

RESOLUTION NO. JR-010-2022

A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE OF 1012 APPLE 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, 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: Rachelle Francis

Assessment Number: 6054814

Property Address: 1012 Apple Street, Lafayette, Louisiana 70501

Legal Description:

1012 Apple Street, Lafayette, Louisiana 70501

“That certain tract of land, together with all improvements thereon, situated in the City and Parish of Lafayette, Louisiana, being known and designated as TRACT NO. 5 on a plat of survey by V.E. Smith, dated November 7, 1963, which said plat is recorded under Act No. 480352 of the Records of the Lafayette Parish Clerk of Court and is made a part hereof by reference thereto. Said tract having a frontage of 25 feet on Apple Street and being more fully described as follows: Commence at the Northwest corner of Block 80 of McComb Addition, in the City of Lafayette, run thence Easterly along the southerly boundary of Apple Street, a distance of 25 feet to a point and a corner; thence Northerly along the easterly boundary of an alley, 50 feet to the point of beginning. Said property acquired by Vendors by Act No. 79-32545 of the Records of the Lafayette Parish Clerk of Court.”

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 resolatory 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 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 8th day of March, 2022.

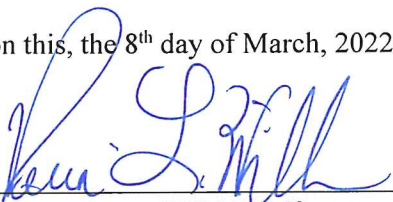

VERONICA L. WILLIAMS
LAFAYETTE CLERK OF THE COUNCIL

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-010-2022 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:

Rachelle Francis

whose permanent mailing address is 158 Hollywood Drive, Lafayette, LA, 70501-1726, 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 15th day of March, 2022, in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:
LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Julie Fruge
Signature

JULIE FRUGE
Printed Name:

Marquise Watson
Signature

Marquise Watson
Printed Name:

Joshua S. Guillory
Signature

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

Emily Beard
NOTARY PUBLIC
Printed Name: Emily Beard
Notary/Bar Roll No.: 174095

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):
Rachelle Francis

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: 6054814

Property Address: 1012 Apple Street, Lafayette, LA 70501

“That certain tract of land, together with all improvements thereon, situated in the City and Parish of Lafayette, Louisiana, being known and designated as TRACT NO. 5 on a plat of survey by V.E. Smith, dated November 7, 1963, which said plat is recorded under Act No. 480352 of the Records of the Lafayette Parish Clerk of Court and is made a part hereof by reference thereto. Said tract having a frontage of 25 feet on Apple Street and being more fully described as follows: Commence at the Northwest corner of Block 80 of McComb Addition, in the City of Lafayette, run thence Easterly along the southerly boundary of Apple Street, a distance of 25 feet to a point and a corner; thence Northerly along the easterly boundary of an alley, 50 feet to the point of beginning. Said property acquired by Vendors by Act No. 79-32545 of the Records of the Lafayette Parish Clerk of Court.”

Exhibit B
Renovation Plan

Applicant's plan is to utilize property for additional yard and green space.

CASE NO. APD 2022-005

APPLICANT INFORMATION

Applicant Name	Rachelle Francis	Phone	(337) 342-8328	
		Email	rachellefrancis16@gmail.com	
Applicant Address	413 14th Street	Applicant Municipality	Lafayette	
Applicant Lives in Neighborhood		<input checked="" type="checkbox"/> Yes	<input checked="" 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	1012 Apple	Assessment No.	6054818
Neighborhood	McComb Addition	Subdivision	McComb
City District	5 Glenn Lazard	Parish District	5 Abraham Rubin
Adjudication Status	City	Parish	
Date Adjudicated	1989	1989	
Amount of Taxes Owed	\$12,022.96	\$3,025.70	
Disposition Process	Sale - Adjoining	Legislative Process	Sale/ALT to Adjoining Property Owner
*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance con			
Minimum Bid	Value \$3,500	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	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 type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Assessor's Description	Commercial 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			
Description of Intended Use	Applicant will use lot for additional green space.			

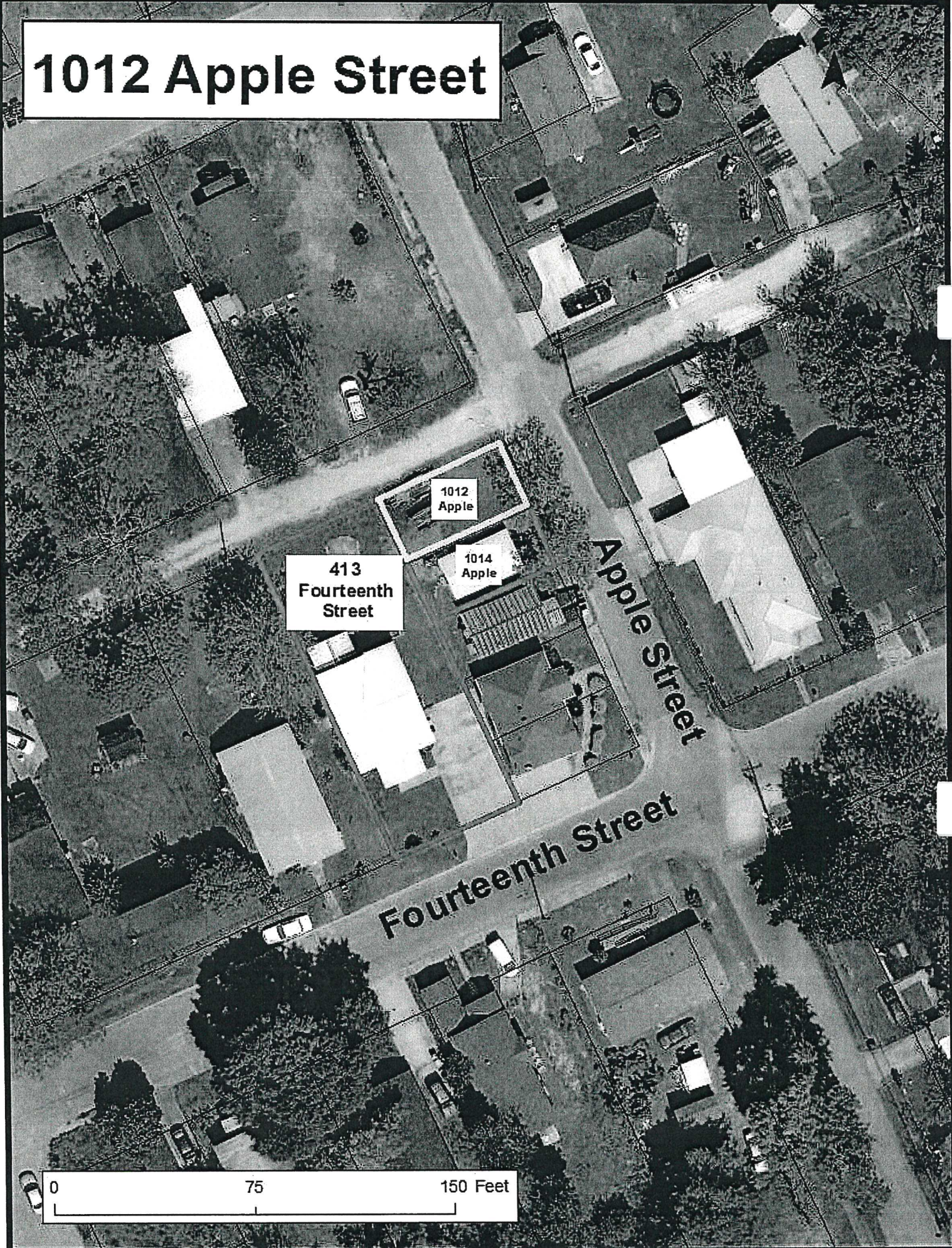
Administrator Notes

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

1012 Apple Street



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

APPLICATION FOR DISPOSITION OF ADJUDICATED PROPERTY

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

GENERAL INFORMATION

1. Date of Application 10/05/21
 2. Applicant Name Rachel H. Francis
 3. Mailing Address 413 14th Street
 4. Physical Address Same
 5. City, State, Zip Lafayette, LA 70501
 6. Phone Number(s) 337-342-8328 Same
 7. Email rachelhfrancis16@gmail.com

PROPERTY INFORMATION

1. Jurisdiction Lafayette
 2. Assessment No. 605 4814
 3. Municipal Address 1012 Apple Street
 4. City, State, Zip Lafayette, LA 70501
 5. Council Districts City-5 Parish-5

If available, please provide the following information.

6. Improved Yes ☐ No ☐

*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).

7. Property Description (Can be obtained from the Tax Assessor's Website) _____
- _____
- _____

LAFAYETTE CONSOLIDATED GOVERNMENT
APPLICATION FOR ADJUDICATED PROPERTY
PROPERTY RENOVATION PLAN

1. Applicant Name Rachelle Francis
2. Project Address 1012 Apple Street
3. City, State, Zip Lafayette, LA. 70501
4. Zoning Designation RS-1
5. Assessor's Description Residential Sub Lot
6. Condition of Property Empty Lot
7. Intended Use Green space

Land Uses of Adjacent and Vicinity Properties ensure single family residential

If your intended use includes potential improvements to the property, your Renovation Plan might include a site sketch which could include the following:

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

*Note that any (re)development on property for which disposition has been applied could require additional review and approval beyond this process.

RULES FOR THE DISPOSITION OF ADJUDICATED PROPERTY

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

Lafayette Consolidated Government
Development and Planning Department, Office of the Administrator
101 Jefferson Street, Ste. 101
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 (5901)
P.O. Box 4017-C
Lafayette, LA 70502

Rules

- ***Initiation of the Sale of an Adjudicated Property by Public Bid***
 - An approved application will be forwarded to the Lafayette City and Parish Councils for approval of the sale by public bid.
 - Upon approval of the requisite Council action, two notices will be posted in The Daily Advertiser; once at least thirty (30) days before the public sale, and once no more than seven (7) days prior to the public sale with the date(s), time, and procedure for the public sale outlined in The notice.
 - A minimum bid of 75% of the fair market value will be set. In the event there is no bid, a second sale will be held wherein the minimum bid price will be reset at 33% of the fair market value.
 - The highest bid shall be determined to be the winning bidder.
- ***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 applicant/adjoining property owner must sign an affidavit attesting that they have been maintaining the subject adjudicated property for more than a year.
- ***Donation to a Qualified Non-Profit***
 - The applicant must be a (and provide documentation of) non-profit organization as identified by the Internal Revenue Service.
- ***General Rules***
 - All applications must be accompanied by a sworn affidavit attesting that the applicant is neither a tax debtor in the Parish nor is an owner of the targeted property. Tax debtors or the owner of an adjudicated property for which application has been made may not participate in the disposition process in any form.
 - 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 the 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.
- 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.

Rachelle L. Francis
Name (Printed)

Rachelle L. Francis
Signature

Attorney
Administrator (Documenting Receipt of Application)

10/25/2021
Date

10/25/2021
Date

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared Rachelle
Francis, hereinafter called "Landowner", on this 2 day
of February, 2022, who after being duly sworn, deposed and said:

1. Landowner has applied to purchase the following adjudicated property.

Address: 1012 Apple St Lafayette, La. Assess. Number: 6054814

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:

Rose M. "Jaha" Harmon

Tyjah Miles

Landowner:

Rachelle Francis

NOTARY PUBLIC:

Harry J. "ADOFO" Harmon

harry j. "ADOFO" harmon
Notary Public ID #039990
Parish of Lafayette
State of Louisiana

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF ADJOINING LANDOWNER

BEFORE ME the undersigned authority personally came and appeared Rachelle
Francis, hereinafter called "Landowner", on this 2 day
of February, 2022 who after being duly sworn, deposed and said:

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

Address: 1014 Apple St. Lafayette, La. Assess. Number: 6032872

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

Address: 1012 Apple St. Lafayette, La. Assess. Number: 6054814

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

Witnesses:

Rose M. 'Jaha' Harmon
Tyrah Miles

Landowner:

Rachelle Francis

NOTARY PUBLIC:

Harry J. 'ADOFO' Harmon

harry j. "ADOFO" harmon
Notary Public ID #039990
Parish of Lafayette
State of Louisiana

Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6054814

Property Location

1012 APPLE ST LAFAYETTE

Neighborhood: 404320.00 Old Additions Area - Moss St/LA Ave to University
Subdivision: MCCOMB ADDITION
0005
Subdivision: MCCOMB area
Township: 9

Range: 5

Section: 76

Legal Descriptions

TRACT 5 (25 FT) FRONTING APPLE ST
IN BLK 80 MCCOMB ADD (25X 50)

Property Owners

NEELEY JAMES ROBERT

Property Mailing Address

PO BOX 346
CALIFORNIA, MD 20619-0346

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
199500020792	01/01/1995		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199400024276	01/01/1994		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199300022910	01/01/1993		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199200021205	01/01/1992		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199100019721	01/01/1991		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199000021470	01/01/1990		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
199000023274	01/01/1990		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
198900019924	01/01/1989		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	
198200014974	06/02/1982		NEELEY JAMES ROBERT + PARISH/CITY ADJ 1989	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2021	\$6.36	\$30.38
2020	\$0.00	\$0.00
2019	\$0.00	\$0.00
2018	\$6.23	\$29.50
2017	\$6.23	\$29.45
2016	\$6.23	\$29.45
2015	\$6.28	\$29.37
2014	\$6.28	\$29.78
2013	\$6.28	\$28.85
2012	\$6.28	\$29.52
2011	\$6.28	\$29.60
2010	\$6.28	\$29.54
2009	\$6.28	\$29.67
2008	\$6.24	\$29.55

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$3,500	\$350
Total	\$3,500	\$350
	Taxable Market Value	Taxable Assessed Value
City	\$3,500	\$350
Homestead Exemption	\$0	\$0
Parish	\$3,500	\$350

Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: 6072627

Property Location

413 FOURTEENTH ST LAFAYETTE

Neighborhood: 404320.00 Old Additions Area - Moss St/LA Ave to University
Subdivision: MCCOMB ADDITION
0007
Subdivision: MCCOMB area
Township: 9

Range: 5

Section: 76

Legal Descriptions

LOT 7 BLK 80 MCCOMB ADD
(50X125)

Property Owners

FRANCIS ROCHELLE

Property Mailing Address

158 HOLLYWOOD DR
LAFAYETTE, LA 70501-1726

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
202000030139	08/21/2020	LAFAYETTE CONSOLIDATED GOVERNMENT	FRANCIS ROCHELLE	\$0
202000026994	08/05/2020	FRANCIS ROCHELLE	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
201500000797	01/08/2015	LAFAYETTE PARISH	FRANCIS ROCHELLE	\$0
201400021796	06/11/2014	FRANCIS ROCHELLE	LAFAYETTE PARISH	\$0
201300001038	01/02/2013	LAFAYETTE CONSOLIDATED GOVERNMENT	FRANCIS ROCHELLE	\$0
201200014219	04/17/2012	LAFAYETTE PARISH	FRANCIS ROCHELLE	\$0
201000022669	06/02/2010	FRANCIS ROCHELLE	LAFAYETTE PARISH	\$0
200900028318	01/01/2009		FRANCIS ROCHELLE + CITY ADJ 2007	\$0
200800019093	01/01/2008		FRANCIS ROCHELLE + CITY ADJ 2007	\$0
200800021670	01/01/2008		FRANCIS ROCHELLE + CITY ADJ 2007	\$0
199700024541	07/11/1997	SEMERE ANTOINE M	FRANCIS ROCHELLE + CITY ADJ 2007	\$4,000
199500028680	08/30/1995	WILKINS MARY ESTHER	SEMERE ANTOINE M	\$1,000
199500031393	01/01/1995		SEMERE ANTOINE M	\$0
199500031394	01/01/1995		SEMERE ANTOINE M	\$0
199500031395	01/01/1995		SEMERE ANTOINE M	\$0
199500031396	01/01/1995		SEMERE ANTOINE M	\$0
192200061114	01/01/1922		WILKINS MARY ESTHER	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2021	\$11.38	\$54.27
2020	\$11.23	\$54.20
2019	\$11.23	\$51.54
2018	\$6.23	\$29.50
2017	\$6.23	\$29.45
2016	\$6.23	\$29.45
2015	\$6.28	\$29.37
2014	\$6.28	\$29.78
2013	\$6.28	\$28.85
2012	\$6.28	\$29.52
2011	\$6.28	\$29.60
2010	\$6.28	\$29.54
2009	\$6.28	\$29.67
2008	\$6.24	\$29.55

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$6,250	\$625
Total	\$6,250	\$625
	Taxable Market Value	Taxable Assessed Value
City	\$6,250	\$625
Homestead Exemption	\$0	\$0
Parish	\$6,250	\$625

ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NON-PAYMENT OF DELINQUENT
FILE NO. 19 93 TAXES, AND ALL OTHER LAWFUL CHARGES
STATE OF LOUISIANA

94-021276 94 JUN 27 PM 2:40

BE IT KNOWN AND REMEMBERED that I, FLOYD DOMINGUE, 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 laws of said State pertaining 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 in 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 19 93 , with interest and costs, at the principal front door of the City Hall, 705 West University Avenue, Lafayette, Louisiana, on the 8TH day of JUNE 19 94 , 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 from the 27TH day of MAY 19 94 , to the day of MAY 27 , 19 94 , 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 principal front door of the City Hall, 705 West University Avenue, Lafayette, Louisiana on the 8TH day of MAY , 19 94 , 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 # 54814

Name NEELEY, JAMES ROBERT

Prop. Desc: TRACT 5 (25 FT) FRONTING APPLE ST IN BLK 80 MCCOMB ADD (25 X 50)

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, FLOYD DOMINGUE, 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, FLOYD DOMINGUE, 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, Lafayette Parish, Louisiana, this day of JUNE 20 A.D., 19 94 , in the presence of .PAM JESTER. and LINDA VALLOT competent witnesses, who also signed hereunto with me.

Witness:

Pam Jester
Linda Vallot

Signed, sealed and delivered in the presence of:

James V. Richard

Filed: 6-23-94

FLOYD DOMINGUE
DIRECTOR OF ADMINISTRATION
CITY OF LAFAYETTE, LOUISIANA

BY

Richie L. Lachar
REVENUE ADMINISTRATOR

CITY OF LAFAYETTE
P.O. BOX 4834-C
LAFAYETTE, LA 70502

NAME AND DESCRIPTION OF PROPERTY 54814-12

Assessment Number: 54814 Assessed to: NEELEY, JAMES ROBERT
Property Description: TRACT 5 (25PT) FRONTING APPLE ST. IN BLK 80 MCCOMB ADD (25 X 50)

Amount of Taxes Due for Year 1993	3	43
GRASSCUTTING	24	00
Interest		
Certified Notice	4	50
Advertising	19	50
Collector's cost, making recording and copying of deed, etc.	10	00
Total	291	82

90-010-0002

PARISH OF LAFAYETTE

STATE OF LOUISIANA

PROPERTY ADJUDICATED
TO THE PARISH OF LAFAYETTE

For Unpaid Taxes, 19 89

When Sold JUNE 6, 1990

When Recorded _____

COB _____ Folio _____ et seq.

Filed in Clerk of Court, Fifteenth
Judicial District _____

FILE NO.
90-023274

CLERK OF COURT
LAFAYETTE, LA
FILED THIS DAY
JUNE -6 PM 1990
BY CLERK OF COURT
W. J. D. D. D.

NAME AND DESCRIPTION OF PROPERTY		
Ward No.	CORP	Assessment No. 57638100
NEELEY, JAMES ROBERT		
TRACT 5 (25 FT) FRONTING APPLE ST IN BLK 80 MCCOMB ADD (25X50)		
For 19 89 Assessment 220		
State Tax		
Interest		
Confederate Veteran Tax		
Good Roads Tax		
Levee District Tax		
Acreage Tax		
Produce Tax		
Interest		
Advertising		
Collector's Cost, Making, Recording and Copy of Deed, etc.		\$ 20.00
Registered Notice & Advertising		\$ 33.00
Parish Tax		\$ 20.87
Interest		
Drainage		
Parish School Tax		
Parish Special Tax & Grass Cutting Lien		
Total		

344

5-1-910 2002

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

NEELEY JAMES ROBERT

Tax Notice#: 54814
arcels: 54814

TAX YEAR 1988
TAXES: 659.23
INTEREST/PENALTY: 2,911.40
REDEMPTION FEE: 150.00
AD FEES: 7.00
CERT. NOTICE: 3.00
RECORDING FEE: 10.00

TAX YEAR 1989
TAXES: 73.73
INTEREST: 281.65
AD FEES: 7.00
CERT. NOTICE: 4.00
RECORDING FEE: 10.00

TAX YEAR 1990
TAXES: 142.84
INTEREST: 531.36
CERT. NOTICE: 4.50
AD FEES: 7.00
RECORDING FEE: 10.00

TAX YEAR 1991
TAXES: 161.78
INTEREST: 582.41
AD FEES: 18.00
CERT. NOTICE: 4.50
RECORDING FEE: 10.00

TAX YEAR 1992
TAXES: 3.43
INTEREST: 11.94
AD FEES: 15.00
CERT. NOTICE: 5.00
RECORDING FEE: 10.00

TAX YEAR 1993
TAXES: 244.43

INTEREST:	821.28
AD FEES:	19.50
CERT. NOTICE:	4.50
RECORDING FEE:	10.00

TAX YEAR 1994

TAXES:	3.43
INTEREST:	11.11
AD FEES:	20.00
CERT. NOTICE:	5.00
RECORDING FEE:	10.00

TAX YEAR 1995

TAXES:	3.39
INTEREST:	10.58

TAX YEAR 1996

TAXES:	2.91
INTEREST:	8.73

TAX YEAR 1997

TAXES:	2.91
INTEREST:	8.38

TAX YEAR 1998

TAXES:	2.91
INTEREST:	8.03

TAX YEAR 1999

TAXES:	2.91
INTEREST:	7.68

TAX YEAR 2000

TAXES:	2.82
INTEREST:	7.05

TAX YEAR 2001

TAXES:	242.53
INTEREST:	579.65

TAX YEAR 2002

TAXES:	122.82
INTEREST:	278.80
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2003

TAXES:	468.92
INTEREST:	1,003.49
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2004
 TAXES: 4.10
 INTEREST: 8.28
 CERT. NOTICE: 10.00
 AD FEES: 95.00

TAX YEAR 2005
 TAXES: 364.10
 INTEREST: 691.79
 AD FEES: 95.00
 CERT. NOTICE: 15.00

TAX YEAR 2006
 TAXES: 124.10
 INTEREST: 220.90
 AD FEES: 95.00
 CERT. NOTICE: 15.00

TAX YEAR 2007
 TAXES: 4.10
 INTEREST: 6.81
 CONVERSION PENALTY: 110.00

TAX YEAR 2008
 TAXES: 6.24
 INTEREST: 9.61
 CONVERSION PENALTY: 85.00

TAX YEAR 2009
 TAXES: 6.28
 INTEREST: 8.92
 CONVERSION PENALTY: 80.00

TAX YEAR 2010
 TAXES: 6.28
 INTEREST: 8.23

TAX YEAR 2011
 TAXES: 6.28
 INTEREST: 7.47
 ENVIRONMENTAL FEE: 135.00

TAX YEAR 2012
 TAXES: 6.28
 INTEREST: 6.72

TAX YEAR 2013
 TAXES: 6.28
 INTEREST: 5.97

TAX YEAR 2014
 TAXES: 6.28

INTEREST:	5.21
TAX YEAR 2015	
TAXES:	6.28
INTEREST:	4.46
TAX YEAR 2016	
TAXES:	6.23
INTEREST:	3.61
TAX YEAR 2017	
TAXES:	6.23
INTEREST:	2.93
TAX YEAR 2018	
TAXES:	6.23
INTEREST:	2.18
TAX YEAR 2019	
TAXES:	6.28
INTEREST:	1.44
TAX YEAR 2020	
TAXES:	6.28
INTEREST:	0.69
TAX YEAR 2021	
TAXES:	6.36
INTEREST:	0.00

Total Due: **\$12,022.96**

THE ABOVE FIGURES ARE GOOD THRU: 11/30/2021 , AND MUST BE RECEIVED ON OR BEFORE 11/30/2021

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

**MUST BE PAID WITH CASHIER'S CHECK OR MONEY ORDER PAYABLE TO:
LAFAYETTE CONSOLIDATED GOVERNMENT TAX COLLECTOR**



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

12/8/2021

NEELEY JAMES ROBERT
1110 W PINHOOK
BROUSSARD, LOUISIANA 70518

Tax Notice#: 54814
1012 APPLE

TAX YEAR 1989	
TAXES:	20.87
INTEREST/PENALTY:	663.21
REDEMPTION FEE:	150.00
PENALTIES:	150.00
TAX YEAR 1990	
TAXES:	20.87
INTEREST:	77.85
TAX YEAR 1991	
TAXES:	20.87
INTEREST:	75.34
TAX YEAR 1992	
TAXES:	19.86
INTEREST:	69.31
TAX YEAR 1993	
TAXES:	19.78
INTEREST:	66.66
TAX YEAR 1994	
TAXES:	20.33
INTEREST:	66.07
TAX YEAR 1995	
TAXES:	20.16
INTEREST:	63.10
TAX YEAR 1996	
TAXES:	18.12
INTEREST:	54.54

TAX YEAR 1997	
TAXES:	18.51
INTEREST:	53.49
TAX YEAR 1998	
TAXES:	18.40
INTEREST:	50.97
TAX YEAR 1999	
TAXES:	18.24
INTEREST:	48.34
TAX YEAR 2000	
TAXES:	17.79
INTEREST:	45.01
TAX YEAR 2001	
TAXES:	17.13
INTEREST:	41.11
TAX YEAR 2002	
TAXES:	18.00
INTEREST:	41.04
TAX YEAR 2003	
TAXES:	18.42
INTEREST:	39.79
TAX YEAR 2004	
TAXES:	19.16
INTEREST:	39.09
CERT. NOTICE:	10.00
TAX YEAR 2005	
TAXES:	19.35
INTEREST:	37.15
TAX YEAR 2006	
TAXES:	19.45
INTEREST:	35.01
TAX YEAR 2007	
TAXES:	19.55
INTEREST:	32.84
TAX YEAR 2008	
TAXES:	29.55
INTEREST:	46.10
CERT. NOTICE:	15.00
TAX YEAR 2009	
TAXES:	29.67
INTEREST:	42.72

TAX YEAR 2010	
TAXES:	29.54
INTEREST:	38.99
TAX YEAR 2011	
TAXES:	29.60
INTEREST:	35.52
TAX YEAR 2012	
TAXES:	29.52
INTEREST:	31.88
TAX YEAR 2013	
TAXES:	28.85
INTEREST:	27.70
TAX YEAR 2014	
TAXES:	29.78
INTEREST:	25.02
TAX YEAR 2015	
TAXES:	29.37
INTEREST:	21.15
TAX YEAR 2016	
TAXES:	29.45
INTEREST:	17.67
TAX YEAR 2017	
TAXES:	29.45
INTEREST:	14.14
TAX YEAR 2018	
TAXES:	29.50
INTEREST:	10.62
TAX YEAR 2019	
TAXES:	28.85
INTEREST:	6.92
TAX YEAR 2020	
TAXES:	30.34
INTEREST:	3.64
TAX YEAR 2021	
TAXES:	30.38
INTEREST:	0.00

Total Due: \$3,025.70

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



RECEIVED

FEB 17 2022

Lafayette Consolidated Government
Chief Administrative Officer

Internal Memorandum

Community Development and Planning Department
Office of the Director (9010)

TO: Cydra Wingerter

DATE: February 18, 2022

FROM: Mary Sliman, Director

SUBJ: **1012 APPLE STREET, ASSESSMENT NO. 6054814**
ADJUDICATED PROPERTY DISPOSITION BY SALE TO ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – MARCH 8, 2022

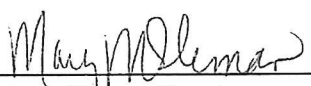
Enclosed for your review and consideration is a proposed joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition (by sale to an adjoining property owner) of 1012 Apple Street, an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of 1012 Apple 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 1989. Property tax and lien arrearages are \$12,022.96 to the City and \$3,025.70 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 1012 Apple Street and 413 Fourteenth Street;
8. Adjudication Certificates; and,
9. LUS/LPSO letters documenting tax/environmental liens.

If all is in order, please submit for adoption on the March 8, 2022 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 1012 Apple Street (Assessment No. 6054814), 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: March 8, 2022
- 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 (4 pages)
 - G. Affidavits (2 pages)
 - H. Assessor’s reports on 1012 Apple and 413 Fourteenth Streets (2 pages)
 - I. City and Parish Adjudication Certificates (4 pages)
 - J. LUS/LPSO letters documenting tax/environmental liens (7 pages)

5) **FISCAL IMPACT:**

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

RECOMMENDED BY:


MARY SLIMAN, DIRECTOR

APPROVED FOR AGENDA:


CHIEF ADMINISTRATIVE OFFICER

