

CITY OF CROWLEY

SPECIAL COUNCIL MEETING

JULY 25, 2003

The Mayor and Board of Aldermen of the City of Crowley, Louisiana, the governing authority of the City of Crowley, met in a special session at 5:30 p.m. Friday the 25th day of July, 2003 at the regular meeting place of said Mayor and Board of Aldermen, the City Hall, 426 North Avenue F, Crowley, Louisiana, after the giving and posting of prior notice of said meeting in the manner provided by law.

Mayor de la Houssaye presided with the following Aldermen present: James Buatt, Tiger Istre, Woody Marceaux, Mary T. Melancon, Laurita D. Pete, Ira Thomas and Kitty Valdetero. Aldermen Vernon Martin and Steven C. Premeaux were absent.

Alderman Thomas led the Pledge of Allegiance to the flag and Alderman Marceaux gave the invocation.

July 23, 2003

City of Crowley
Special Council Meeting Notice:

You are hereby notified that a Special Council Meeting of the Mayor and Board of Aldermen of the City of Crowley will be held on Friday, July 25, 2003 at 5:30 p.m. in the City Council Chambers at City Hall. The purpose of said meeting will be:

1. Consider an agreement and the Sewer Service to Development near South Hwy. 13 and Lovell Road.
2. Consider an appraisal and sale of property in Crowley Industrial Development Park.

3. Consider an agreement with Minville & Associates to research Economic Development Funds.
4. Consider a resolution authorizing Mayor to sign an application as sponsor for La Pac's application for Louisiana Economic Development Award
5. Any Other Legal Items to Come before the Council.

S/ Isabella L. de la Houssaye .

Isabella L. de la Houssaye, Mayor

The call was Posted at City Hall on July 23, 2003 at 10:00 o'clock a.m.

The Police Dept. received the call for circulation on July 23, 2003 at 11:40 o'clock a.m.

James M Buatt 10:00 o'clock a.m.	July 24, 2003 at
Woody Marceaux o'clock p.m.	July 23, 2003 at 1:20
Tiger Istre o'clock p.m.	July 23, 2003 at 1:40
Kitty Valdetero o'clock p.m.	July 23, 2003 at 4:15
Vernon Martin	July 23, 2003
Mary T. Melancon 1:15 o'clock p.m.	July 23, 2003 at
Laurita Pete 1:45 o'clock p.m.	July 23, 2003 at
Ira Thomas 1:15 o'clock p.m.	July 23, 2003 at
Thomas K. Regan o'clock p.m.	July 23, 2003 at 3:25
Judy L. Istre 10:00 o'clock a.m.	July 23, 2003 at

Alderman Istre moved to amend the agenda to consider a resolution supporting La Pac for the enterprise zone. Seconded by Alderman Thomas and duly adopted after a unanimous vote.

Aldermen Thomas moved to accept the recommendation of Mr. Tim Mader on the plans and to provide sewer service to the development near South Hwy. 13 and Lovell Road. Seconded by Alderman Istre and duly adopted.

The following resolution was offered by Alderman Buatt, duly seconded by Alderman Thomas, and duly resolved and adopted.

RESOLUTION OF THE
MAYOR AND BOARD OF
ALDERMEN OF THE CITY
OF CROWLEY, ACADIA
PARISH, LOUISIANA,
ACCEPTING A PROPOSAL
FROM LA PAC
MANUFACTURING, INC.
FOR THE LEASE WITH
OPTION PURCHASE
INDUSTRIAL PROPERTY.

WHEREAS, LA PAC MANUFACTURING, INC. has requested economic assistance to relocate its plant and facilities to the Industrial Park of the City of Crowley due to a fire which completely destroyed its manufacturing plant and facilities; and

WHEREAS, LA PAC MANUFACTURING, INC. has temporarily leased an existing manufacturing plant and property from the City of Crowley and has been able to restore approximately fifty (50) jobs; and

WHEREAS, LA PAC MANUFACTURING, INC. has submitted a proposal to restore an additional seventy-nine (79) jobs by renovating and expanding the existing plant; and

WHEREAS, LA PAC MANUFACTURING, INC. has proposed to lease/purchase from the City of Crowley the existing facility and approximately ten (10) acres in the Greater Crowley Industrial Park for the appraised value of the property plus the cost of construction of new facilities for a term of ten (10) years; and

WHEREAS, LA PAC MANUFACTURING, INC. has requested the City of Crowley sponsor an application to the Louisiana Department of Economic Development for funding a portion of the cost, through the Louisiana Economic Development Awards Program; and

WHEREAS, LA PAC MANUFACTURING, INC. has submitted an application for approval by the City of Crowley as the sponsoring entity; and

WHEREAS, the City of Crowley requested and has received an appraisal by Louisiana Appraisal Company, LTD. to determine the value of the existing plant and approximately ten (10) acres; and

WHEREAS, the appraised value of the current facilities and properties which LA PAC MANUFACTURING, INC. seeks to lease/purchase is THREE HUNDRED THIRTY TWO THOUSAND TWO HUNDRED AND TWENTY & NO/100 (\$332,220.00) DOLLARS; and

WHEREAS, LA PAC MANUFACTURING, INC. has proposed to lease/purchase the property for the appraised value and the additional costs necessary to renovate and expand the facilities as shown in the application to the Louisiana Department of Economic Development during a term of ten (10) years; and

NOW THEREFORE, BE IT RESOLVED by the Mayor and Board of Aldermen of the City of Crowley, Acadia Parish, Louisiana, in special session duly convened, that they do hereby accept the proposal of LA PAC MANUFACTURING, INC. to lease with an option to purchase for a term of ten (10) years the building and improvements together with approximately ten (10) acres situated in the Greater Crowley Industrial Park formerly known as the Crowley Garment Manufacturing Plant; conditioned upon the City of Crowley sponsoring and receiving favorable approval of the application for economic assistance from

the Louisiana Department of Economic Development of the Louisiana Economic Development Award Program for Infrastructure, to renovate the existing facilities and expand the facility for a total cost of ONE MILLION ONE HUNDRED EIGHTY-SIX THOUSAND AND NO /100 (\$1,186,000.00) DOLLARS; and

BE IT FURTHER RESOLVED, upon receipt of notification of award from the Louisiana Department of Economic of the proposal on behalf of LA PAC MANUFACTURING, INC. a formal Lease Agreement and Indenture and other documents be completed and submitted to this body for approval.

BE IT FURTHER RESOLVED, that the said Isabella L. de la Houssaye, Mayor, be and is hereby authorized, empowered and directed to execute any and all document necessary and to engage professional services as may be needed in connection with this matter.

THUS DONE AND ADOPTED in special session at Crowley, Acadia Parish, Louisiana, on this the 27th day of July, 2003.

ISABELLA L. DE LA

HOUSSAYE, MAYOR

ATTEST:

JUDY L. ISTRE, CITY CLERK

Alderman Istre moved to table the consideration of an agreement with Minveille & Associates to research Economic Development Funds. Seconded by Alderwoman Valdetero and duly adopted.

The following resolution was offered by Alderwoman Valdetero, duly seconded by Alderwoman Melancon, and duly resolved and adopted.

A RESOLUTION OF THE
MAYOR AND BOARD OF
ALDERMEN OF THE CITY
OF CROWLEY, ACADIA
PARISH, LA, AUTHORIZING
THE EXECUTION AND
SUBMISSION AS THE
SPONSORING PUBLIC
ENTITY OF AN
APPLICATION FOR A
LOUISIANA ECONOMIC
DEVELOPMENT AWARD
ON BEHALF OF LA PAC
MANUFACTURING, INC.

WHEREAS, LA PAC MANUFACTURING, INC. began operations in the City of Crowley in 1992 manufacturing woven polypropylene fabric and bags for commodities; and

WHEREAS, LA PAC MANUFACTURING, INC. successfully expanded the sales of its products and added additional products which allowed them to grow from a small operation to a major employer and business concern in the community; and

WHEREAS, at the height of its operations LA PAC MANUFACTURING, INC. employed approximately one hundred and sixty (160) people; and

WHEREAS, the manufacturing and warehouse facilities of LA PAC MANUFACTURING, INC. were completely destroyed by fire of unknown origin on the 21st day of April, 2003; and

WHEREAS, the destruction of the manufacturing plant, equipment and the warehousing facilities resulted in the layoff of the substantially all of LA PAC MANUFACTURING, INC.'S employees; and

WHEREAS, LA PAC MANUFACTURING, INC. and the City of Crowley have entered into a temporary lease of an unoccupied manufacturing facility located in the Greater Crowley Industrial Park which allowed the company to reestablish some manufacturing and production operations; and

WHEREAS, LA PAC MANUFACTURING, INC. was able to move its offices for some sales, marketing and administrative functions to other facilities; and

WHEREAS, the commencement of manufacturing and production operations by LA PAC MANUFACTURING, INC has enabled the company to employ approximately 40 to 50 workers, but the facility is inadequate for continued operations and growth of the company; and

WHEREAS, LA PAC MANUFACTURING, INC. has proposed to enter into a lease/purchase of the property and facilities owned by the City of Crowley; and has proposed to expand the facility by constructing a warehouse, storage and shipping facility in excess of one hundred thousand (100,000) square feet, in addition to the existing facility; and

WHEREAS, LA PAC MANUFACTURING, INC. has requested infrastructure assistance to obtain an Economic Development Award to construct the buildings and facilities to house its inventory, finished products and shipping facilities; and

WHEREAS, the acquisition of and expansion of the facilities will result in the employment of approximately seventy-nine (79) new employees, a substantial payroll

increase in the community, maintain the existing employment of the company and contribute to the economic base of the City of Crowley; and

WHEREAS, it is the determination of the Mayor and Board of Aldermen of the City of Crowley that the expansion of the facility will create a substantial impact in the economic activity of the community and retain an existing manufacturing business in the community; and

WHEREAS, the Mayor and Board of Aldermen have determined that it is appropriate to act as the sponsoring public entity of LA PAC MANUFACTURING. INC. to the Louisiana Economic Development Department;

NOW THEREFORE BE IT RESOLVED, by the Mayor and Board of Aldermen of the City of Crowley, Acadia Parish, Louisiana, in special session duly convened, they do hereby authorize, empower and direct the Honorable Isabella L. de la Houssaye, Mayor to execute an application to the Louisiana Department of Economic Development by the City of Crowley, as the sponsoring public entity, on behalf of LA PAC MANUFACTURING, INC. for a Louisiana Economic Development Award to provide funds for acquisition and expansion of the manufacturing and warehousing facilities necessary to create approximately seventy-nine (79) new jobs and retain the fifty (50) existing jobs in the community; and

BE IT FURTHER RESOLVED, the said Isabella L. de la Houssaye, Mayor be and she is hereby authorized, empowered, and directed to execute any and all necessary forms and certifications, furnishing any and all necessary documentation and information as may be necessary in order to complete the application and as may be meet and proper in the premises.

THUS ADOPTED in special session at Crowley, Acadia Parish, Louisiana, on this the 25th day of July, 2003.

HOUSSAYE, MAYOR

ISABELLA L. DE LA

ATTEST:

JUDY L. ISTRE, CITY CLERK

The following resolution was offered by Alderman Istre, duly seconded by Alderman Thomas, and duly resolved and adopted.

A RESOLUTION OF THE
MAYOR AND BOARD OF
ALDERMEN OF THE CITY
OF CROWLEY, ACADIA
PARISH, LOUISIANA,
APPROVING
PARTICIPATION BY LA PAC
MANUFACTURING, INC. IN
THE LOUISIANA
ENTERPRISE ZONE
PROGRAM AND
INDUSTRIAL PROPERTY
TAX EXEMPTION.

WHEREAS, the City of Crowley has received a request from LA PAC MANUFACTURING, INC. for approval of its participation in the Louisiana Economic Incentives Program for enterprise zone credits and industrial tax exemptions; and

WHEREAS, it is necessary that the City of Crowley consent to and approve the application LA PAC MANUFACTURING, INC. prior to final approval by the Louisiana Office of Commerce and Industry; and

WHEREAS, LA PAC MANUFACTURING, INC. has been operating in the City of Crowley since approximately 1992, producing woven polypropylene fabric and bags,

flexible intermediate bulk containers (FIBC's) and currently employs approximately fifty (50) people; and

WHEREAS, LA PAC MANUFACTURING, INC. suffered the loss of its manufacturing plant, equipment and warehousing facilities in a fire of unknown origin which began on April 21, 2003; and

WHEREAS, LA PAC MANUFACTURING, INC. has stated in its application that fifty (50) existing jobs will be retained and seventy-nine (79) permanent new jobs will be created by the renovation and expansion of the facilities to provide additional warehousing space to house raw product and manufactured inventory; and

WHEREAS, the City of Crowley has participated in the Louisiana Enterprise Zone Program and LA PAC MANUFACTURING, INC.'s plant is located in Enterprise Zone CT 9610 BG 004.

NOW THEREFORE BE IT RESOLVED, by the Mayor and Board of Aldermen of the City of Crowley, Acadia Parish, Louisiana, in special session duly convened, they do hereby approve the application of LA PAC MANUFACTURING, INC. for participation in the Louisiana Enterprise Zone Program and do hereby agree to rebate any and all applicable local sales taxes, except those dedicated to the repayment of a bond issue or to any public school, on the purchase of eligible construction materials, machinery and equipment purchased for this project and used by LA PAC MANUFACTURING, INC. permanently on said site; and

BE IT FURTHER RESOLVED, that the Mayor and Board of Aldermen of the City of Crowley do hereby approve and consent to the request for the Industrial Property Tax Exemption and urge favorable consideration thereof; and

BE IT FURTHER RESOLVED, that should any provision of this Resolution or application thereof be found invalid, such invalidity shall not affect other provisions or applications which can be given effect without the invalid applications of the provisions of the Resolution are hereby declared to be severable.

THUS DONE AND ADOPTED in session at Crowley, Acadia Parish, Louisiana, on this the 25th day of July, 2003

ISABELLA L. DE LA
HOUSSAYE, MAYOR

ATTEST:

JUDY L. ISTRE, CITY CLERK

There being no further business to come before the Council upon motion duly made by Alderman Thomas and seconded by Alderman Buatt the meeting was adjourned at 6:15 p.m.

ISABELLA L DE LA
HOUSSAYE, MAYOR

ATTEST:

JUDY L. ISTRE, CITY CLERK

Presented rough draft to Mayor on July 28, 2003 at 11:45 p.m.

Presented for Mayor signature on July , 2003 at p.m.

Mayor signed & returned to City Clerk on July , 2003 at a.m.