AD FEES:	35.00
RECORDING FEE:	15.00

TAX YEAR 2001

TAXES:	11.95
INTEREST:	28.20

TAX YEAR 2002

TAXES:	13.32
INTEREST:	29.84
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2003

TAXES:	18.52
INTEREST:	39.08
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2004

TAXES:	19.94
INTEREST:	39.68
CERT. NOTICE:	10.00
AD FEES:	95.00

TAX YEAR 2005

TAXES:	507.44
INTEREST:	948.91
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2006

TAXES:	342.44
INTEREST:	599.27
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2007

TAXES:	454.95
INTEREST:	741.57
CONVERSION PENALTY:	110.00

TAX YEAR 2008

TAXES:	269.44
INTEREST:	406.85
CONVERSION PENALTY:	85.00

TAX YEAR 2009

TAXES:	1,754.57
INTEREST:	2,438.85
CONVERSION PENALTY:	80.00

TAX YEAR 2010

TAXES:	22.07
INTEREST:	28.25
ENVIRONMENTAL FEE:	705.00

TAX YEAR 2011

TAXES:	22.07
INTEREST:	25.60
ENVIRONMENTAL FEE:	1,035.00

TAX YEAR 2012

TAXES:	22.07
INTEREST:	22.95
ENVIRONMENTAL FEE:	1,050.00
VACANT PROPERTY:	1,092.00

TAX YEAR 2013

TAXES:	22.07
INTEREST:	20.30

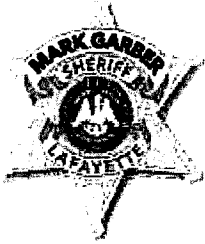
ENVIRONMENTAL FEE:	240.00
TAX YEAR 2014	
TAXES:	22.07
INTEREST:	17.66
ENVIRONMENTAL LIEN:	536.00
TAX YEAR 2015	
TAXES:	22.07
INTEREST:	15.01
ENVIRONMENTAL LIEN:	618.00
TAX YEAR 2016	
TAXES:	27.99
INTEREST:	15.39
ENVIRONMENTAL LIEN:	883.00
TAX YEAR 2017	
TAXES:	27.99
INTEREST:	12.32
ENVIRONMENTAL LIEN:	300.00
TAX YEAR 2018	
TAXES:	7.27
INTEREST:	2.33
ENVIRONMENTAL LIEN:	640.00
DEMOLITION FEE:	6,109.07
TAX YEAR 2019	
TAXES:	7.32
INTEREST:	1.46
ENVIRONMENTAL LIEN:	355.00
TAX YEAR 2020	
TAXES:	7.32
INTEREST:	0.59
ENVIRONMENTAL LIEN:	355.00

Total Due: **\$24,299.76**

THE ABOVE FIGURES ARE GOOD THRU: 8/31/2021 , AND MUST BE RECEIVED ON OR BEFORE 8/31/2021

IN THE OFFICE OF:

LAFAYETTE CONSOLIDATED GOVERNMENT
CITY OF LAFAYETTE
1875 W PINHOOK RD STE B
PO BOX 4024
LAFAYETTE, LOUISIANA 70502
TELEPHONE: (337) 291-8272



Lafayette Parish Sheriff's Office
Mark T. Garber, Sheriff and Ex-Officio Tax Collector

8/13/2021

IEVERGES MARIE LOUISE
 811 VOLLEY
 IOUSTON, TEXAS 77022

Tax Notice#: 27561
 217 BEN B

TAX YEAR 1999	
TAXES:	68.82
INTEREST/PENALTY:	586.28
REDEMPTION FEE:	150.00
PENALTIES:	150.00
TAX YEAR 2000	
TAXES:	67.13
INTEREST:	167.15
TAX YEAR 2001	
TAXES:	64.63
INTEREST:	152.53
TAX YEAR 2002	
TAXES:	85.09
INTEREST:	190.60
TAX YEAR 2003	
TAXES:	87.06
INTEREST:	184.57
TAX YEAR 2004	
TAXES:	93.28
INTEREST:	186.56
CERT. NOTICE:	10.00
TAX YEAR 2005	
TAXES:	94.25
INTEREST:	177.19
TAX YEAR 2006	
TAXES:	94.73
INTEREST:	166.72

Post Office Box 92590 | Lafayette, Louisiana 70509-2590 | Phone: 337-236-5880

TAX YEAR 2007	
TAXES:	95.20
INTEREST:	156.13
TAX YEAR 2008	
TAXES:	103.84
INTEREST:	157.84
CERT. NOTICE:	15.00
TAX YEAR 2009	
TAXES:	104.25
INTEREST:	145.95
TAX YEAR 2010	
TAXES:	103.77
INTEREST:	132.83
TAX YEAR 2011	
TAXES:	103.94
INTEREST:	120.57
TAX YEAR 2012	
TAXES:	103.64
INTEREST:	107.79
TAX YEAR 2013	
TAXES:	101.30
INTEREST:	93.20
TAX YEAR 2014	
TAXES:	104.58
INTEREST:	83.66
TAX YEAR 2015	
TAXES:	103.15
INTEREST:	70.14
TAX YEAR 2016	
TAXES:	132.26
INTEREST:	74.07
TAX YEAR 2017	
TAXES:	132.26
INTEREST:	58.19
TAX YEAR 2018	
TAXES:	34.37
INTEREST:	11.00
TAX YEAR 2019	
TAXES:	33.64
INTEREST:	6.73

TAX YEAR 2020	
TAXES:	35.38
INTEREST:	2.83

Total Due: \$5,304.10

***** MUST BE PAID WITH CASHIERS CHECK OR MONEY ORDER *****

***** PAYABLE TO: LAFAYETTE PARISH TAX COLLECTOR *****

*****WE MUST RECEIVE YOUR REDEMPTION PAYMENT BY 8/31/2021 , THE
CURRENT AMOUNT OWED IS ONLY VALID UNTIL 8/31/2021 *****


COLLECTIONS CLERK

LPSO TAX-036

AUG 23 2021

Lafayette Consolidated Government
Chief Administrative Officer

Internal Memorandum

Development and Planning Department
Office of the Director (9010)

TO: Cydra Wingerter

DATE: August 20, 2021

FROM: Mary Sliman, Director

SUBJ: 217 BEN B. STREET, ASSESSMENT NO. 6027561
ADJUDICATED PROPERTY DISPOSITION BY SALE TO ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – SEPTEMBER 7, 2021


Enclosed for your review and consideration is a proposed joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition (by sale to an adjoining property owner) of 217 Ben B. Street, an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of 217 Ben B. Street as the sale price.

The property proposed for disposition has been adjudicated to both the City of Lafayette and the Parish of Lafayette since 2000. Property tax and lien arrearages are \$24,299.76 to the City and \$5,304.10 to the Parish. For your reference, an aerial of the related properties is included.

Please find enclosed the following:

1. Submittal Item Justification Form;
2. Resolution;
3. Staff Report;
4. A site aerial of the adjudicated property and the applicant's property;
5. Application with renovation plan;
6. Affidavits;
7. Assessor's reports on 217 and 223 Ben B. Street;
8. Adjudication Certificates; and,
9. LUS/LPSO letters documenting tax/environmental liens.

If all is in order, please submit for adoption on the September 7, 2021 City Council and Parish Council agendas.


Mary Sliman, Director
Development and Planning Department

MS/kt

Attachments

LAFAYETTE JOINT COUNCIL MEETING

AGENDA ITEM SUBMITTAL FORM

- 1) **JUSTIFICATION FOR REQUEST:** To authorize a joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition of the property at 217 Ben B. Street (Assessment No. 6027561), an adjudicated property as identified by the Lafayette Parish Tax Assessor’s Office, by adopting the anticipated costs of the sale of said property as the sale price.
- 2) **ACTION REQUESTED:** Adoption of the attached resolution to authorize the sale of the aforementioned adjudicated property.
- 3) **REQUEST ACTION OF COUNCIL:**
 - A. INTRODUCTION:
 - B. FINAL ADOPTION: September 7, 2021
- 4) **DOCUMENTATION INCLUDED WITH THIS REQUEST:**
 - A. Cover letter from Director (1 page)
 - B. Submittal Form (1 page)
 - C. Resolution (10 pages)
 - D. Staff Report (1 page)
 - E. A site aerial of the adjudicated property and the applicant’s property (1 page)
 - F. Application with renovation plan (5 pages)
 - G. Affidavits (2 pages)
 - H. Assessor’s reports on 217 and 223 Ben B. Street (2 pages)
 - I. Adjudication Certificates (4 pages)
 - J. LUS/LPSO letters documenting tax/environmental liens (6 pages)

5) **FISCAL IMPACT:**

- ☐ Fiscal Impact (will be detailed in Cost-Revenue Analysis)
- ☒ No Fiscal Impact

RECOMMENDED BY:

Mary H. Sliman
MARY SLIMAN, DIRECTOR

APPROVED FOR AGENDA:

Cynthia W. Wright
CHIEF ADMINISTRATIVE OFFICER